



## ABHYUDAYA CO-OP. BANK LTD.

(Multi-State Scheduled Bank)

Pune Zonal Office : 1st Floor, Dhanwant Plaza, 598, Budhwar Peth, Pune – 411 002.  
Tel. No. 020-24491119, 24491098, Fax: 020-24493478, Email : dgmpune@abhyudayabank.net,

### Notice for Sale

#### Sale of Assets in Physical / Symbolic Possession of Bank under The Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002 Under rule 8 & 9 of security interest (Enforcement) rules 2002.

Offers are invited in sealed covers as to reach the undersigned on or before **20/06/2024 upto 4.00 p.m** for the sale of the following properties in the possession of the Bank on "As is Where is and What is Basis" towards the recovery of its secured debts with interest, costs, charges etc. from borrowers/guarantors as stated hereunder :-

Sr. No.	Borrowers Name	Amount Outstanding	Description of Properties and Area	Possession/ Reserve Price Rs.	Earnest Money Deposit Rs.	Date & Time
1	M/s.Ayush Pharmaceutical Capsules	Rs.941.92 Lakh + Further int. from 01.06.2024	1) Plot with Industrial Construction situated adm. About 4612 sq.mtrs., carved out of land bearing Gat No.1232/1 and Gat No.1232/2, alongwith structures/building situated at off Alandi Markal Road, Village Markal, Tal.Khed, Dist.Pune. <b>Owned by M/s. Ayush Pharmaceutical Capsules</b>	Physical Possession Rs.4,08,74,000/-	Rs. 40,87,400/-	21.06.2024 at 11.00 a.m.
			2) Machinery	Rs. 90,60,000/-	Rs.9,06,000/-	21.06.2024 at 11.00 a.m.
2.	M/s. Saka Embroidery Pvt. Ltd.	Rs.5220.42 Lakh + Further int. from 01.06.2024	1) Office space on first floor in the building known as "Gogate Chamber Apartment Condominium" ,CTS No. 902(New), 382(old), adm, 367.1 sq mtrs, situated at Sadashiv Peth ,Pune- 411009.adm area 165.60 sq.mtrs, i.e. 1781sq.ft built up.	Physical Possession Rs.2,31,53,000/-	Rs.23,15,300/-	21.06.2024 at 11.00 a.m.
			2) Office No. 1 & 2 adm. 32.51 sq. mtrs., i.e. 350 sq. ft. built-up (including balconies if any) on First Floor of the " Prasanna Apartments", constructed at Northern side of CTS No.716 at Narayan Peth (Old 912 Sadashiv Peth) Pune AND property i.e. the front side of land (southern side) adm.108.72 sq.mtrs., out of CTS No.716 (Old CTS No.912 Sadashiv Peth) alongwith standing structure thereon adm. 282.40 sq.mtrs., consisting of Ground Plus four stories (floors) at Narayan Peth ,Pune.	Physical Possession Rs.7,64,00,000/-	Rs 76,40,000/-	21.06.2024 at 11.00 a.m.
3.	M/s. Gauri Enterprises, Prop. Mrs.Varsha Vitthal Shepal	Rs.49.25 Lakh + Further int. from 01.06.2024	Flat No.302, on 3rd Floor area adm. 425.83 sq.ft., i.e. 39.56 sq.mtrs., alongwith terrace adm.area 44.24 sq.ft., i.e. 4.10 sq.mtrs, and balcony adm.18.30 sq.ft. in building known as Yashda Apartment, situated at S.No.3, Hissa No.3A/11 & 3A/14 at Village Dighi, Taluka Haveli, District Pune - 411 015	Physical Possession Rs.26,61,000/-	Rs. 2,66,100/-	21.06.2024 at 11.00 a.m.
4	Mr. Jayalaxmi Food Processing Pvt. Ltd.	Rs.6020.25 Lakh + Further int. from 01.06.2024	1) Industrial Plot & Shed at Gat No.376, 381(p), 382(p), 383, 384, 385 & 386,(p) Naigaon Road, Near Hy-Tech Company,Village Sangavi, Tal.Khandala,Dist.Satara – 412 801. Total Area of Plot 22550.00 sqm	Physical Possession Rs.26,93,11,000/-	Rs. 2,69,31,100/-	21.06.2024 at 11.00 a.m.
			2) Machinery (at above address) Physical Possession	Rs. 5,28,90,000/- +GST (as applicable)	Rs.52,89,000/-	21.06.2024 at 11.00 a.m.
5.	M/s. Global Agro Industries	Rs. 221.38 Lakh + Further int. from 01.06.2024	Industrial Plot A/30 & A/31, adjacent to 20.00 m wide road in Asti Industrial Area , Taluka Asti, District-Beed-. Adm area of the plot 3970.00 sq. mtrs	Symbolic Possession Rs. 2,68,31,000/-	Rs. 26,83,100/-	21.06.2024 at 11.00 a.m.
6.	M/s. Bay Leaf Bristo Lolla Palooza, The Magnum Opus, Prop. Mr. Manoj Kumar Pandey	Rs. 3145.10 Lakh+ further interest from 01.06.2024	Unit No,401 , carpet area 1731.00 sq. ft. & 402, carpet area 1921.00 sq.ft, 4th floor, "G" Wing, Vision Galleria , Kunal Icon Road, Near Vision 9,Pimple Saudagar, Pune. owned by Mr. Manoj Kumar Pandey & Mrs. Kavita Manoj Pandey.	Physical Possession Rs.11,87,36,000/-	Rs. 1,18,73,600/-	21.06.2024 at 11.00 a.m.
7.	Ms. Vaishali Kisan Sonawale	Rs. 23.35 Lakh + Further int. from 01.06.2024	Shop No.13, Uppar Gr. Floor, in the buiding known as "Arya Arcade CHSL, S. No. 129/2A/2B/2, (Old S.No. 925A/1A/2) Alandi Road, Chovisawadi, Pune , Total Area of the shop 279 sq.ft	Physical Possession Rs.22,05,000/-	Rs. 2,20,500/-	21.06.2024 at 11.00 a.m.

