



# GS Mahanagar Co-operative Bank Ltd. (Scheduled Bank)

Registered Office : Ground Floor, Hiramani Super Market, Dr. Babasaheb Ambedkar Road, Lalbaug, Mumbai- 400012.  
Tel. (022) 68860826 / 68860837 (022) 24712964. E-Mail : recovery@gsmahanagar.bank.in

## Notice of Auction Sale

(Under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFAESI) Act, 2002)

Pursuant to the physical possession taken by the Authorised Officer under the SARFAESI Act, 2002 for recovery of the secured debts of GS Mahanagar Co-op. Bank Ltd. mentioned against the respective Borrowers and Guarantors as detailed hereunder together with interest thereon from dates mentioned with costs and charges, the offers are invited by the undersigned in a sealed envelope for sale of the below mentioned properties on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" as per brief particulars given hereunder :-

(Rs. In Lakh)

Sr. No.	Name of Borrower & Guarantors	Branch Name Loan A/c. No. O/S. Dues	Description of Properties	Reserve Price	EMD 10%
1.	<b>BORROWER :-</b> M/s Yash Trading (Prop. Mrs Sadhana Satish Bhalgat) <b>GUARANTORS:-</b> 1)Mr. Sharad Mansukhlal Mutha 2)Mr. Amit Ashok Mutha 3)Mr. Nirmal Sharad Mutha 4)M/s. Nirmal Industries 5)Mrs. Pramila Ashok Mutha 6)Mrs. Mangala Sharad Mutha	Ahmednagar EMIHYP/165 (Total o/s. as on 19.10.2024 Rs. 4,62,93,381/- + further interest, costs and charges)	1) N.A Plot No. 1, Area adm 594 Sq.mtrs on survey no. 22/A. 2) N.A Plot No. 40, Area adm 450 Sq.mtrs survey no. 22/A. 3) N.A Plot No. 41, Area adm 450 Sq.mtrs survey no. 22/A. 4) N.A Plot No. 30, Area adm 518.30 Sq.mtrs survey no. 22/A. 5) N.A Plot No. 31, Area adm 333 Sq.mtrs survey no. 22/A. 6) N.A. Plot No. 25B area admeasuring 1083 sq. meters, on Survey No. 20/2A/2+20/3+21. 7) N.A. Plot No. 46B area admeasuring 2272 sq. meters, on Survey No 23. 8) N.A. Plot No. 46A area admeasuring 1504 sq. meters, on Survey No 23. Situating at Chahurana Khurd, Taluka & District Ahilyanagar (Ahmednagar).	282.15 222.75 222.75 246.20 158.18 360.10 428.64 647.52	28.22 22.28 22.28 24.62 15.82 36.01 42.87 64.75
2.	<b>BORROWER :-</b> Mr. Sumit Narayan Kanerkar (Since Deceased) Through its Legal Heir Mrs. Aarti Sumit Kanerkar (Wife of Deceased) <b>GUARANTORS:-</b> 1) Mr. Ganesh Namdeorao Nandankar, 2) Mr. Vijay Mahadev Ohal	Shirur MHL/56 (Total o/s. as on 30.06.2025 Rs. 14,75,858/- + further interest, costs and charges)	Flat No 26, B-wing, area adm. 550 Sq.ft. Built Up, ground floor, "Sai Plaza" building, survey No. 1155, Hissa No. 26/1/1, situated at village Gujarmala, Tal. Shirur, Dist. Pune in the name of Mr. Sumit Narayan Kanerkar.	16.63	1.64

### -: Terms & Conditions of Auction :-

- 1) The Tender Form containing the terms and conditions of sale can be obtained from Registered office of Bank on any working day on payment of non-refundable amount of Rs. 1180/- (Including GST) for each property.
- 2) The bid in sealed envelope along with EMD mentioned above should reach to the Authorised Officer by 2.00 PM on or before 20.02.2026 in the registered office of the Bank. The EMD can be deposited by way of RTGS or DD/PO of any Nationalised or Scheduled Bank drawn in favor of GS Mahanagar Co-op. Bank Ltd. payable at Mumbai. The bid without EMD and or below the reserve price will not be entertained.
- 3) The sealed envelopes of Bids will be opened at 3.00 PM on 20.02.2026 by the Authorized Officer at Registered Office of the Bank in the presence of all bidders. Any person other than duly authorized by bidder or any agent shall not be allowed to participate in the bidding process.
- 4) After opening of tenders, the intending bidders may be given an opportunity to increase bidding amount by enhancing the offer price of each property.
- 5) The properties will be sold strictly on As Is where Is and As Is what Is basis and the Intending bidders may make their own enquiries as regards any claim, charge, tax, levy, dues, maintenance, electricity dues and any other liability accrued against the properties then the same shall be borne by the successful bidder. The present accrued liability on the properties is not known to the Bank.
- 6) The successful bidder shall deposit 25% of the bid amount (inclusive of EMD) on the same day in cash or DD drawn as mentioned above and the balance bid amount, i.e., 75% within 15 days from the date of confirmation of sale. If the successful bidder fails to pay 25% of bid amount on the same day or 75% of the bid amount within 15 days, the amounts deposited till then will be forfeited, including the earnest money.
- 7) Inspection of the properties will be given on 10.02.2026 between 11.00 AM to 2.00 PM.
- 8) On confirmation of sale and pursuant to compliance of the terms and conditions of sale, the Authorized Officer will issue Certificate of Sale in favour of the successful bidder and the successful bidder shall bear all taxes including TDS (wherever applicable), Stamp Duty, Registration fee, incidental expenses, etc., for getting the sale certificate registered. The Authorized Officer will execute sale certificate and hand over possession of the property to the successful bidder only on receipt of entire bid amount including certificate of 1% TDS payment made by the bidder.
- 9) Authorized Officer reserves the right to accept or reject any bid or postpone or cancel the auction or opening of the tenders without assigning any reason and also to modify any terms and conditions of this sale without any prior notice.

### Statutory notice to Borrower, Mortgagor and Guarantors

The Borrower, Mortgagor and Guarantors are hereby notified that as per the provisions of Sec.13(8) of SARFAESI Act, 2002, they are entitled to redeem the properties by paying the outstanding dues, costs & charges before the date of auction, failing which the properties will be sold in auction and the balance dues, if any, will be recovered with interest and cost from them.

Place : Pune and Ahmednagar  
Date : 31.01.2026

Sd/-  
Authorised Officer  
GS MAHANAGAR CO-OP.BANK LTD., MUMBAI