



भारतीय स्टेट बैंक
State Bank of India

Home Loan Centre-1 Nagpur (10288)

Administrative Office, Sardar Vallabhbhai Patel Marg, Nagpur - 440 001

Tel: 0712-6137400 (AGM), 6137420, 6137410

Email: sbi.10288@sbi.co.in

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY Appendix IV-A (See Proviso to Rule 8(6))

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISIO 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 Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the possession taken by the Authorised Officer of State Bank of India, the Secured Creditor, will be sold on "As is Where is", "As is What is" and "Whatever there is" basis on **12.08.2026**, for recovery of dues (Specified below) to State Bank of India, Secured Creditor from Borrowers / Guarantors / Mortgagors as indicated against each case respectively. The reserve price and earnest money deposit will be as under:

Sr. No.	Name of Borrower(s) and Guarantor (s)	Description of the Property/ies	O/S Dues for Recovery of which Property/ies is/are being Sold	Reserve Price (Rs.)	Details
1.	Mr. Kaushik Shankar Chaudhari	ALL THAT piece and parcel of land bearing Plot No. 35, admeasuring about 139.35 Sq Mtr, bearing Kh. No. 99/1, P.H. No. 44, Thak No. 382, Mouza No. 311, at Mouza Bhamti, situated in the lay out of Dupare lay out Nagpur, Corporation House No. 4202/56, within the limits of Nagpur Municipal Corporation Tah. And District Nagpur and the said Plot came under the development Scheme of N.I.T. 1900, which is bounded as under: East: Plot No. 34, West: Plot No. 36, North: Plot No. 14, South: 30 Ft. Road	Rs. 66,92,456/- as on 10/09/2025 plus further interest, charges and cost thereafter	Rs. 92,39,700/-	Earnest Money Deposit (EMD) Rs. 9,23,970/- Bid Increment Amount (Rs. 10000/-)
2.	Mr. Nachiket Govind Chabukswar	ALL THAT piece and parcel of property consisting of R.C.C. Superstructure bearing Apartment No. 305 admeasuring about 48.989 Sq Mtr Carpet Area 53.108 Sq Mtr Built Up Area together with terrace admeasuring 7.913 Sq Mtr on Third Floor of the building known and styled as "Orchid Crown" Apartment Scheme constructed on the property consisting of land bearing Plot No. 1 (One) admeasuring about 1355.659 Sq Mtr (14592.31 Sq Ft) being a portion of the entire land bearing Khasra No. 87/3/1 of Mouza - Somalwada, Patwari Halka No. 44, City Survey No. 582, Sheet No. 712, Nagpur Municipal Corporation House No. 3530/B/1 situated at Somalwada, Nagpur Tahsil and District Nagpur within the limits of Nagpur Municipal Corporation Ward No. 15 and Nagpur Improvement Trust together with 2.997% undivided share and interest in the said piece of land and all other easementary rights appurtenant and belonging thereto, and also including the proportionate share in the common areas and facilities provided to the said Apartment Scheme and is bounded as under: On the East by: Other Layout, On the West by: 7.5 Mtr Wide Road, On the North by: Nallha, On the South by: Plot No. 2.	Rs. 25,40,132/- as on 15/12/2025 plus further interest, charges and cost thereafter	Rs. 35,78,000/-	Earnest Money Deposit (EMD) Rs. 3,57,800/- Bid Increment Amount (Rs. 10000/-)

The payment of all statutory/non-statutory dues, taxes, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only. Successful bidder will be required to pay 1% TDS on property having **Reserve Price more than Rs.50.00 Lakhs.**

Date & Time for submission of Request letter of participation / KYC Documents/Proof : Please use option provided on : <https://baanknet.com>. Interested bidder may deposit Pre-Bid EMD with <https://baanknet.com> before the close of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment in <https://baanknet.com> Bank account and updation of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amount well in advance to avoid any last minute problem.

Date & Time of public E-Auction 12.08.2026 from 11.00 AM to 4.00 PM with unlimited extension clause of 10 minutes each.

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India (the Secured Creditor) website www.sbi.co.in, <https://baanknet.com>, or contact for Sr. No. 1. Mr. Ajinkya Fating Mob. No.8208985239 & Contact for Sr. No. 2. Mr. Dharampal Wankhede Mob. No. 7499094350.

Date: 09.07.2026, Place: Nagpur

Sd/- (Authorised Officer), State Bank of India, Home Loan Center I, Nagpur