







E-auction sale notice for sale of immovable/ movable assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrowers and Guarantors that the below described immovable property mortgaged/charged to the Secured Creditor, the Symbolic/ Physical Possession of which has been taken by the Authorised Officer of the Bank of India (Secured Creditor), will be sold on **"As is where is", "As is what is", and "Whatever there is"** on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/Secured Creditor from the respective borrower(s) and guarantor(s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

S. N.	Name of Branch and Name Address of Borrowers / Guarantors and Outstanding Amount	Brief Description of Property	Reserve Price	Date Of Possession & Type Of	QR Code of location of the Property	S. N.	Name of Branch and Name Address of Borrowers / Guarantors and Outstanding Amount	Brief Description of Property	Reserve Price	Date Of Possession & Type Of	QR Code of location of the Property
			EMD (Rs. in lakhs)	Possession Bid Increase Amount					EMD (Rs. in lakhs)	Possession Bid Increase Amount	
			Date of Inspection						Date of Inspection		
1.	Branch: Pune Recovery Branch Name Of The A/C. Mr. Mandar Arun Raut Flat No 3, 3rd Floor, Building "Sushila Shankar" CTS No 1724, Sadashiv Peth/Navl Peth, Tal. Haveli, Dist. Pune 411030 Area : 1050 Sq Ft Boundaries:- East – By Internal Road West – By Entrance 13 Dimension of site A North – By CTS No 1723 South – By Samarth Terrace CTS No 1725	EQM of Flat No 3, 3rd Floor, Building "SUSHILA SHANKAR" CTS No 1724, Sadashiv Peth/Navl Peth, Tal. Haveli, Dist. Pune 411030 Area : 1050 Sq Ft Boundaries:- East – By Internal Road West – By Entrance 13 Dimension of site A North – By CTS No 1723 South – By Samarth Terrace CTS No 1725	98.17 ----- 9.85 ----- 11.07.2025	30/11/2024 (Symbolic) ----- Rs. 10,000		10.	Branch: Pune Recovery Branch Name of the A/C- M/s. Rajmangal Milk and Agro Foods Pvt Ltd (Amount Outstanding: 668.37 Lakhs + UCI + Other Charges w.e.f 30.06.2019)	Open land Situated at Gat no 949/2/A situated at Vill Mohol, Tal. Mohol Dist. Solapur, admeasuring 8100 sq mtrs in the name of Mr. Ashok Shankarrao Ghogare Boundries : East-Road West-Adjoining Plot 950 North- Adjoining Plot 949 South- Adjoining Plot 943-2D CERSAI ID - 400017833810 Property ID - BKIDRAJ.MANGAL.MOHOL	206.55 ----- 20.65 ----- 17.07.2025	27.09.2019 (Symbolic possession) ----- Rs. 10,000	
2.	Branch: Pune Recovery Branch Name of the A/c. :- M/s. Samrudhni Polychem Partner : Dr. Bhushan Khairnar, Mr. Sagar Khairnar, Row House No.65, Bhargavram Co Op Housing Society, located at S No 203/2/2, Near Trikoni bungalow, Amrutdham, Ayodhya Nagar, Village Nashik, Tal. Nashik Dist. Nashik, Nashik 422003, Area :- Built Up area :- 48.25 Sq.Mt, Carpet Area : 38.67 Sq.Mt. Boundaries:- East - By Open Space colony road, West - By Open Space Adjoining Land, North - By Open space, South - By Row House No. 64	EQM of Row House No.65, Bhargavram Co Op Housing Society, located at S No 203/2/2, Near Trikoni bungalow, Amrutdham, Ayodhya Nagar, Village Nashik, Tal. Nashik Dist. Nashik, Nashik 422003, Area :- Built Up area :- 48.25 Sq.Mt, Carpet Area : 38.67 Sq.Mt. Boundaries:- East - By Open Space colony road, West - By Open Space Adjoining Land, North - By Open space, South - By Row House No. 64	22.30 ----- 2.23 ----- 14.07.2025	01/03/2024 (Symbolic) ----- Rs. 10,000		11.	Branch: Pune Recovery Branch Name of the A/C- Rudrani HealthCare Services Ltd (Amount Outstanding: 41.98 Crores + UCI + Other Charges w.e.f 30/09/2016)	All that piece and parcel of Immovable Property- sub Plot No 1 to 19 (Net Plot Area 4510.00 Sq Mt) out of Non Agriculture Land adms 0 H 86 R out of the Total Land Area adms 05 H 71 R being S.No 21/3 situated at Malewadi Road, Village: Madlapur, Taluka: Udgir, District: Latur) owned by Mrs Nilawati M Patil Bounded by : North- Proposed 18 Mt. Road & S.No. 21 (Part) South- S.No 21 (Part) East- S.No 21 (Part) West- S.No 22 (CERSAI ID - 400014019802) Property ID - BKIDNLAJ.WATIRUDRANI	182.00 ----- 18.2 ----- 18.07.2025	20.07.2019 (Symbolic possession) ----- Rs. 10,000	
