

FEDBANK FINANCIAL SERVICES LIMITED

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FINANCIAL SERVICES LIMITED

Registered Office: Unit No. 1101, 11th Floor, Cignus, Plot No. 71 A, Powai, Paspoli, Mumbai – 400087

PUBLIC NOTICE FOR AUCTION CUM SALE OF IMMOVABLE PROPERTY UNDER SARFAESI ACT

15 days' Notice of Sale of Immovable Secured Asset is hereby given by Fedbank Financial Services Limited (Secured Creditor) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) & 9(1) of the Security Interest (Enforcement) Rules 2002. The undersigned as Authorized Officer of Secured Creditor has taken over the possession of the Secured Asset(s) under SARFAESI Act 2002.

Notice is hereby given to the Public in general and in particular to the Borrowers/Co – Borrowers/Guarantors that the below described immovable property mortgaged/charged to the Secured Creditor, Fedbank Financial Services Limited, the possession of which has been taken by the Authorised Officer of Fedbank Financial Services Limited, Secured Creditor, will be sold on "As is where is", "As is what is" and "wherever there is" on **25/07/2025** from 10 am to 10.30 am, for recovery of **Rs. 25,13,265/-** (Rupees Twenty Five Lakhs Thirteen Thousand Two Hundred Sixty Five Only) in Loan Account No. **FEDNKROHL0492954** as on **25/06/2025** with interest and expenses thereon from **26/06/2025** due to Fedbank Financial Services Limited, Secured Creditor, from **Prakash Ghituji Aswale (Borrower) & Ramjana Prakash Aswale (Co-Borrower)**.

LAST DATE, TIME AND VENUE FOR SUBMISSION OF BIDS WITH SEALED OFFER/ TENDER WITH EMD Till 23rd July, 2025 latest by 05:00 P.M. at – Fedbank Financial Services Limited, Achraj Tower No. 2, Block No. 302, 3rd Floor, Chouni Square, Katol Road, Sadar, Nagpur – 440013 | BID INCREMENTAL AMOUNT Rs. 50,000/- (Rupees Fifty Thousand Only) | INSPECTION OF PROPERTIES 21st July, 2025 Before 5 PM

LAST DATE FOR PAYMENT OF 25% OF ACCEPTED HIGHEST BID FOR CONFIRMED SUCCESSFUL BIDDER(INCLUSIVE OF EMD)

The payment should be made latest by next working day from the date of bid confirmation

LAST DATE FOR PAYMENT OF BALANCE 75% OF HIGHEST BID Within 15 days from the date of bid Confirmation

RESERVE PRICE (IN RS.) Rs. 18,00,000/- (Rupees Eighteen Lakhs Only) EARNEST MONEY DEPOSIT (IN RS.) THROUGH DD/PO/RTGS IN FAVOR OF 'FEDBANK FINANCIAL SERVICES LIMITED' Rs. 1,80,000/- (Rupees One Lakh Eighty Thousand Only)

DESCRIPTION OF THE IMMOVABLE PROPERTY All that part and parcel of Plot No 198 to 309 admeasuring 17436.001 sq mtrs (187681.114 sq ft) having sheet no 248 city survey no 101 mouza nagpur corresponding to municipal corporation House No 1128/F/A/5/23 bearing Survey No 319/1,2,3,4 Ward No 20 situated Beside KDK College Nandanvan Nagpur All that part and parcel of Flat/Apartment No 23, residential family unit having total super build up area of 550sq ft (51.09 sq mtrs) on 2nd Floor Building No A5, On Plot No 198-309 Khasar No 319/1, 1,2,3 Mouja Nagpur Sheet No 248, C S No 101, Vynketesh Nagar Nandanwan Nagpur 440009

For detailed terms and conditions of the sale, please refer to the link provided in Fedbank Financial Services Limited (FEDFINA) Secured Creditor's website i.e. www.fedfina.com & Link <https://www.fedfina.com/public-notice-for-auction-cum-sale/> under Auction For any enquiry, information, support, procedure and training kindly coordinate with Authorised Officer of Fedbank Financial Services Limited is / are Mr. HARJEET SINGH BHAMRAH – 7263813513, Email Id- harjeet.singh@fedfina.com .

Date: 02/07/2025

Place: Nagpur

Sd/- (Authorised Officer)
Fedbank Financial Services Limited