

# E-AUCTION SALE NOTICE

## EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED

CIN: U67100MH2007PLC174759

Retail Central & Regd. Office: Edelweiss House, Off CST Road, Kalina, Mumbai 400098

### E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE SECURED ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH PROVISO TO RULE 8 (6) & 9(1) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002 ("RULES")

The financial facilities of the Secured Creditor have been assigned to Edelweiss Asset Reconstruction Company Limited acting in its capacity as trustee of various Trusts mentioned clearly in column provided. Pursuant to the said assignment, EARC stepped into the shoes of the Assignor and exercises its rights as the secured creditor. That EARC, in its capacity as secured creditor, had taken possession of the below mentioned immovable secured assets under 13(4) of SARFAESI Act and Rules there under.

Notice of 15 days for Sl. No. 1 and 30 days for Sl.No. 2 is hereby given to the Borrowers and to the public in general and in particular to the Borrower and Guarantor (s) that the below described immovable secured assets mortgaged in favor of the Secured Creditor, the physical possession of which has been taken by the Authorized Officer (AO) of Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis, for recovery of the amounts mentioned herein below due to EARC together with further interest and other expenses/costs thereon deducted for any money received by EARC from Borrower and Guarantor. The Reserve Price and the Earnest Money Deposit are mentioned below for each property.

#### DETAILS OF SECURED ASSET PUT FOR AUCTION:

Sl. No	Loan Account No.	Name of Borrower/ Co Borrower	Trust name	Total Outstanding Dues INR as on 17.06.2025	Reserve Price (In Rs)	Earnest Money Deposit (EMD) In Rs	Date & Time Of Auction	Type of Possession
1.	1096874 [210-0007257] DHFL	1. Mr. Deep Niranjankumar Saha ("Borrower") 2. Mrs. Bimla Niranjan Saha (Co-Borrower)	EARC-TRUST-SC-371	₹ 19,05,965.95	₹ 7,50,000/-	₹ 75,000/-	08.07.2025 11.00 A.M	Physical

PROPERTY DESCRIPTION: Flat No.203, 2nd Floor, Admeasuring 440.15sq.Ft And Super Built Up Area 579sq.Ft In The Building : Morning Dew, Township: Pushkar Orchid Green, Khasra No.182, Mouza: Borkhedi, Bothali Tahsil, Nagpur (Rural), Nagpur, Maharashtra 440035 And Bounded By North: Kh.No.183 South: Apartment No.204 East: Sun Rise & Sun Shine Scheme West: Apartment No.202.  
Note:- An earlier auction was held on May 2025 but failed due to want of bidders.

2.	1678703 [170-0008145] /DHFL	1.Abhijit Shegokar ("Borrower") 2. Sadhana Abhijit Shegokar ("Co-Borrower")	EARC-TRUST-SC-371	₹ 34,46,052.59	₹ 4,00,000/-	₹ 40,000/-	22.07.2025 05.00 P.M	Physical
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PROPERTY DESCRIPTION: All That Part & Parcel Of The Property Bearing "Within The Limits Of Municipal Council Shegaon, And Sub-Registrar, Shegaon, Situated At Mauje Shegaon, Tq. Shegaon & Dist. Buldana Within The Jurisdiction Of Shegaon Sub Registrar Shegaon, Bearing Field Survey No. 343/3, Out Of Which Layout Plot No. 88-B Admeasuring 112.00 Sq .Mtr. Which Is Bounded As Under: Towards East: Road Towards West: Plot No. 83-A Towards North: Plot No. 88-A Towards South: Plot No. 89-A.  
Note:- Earlier auction was held on February 2025 but failed due to want of bidders.

#### Important Information regarding Auction Process:

1	All Demand Drafts (DD) shall be drawn in favor of "Edelweiss Asset Reconstruction Company Limited-EMD Account" and payable at Mumbai.	
2	EMD Payments made through RTGS shall be to: Name of the Account No. EDELWEISS ASSET RECONSTRUCTION COMPANY LIMITED - EMD ACCOUNT" Account No: 000405158602 Name of the Bank -ICICI BANK IFSC Code: IFSC ICIC0000004	
3	Last Date of Submission of EMD	Received 1 day prior to the date of auction
4	Place for Submission of Bids	1st Floor, Edelweiss House, off CST Road, Kalina, Mumbai-400098
5	Place of Auction (Web Site for Auction)	E-Auction ( <a href="https://auction.edelweissarc.in">https://auction.edelweissarc.in</a> )
6	Contact details	Toll free no – 18002666540 Website - <a href="https://auction.edelweissarc.in/">https://auction.edelweissarc.in/</a>
7	Date & Time of Inspection of the Property	As per prior appointment

For detailed terms and conditions of the sale, please refer to the link provided in EARC's website i.e. <https://auction.edelweissarc.in>

Place: Mumbai  
Date: 17.06.2025

Sd/- Authorized Officer  
For Edelweiss Asset Reconstruction Company Limited