3.	Branch: Pune Recovery Branch Name of the A/C- Prabha Imtiaz Qureshi (Amount Outstanding: 90.52 Lakhs + UCI + Other Charges w.e.f 29.09.2020)	Property situated at Shop no 13 building no B wing B1, first floor, carpet area about 453.16 sq fts, "Evolet Tiara", constructed on Land bearing CTS NO 423, tps II FINAL PLOT NO 28/a11 & 28/a2 Mangalwar Peth Pune 411011 Boundaries : East- staircase West- shop no 17 & 18 North- Passage South – Open space Cersai - 40003989548 Property ID - BKIDPUNERECPRABHA6	55.07 ----- 5.50 ----- 15.07.2025	29.07.2022 Physical possession ----- Rs. 10,000		12.		All that piece and parcel of Immovable Property- S No 21/3, Sub Plot no 1 to 18 (Net Plot Area 4811.74 Sqmt) abutting Malewadi Road, Village- Madalapur, Tal. Udgir, Dist- Latur) owned by Late Mr. Madhavrao Malshetti Patil (through his legal heirs) Bounded by : North- Proposed 18 Mt. Road & S.No. 21 (Part) South- S.No. 21 (Part) East- 18 Mt. Road West- S.No. 21 (Part) CERSAI ID - 400014019802 Property ID- BKIDRUDRANIMADHAVRAO	208.00 ----- 20.8 ----- 18.07.2025	20.07.2019 (Symbolic possession) ----- Rs. 10,000	
4.		Property situated at Shop no 18 building no B wing B1, lower ground floor, carpet area about 62.00 sq fts, "Evolet Tiara", constructed on Land bearing CTS NO 423, tps II FINAL PLOT NO 28/a11 & 28/a2 Mangalwar Peth Pune 411011 Boundaries : East- Shop no 13 West- Open Space North- Passage South –Shop no 17 Cersai - 40003989548 Property ID - BKIDPUNERECPRABHA1	7.58 ----- 0.75 ----- 15.07.2025	29.07.2022 Physical possession ----- Rs. 10,000		13.	Branch: Pune Recovery Branch Name of the A/C-M/s Neurostar hospital Pvt Ltd. Formerly known as M/s. Dr. Amit Wagh Neurostar hospital Pvt Ltd. Directors - 1. Dr.Amit Anant Wagh 2. Rucha Amit Wagh (Amount Outstanding: 20.64 Crores + UCI + Other Charges w.e.f 29.05.2023)	All the piece and parcel of the Hospital building consisting of Yash Tower B wing, bearing CTS no 4437.4438.4438/1 to 4438/10 S no 50/A/1A, old Mumbai pune Highway Akurdi, with Pimpri chinchwad Municipality Limit Dist. Pune 411035 owned by Amit Wagh Neurostar hospital Pvt. Ltd, Now Neurostar Hospital Pvt. Ltd. Admeasuring area- 728.40 Sq Mtrs Boundaries- East- by old Pune Mumbai Highway West-DP Road North-Old Pune Mumbai Highway South- CTS 4437 & 4438 All the piece and parcel of the Hospital building consisting of Yash Tower B wing, bearing CTS no 4437.4438.4438/1 to 4438/10 S no 50/A/1C old Mumbai Pune Highway Akurdi, with Pimpri chinchwad Municipality Limit Dist. Pune 411035 owned by Dr. Amit Wagh Neurostar hospital pvt. Ltd, Now Neurostar Hospital Pvt.Ltd. Admeasuring area- 1089.30 sq mtrs Boundaries: East- CTS no 4439,4441 West –Road North- CTS no 4438 South -CTS no 4436 Yash Towers B Wing Ground Floor area 433.04 Sq Mtrs, 1st floor area 410.995 sq mtrs 2nd floor area 410.995 sq mtrs, 3rd floor area 410.985 sq mtrs, 4th floor 407.699 sq mtrs 5th floor area 407.699 sq mtrs along with basement parking area 654.24 sq mtrs and basement godown area 78.76 sq mtrs. Boundaries : East- Old Pune Mumbai Highway West –DP Road North-Road South- CTS no 4436 CERSAI ID- 400050568653	2486.51 ----- 248.65 ----- 19.07.2025	12.09.2023 (Symbolic possession) ----- Rs. 2,00,000	
5.		Property situated at Shop no A building no B wing B1, lower ground floor, carpet area about 153.00 sq fts, "Evolet Tiara", constructed on Land bearing CTS NO 423, tps II FINAL PLOT NO 28/a11 & 28/a2 Mangalwar Peth Pune 411011 Boundaries : East- Shop no 15 West- Shop no 15 North-Godown B South –Passage Lift Cersai - 40003989548 Property ID - BKIDPUNERECPRABHA2	13.20 ----- 1.32 ----- 15.07.2025	29.07.2022 Physical possession ----- Rs. 10,000		14.		All the Plant and Machinery installed at Hospital building consisting of Yash Tower B wing, bearing CTS no 4437.4438.4438/1 to 4438/10 S no 50/A/1A & 50/A/1C old Mumbai pune Highway Akurdi, with Pimpri chinchwad Municipality Limit Dist. Pune 411035 owned by Dr. Amit Wagh Neurostar hospital pvt. Ltd, Now Neurostar Hospital Pvt. Ltd CERSAI-400075592721	250.72 ----- 25.08 ----- 19.07.2025	12.09.2023 (Symbolic possession) ----- Rs. 2,00,000	

The auction sale will be online e-auction/bidding on "AS IS WHERE IS", "AS IS WHAT IS BASIS" and "WHATEVER THERE IS" through the Website <https://BAANKNET.com/eauction-pestion> dated 25/07/2025 from 11:00 am to 05:00 pm for detailed terms and conditions of the sale, please refer to link provided in bank of India (secured creditor) website www.bankofindia.co.in/Dynamic/Tander or <https://BAANKNET.com/eauction-peb/>

STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT,2002