

# The Special Recovery and Sales Officer

In the precinct of  
104,Sopariwala Building,Bhuleshwar,Mumbai 400 002

## PUBLIC AUCTION NOTICE

Sr. No	Name of the Judgment Debtor	Recovery certificate Nos. and Date when obtain	Reserve Price	Description of Property
1]	<b>Mrs. Rina Sanjay Khandagale and Mr. Sanjay Vikram Khandagale</b>	<b>1407/2020, dated 30.12.2020</b>	<b>Rs.65,31,000/- [Rupees Sixty Five Lakhs Thirty One Thousand only]</b>	<b>Flat No. 301, Building no. 15, mahavir palace, Deepak Hospital Road, Mahavir Nagar Phase 2, Mira Road (E), Thane 401107 Area-888 sq. ft built up</b>

**The special Recovery & Sale Officer invite offers in sealed envelope from interested parties in respect of above mentioned Immovable Properties put up for Auction sale on "As is Where is, what ever it is"**

1]The bid form containing term and condition of auction or other information ,if any can be obtained from the office of the SRO on any working days as well as at the time of the inspection on payment of Rs.100/- ,inspection of the property is scheduled on 22.05.2023 between 11.00 a.m. to 2.00p.m.

2] The intending bidder should send their bid in sealed envelope along with the interest free Earnest Money deposit @15% of the bid amount for property by way of **PO/DD favoring "The Pratap Co-operative Bank Ltd, Mumbai"** The Bid will be received by SRO at above mentioned Bhuleshwar Office for the Property on or before 12.06.2023 at 3.00 p.m., The tender for the property will be open on same day i.e. 12.06.2023 at 3.30 p.m. onwards at the office of decree holder Bank Viz. The Pratap Co-operative Bank Ltd at Sopariwala Building, 104, Bhuleshwar, Mumbai-400002.The qualified bidders shall be given opportunity to improve upon their bids.

3] The successful bidder shall be required to make up the remaining balance of the finalized bid amount excluding earnest money **within 30 days from the date of auction.**

4] In case, the successful bidder fails to **pay remaining 85%** of the bid amount as mentioned in clause 3 above, the earnest money deposited will stand forfeited, similarly, if successful bidder fails to pay the full amount within 30 days from the date of auction the amount paid till date will stand forfeited.

5]All charges levies, taxes, society dues and /or any other liabilities/outgoing accrued against the property shall be borne by the successful bidder. Present accrued liabilities on the property are not known and if any, it will be borne by successful bidder.

6] The Special Recovery and Sales officer reserves his right to accept or reject any or all offers and also postpone/cancel the auction without assigning any reason and also to modify the terms and conditions of the auction sale without prior notice.

7] Offer bid amount lesser than reserve price will not be entertained.

8] Successful bidder should carry out due diligence prior to purchase of the property and neither the decree holder Bank nor the Executive authority in any way shall be responsible for any dispute arising there from successful bidder will have to deal it his/her/their own cost and consequences.

9] All concerned parties of Mrs. Rina Sanjay Khandagale and Mr. Sanjay Vikram Khandagale are hereby informed to be present on the auction date i.e. 12.06.2023 respectively at **Bhuleshwar office.**

10] Dispute, if any shall within the jurisdiction of Mumbai Court only.

**Given under my hand and seal of this office on Wednesday 10<sup>th</sup> May 2023.**

Date:10.05.2023  
Place:Mumbai

Special Recovery & Sales Officer  
Co-Operative Department ,Mumbai  
Government of Maharashtra