The Bid form and the terms & conditions of sale of the property can be obtained from the Recovery Dept., at the address as shown above, on any working day between 10.00 a.m to 4.00 p.m. on payment of Rs.500/- + GST as applicable (Non Re-fundable). The Bank Draft / Pay Order of the EMD drawn in favour of **Abhyudaya Co-op. Bank Ltd.**, payable at **Pune** (the payment of EMD can also be made through RTGS) should be accompanied with the offer which is refundable without interest if the bid is not successful. The offers will be opened by the undersigned at **Abhyudaya Co-op. Bank Ltd., 1st Floor, Dhanwant Plaza, 598, Budhwar Peth, Pune – 411 002** at **11.00 a.m.** onwards on **21/06/2024**. The OPEN Auction bidding will also take place at the same time. Offerers may remain present and revise their offer upwards. The successful bidder should deposit 25% (Inclusive of 10% EMD Amount) of the bidding amount immediately after auction on the same day or not later than next working day and balance 75% within 15 days or such extended period as agreed upon in writing between the Auction purchaser & the Bank, failing which the Bank shall forfeit the entire amount already paid by the offerer without any notice. Any statutory and other dues if any payable on these properties have to be ascertain and borne by the purchaser. The intending purchasers may inspect the property **between 10.00 a.m. to 5.00 p.m. on 15/06/2024**. If any in tender desires to inspect the property before on scheduled dates, they have to inform one day before actual visit. Bank has not appointed any agent / broker for sale. Enquiries, if any and/of terms and conditions for sale can be obtained from the undersigned. The Bank reserves its rights to reject any or all the offers received without assigning any reason.

The Borrower(s) / Guarantor(s) are hereby given notice to pay the sum mentioned as above before the date of Auction failing which property will be auctioned and balance if any will be recovered with interest and cost