

CIN : L65190MH2004G01148838

**PUBLIC NOTICE FOR SALE OF IMMOVABLE PROPERTIES  
 APPENDIX IV-A (See provision to Rule 9(1))**

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 provision to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of IDBI Bank Ltd., Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **10.03.2025** for recovery of for recovery of 1) **Rs. 39,46,104/- (Rupees Thirty Nine Lakh Forty Six Thousand One Hundred Four Only)** plus unapplied interest from 10.11.2021 for account of **Mr. Sushant Kale and Shri Kishor Rao Nagorao Kale, Rs. 23,43,824/- (Rupees Twenty Three Lakh Forty Three thousand Eight Hundred Twenty Four only)** plus unapplied interest from 02.01.2022 for the accounts of **M/s Dnyanganga Books Distributors** aggregating total dues of **Rs. 62,89,928/- (Rupees Sixty Two Lakh Eighty Nine Thousand Nine Hundred Twenty Eight only)** plus applicable interest as mentioned above and 2) **Rs. 28,85,446/- (Rupees Twenty Eight Lakh Eighty Five Thousand Four Hundred & Forty Six Only)** in case of **Mrs. Anita Ashok Gore** in case of due to IDBI Bank Ltd., Secured Creditor from the below mentioned Borrower/ Guarantor. The reserve price and earnest money deposit will be as under:

Sr. No.	Name of the Borrower/ Guarantor & Address	Description of Property	Reservice Price	EMD (RS)
1	Shri. Sushant Kishor Rao Kale (Borrower) Shri. Kishor Rao Nagorao Kale (Co-borrower)	All the Piece and Parcel of Bunglow no. 10A, Ground Floor, admeasuring 117.992 sq mtr. Indraprastha Apartment, House no. 2492-A, Pawansut Nagar, Ward No. 21, Sheet No. 360/14, City Survey No. 1, Mouza- Dighori, Behind Nirmal Nagari, Umred Road, Village- Nagpur, Taluka- Nagpur, District- Nagpur, in the state of Maharashtra which is bounded as follows: On the East by - Apartment, On the West by - Road, On the South by - Passage, On the North by - Bunglow No. 10. Together with undivided share in land and all and singular structures and erections thereon, both present and future.	Rs. 43,00,000/-	Rs. 4,30,000/-
2	Mrs. Anita Ashok Gore (Borrower)	All that piece and parcel of Immovable property as Flat No 301 having Super built up area about 76.051 sq mtr on the Third Floor of the building known as "Vijaya Regency-6" along with 16.362 % in Plot No 49 & 50 of Mauza Bidipeth, P.H.no 39 in Kh No. 11/2, Sheet No. 28, City Survey No. 1438 total admeasuring area about 255.00 sq mtrs in the layout of The Process Servers Co-op Housing, Society Ltd Nagpur within the limits of Nagpur Municipal Corporation and Nagpur Improvement Trust Taluka and Dist- Nagpur in the state of Maharashtra, which is bounded as- On the East by: Plot No 41 & 42, On the West by: Road, On the North by: Plot No 51, On the South by: Plot No 48. Together with undivided share in land and all and singular structures thereon both present and future.	Rs. 25,50,000/-	Rs. 2,55,000/-

**Important Dates -**

Sale of Bid / Tender Document	20.02.2025 to 07.03.2025
Date of Property Inspection	21.02.2025
Last Date Of Submission of Bid along with EMD	07.03.2025
Date of e-Auction	10.03.2025
Time e-Auction	11:00 am to 4.00 PM

- For detailed terms and conditions of the sale, please refer to the link provided in <https://www.bankeauctions.com> and IDBI Bank's website i.e. [www.idbi.com/](http://www.idbi.com/) [www.idbibank.com](http://www.idbibank.com). For any clarification, the interested parties may contact Shri Hemant Amrute (e-mail) [hemant.amrute@idbi.co.in](mailto:hemant.amrute@idbi.co.in), phone 0712-6659111, Mob. 8889911454 or Shri Vipin Chiwande (e-mail) [vipin.chiwande@idbi.co.in](mailto:vipin.chiwande@idbi.co.in), Mob 9834086151, or Shri Siddhartha Chhadidar, Ph. No. 9893682863, E-mail : [Siddhartha.chhadidar@idbi.co.in](mailto:Siddhartha.chhadidar@idbi.co.in), Shri Rajaram Kaushik, Ph. no. 9090957750, Email: [raja.kaushik@idbi.co.in](mailto:raja.kaushik@idbi.co.in). For E-auction support, please contact Mr. Bhavik, Mobile No. - 8866682937, Email id: [maharashtra@c1india.com](mailto:maharashtra@c1india.com) and also on Mob: 7291981124, 7291981125 and 7291981126, e-mail - [support@bankeauctions.com](mailto:support@bankeauctions.com)
- For e-auction support, you may contact Miss. B M Sushmitha / Marina Josephine Jacob Phone Nos. - 8951944383/9686196751 Landline-080-40482100, e-mail-[sushmitha.b@antaressystems.com](mailto:sushmitha.b@antaressystems.com)

**STATUTORY 15 DAYS SALE NOTICE UNDER RULE 9(1) OF THE SARFAESI ACT, 2002**

The borrower / guarantors are hereby notified to pay the sum as mentioned above along with up to dated interest and ancillary expenses before the date of e-Auction, failing which the property will be auctioned/ sold and balance dues will be recovered with interest and cost.

Date: 15.02.2025  
 Place: Nagpur

Sd/-  
 AUTHORIZED OFFICER