

**SHREE WARANA SAHAKARI BANK LTD; WARANANAGAR****Tal-Panhala Dist-kolhapur****PUBLIC NOTICE FOR SALE OR TRANSFER**

IMMOVABLE PROPERTY TAKEN OVER/UNDER SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002 FOR SALE ON AS IT IS WHERE IT IS AND WHATEVER THERE IS BASIS.

Sr No.	NAME OF THE BORROWER AND OUTSTANDING DUES FOR RECOVERY OF WHICH PROPERTY IS BEING	LOCATION AND DETAIL OF PROPERTY AND RESERVE PRICE
1.	Borrower 1) M/S. Nipun Greengrocers Private Limited R/o. Gat No.779/A, 779/B, Khed Shivapur, Flat No. B, Wing4, Haveli, City Light, Pune, Director/ Guarantors 2) Mr. Vitthal Govind Kulkarni. R/o. Gajanan Geet Appt. , Flat No.102, Near Bagul Garden, Shivdarshan, Parvati, Pune . 3) Mr. Kashinath Ramchandra Kulkarni R/o. A-3, Flat no.04, Solase Park, B.T.Kavade Road, Ghorpadi, Mundhawa, Pune 4) Mr. Dinesh Bhanudas Lavale R/o. Wangi No.03, Tal- Karmala, Dist- Solapur Guarantors 5) Mrs. Rahi Vitthal Kulkarni R/o. Gajanan Geet Appt. , Flat No. 102, Near Bagul Garden, Shivdarshan, Parvati, Pune 6) Mr. Shardul Suresh Charegaonkar R/o. Plot No.13, Parshwanath Nagar, Karad, Dist- Satara 7) Mr. Shekhar Suresh Charegaonkar R/o. Plot No.13, Parshwanath Nagar, Karad, Dist- Satara 8) Mrs. Ratnamala Laxman Godase R/o. Gat No.166, Takali, Tal Karmala, Dist – Solapur 9) M/S. Swamitirth Promoters & Developers Pvt.Ltd. . C/O Vaibhav Vilas Kulkarni R/o. Flat No.101, Swamikrupa, Sr.No.1, Hissa No.7 B, Pune	All that piece & parcel of plot no.24 adm.666 sq.mtrs, bearing Gat No..853/1+854+855+857/1 situated in Mouje Wing Taluka Karad District & Division Satara RESERVE PRICE : 25,17,000/- All that piece & parcel of plot no.30 adm.450 sq.mtrs, bearing Gat No..853/1+854+855+857/1 situated in Mouje Wing Taluka Karad District & Division Satara RESERVE PRICE : 21,06,000/- All that piece & parcel of plot no.32 adm. 450 sq.mtrs bearing Gat No..853/1+854+855+857/1 situated in Mouje Wing Taluka Karad District & Division Satara RESERVE PRICE : 21,06,000/- All that piece & parcel of plot no.33 adm.574 sq.mtrs bearing Gat No..853/1+854+855+857/1 situated in Mouje Wing Taluka Karad District & Division Satara RESERVE PRICE : 21,70,000/-
		This advertisement will also be published on the website https://bankauctions.in for the purpose of e-auction

N.B.

1) The above mentioned property is in the possession of the bank. To the best of knowledge and information of the Bank there are no other Governmental and Semigovernmental encumbrances. However, any other dues if any are to be ascertained by the prospective purchaser(s).

2) The property shall be sold on 'as it is & where it is, Whatever there is' basis. The successful bidder shall be liable to pay all the necessary expenses \ costs for eg: stamp duty, registration fee etc. in accordance with law. Bank shall not be responsible to reimburse any expenses, costs, encumbrances, property taxes or governmental or any other taxes with respect to property.

3) The particulars in respect of the assets specified herein above have been stated to the Best of the information of the under signed hereinabove who however shall not be Responsible for any error, misstatement or omission in the said particular. The Prospective purchasers, tenders are therefore requested to check up in their own Interest there and other detail in respect of all the concern dues in respect of Immovable property before submitting the tenders.

TERMS AND CONDITIONS

1) Sale or transfer is strictly subject to the terms and conditions incorporated in this advertisement and into the prescribed form. Further details of the immovable property and tender form can be obtained from the Branch **Karad** of the Bank on payment of Rs. 100/- per form. Property is available for inspection on

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dt.29/05/2026 To 16/06/2026 (excluding holidays) between 11.00 am to 5.00 p.m. To view above mentioned property in person you should contact the number mentioned below one day in advance.

2) Sealed tenders must be duly filled in the prescribed format of the bank. The tender must be accompanied by the tender deposit amount of 0.01% of the tender value in the form of Demand draft or pay order issued by a scheduled/ Commercial or co-operative bank, drawn in favour of Shri. Warana Sahakari Bank Ltd Warananagar. The completed tender should be submitted in the tender box placed in the cabin of the Branch Manager at the bank's **Karad Branch** on or before **dt. 17/06/2026** up to 4.00 p.m. The tenders will be opened on **18/06/2026** at 12.30 P.M in the presence of authorized officer in the cabin at the **Karad Branch**.

3) The borrower, respective tenderers, guarantors and owner of the property under sale or transfer may, if they so desire give his/their offer or the best possible valid offers for the property offered for sale provided they follow the requirements at 2 as above.

4)The borrowers, respective tenderers, guarantors and owner of the property or their authorized representatives may remain present at the time of opening of the tenders. The offerer will have an opportunity to increase their offers at the time if they so desire. They are therefore advised to remain present themselves or through their duly authorized and empowered representative.

5)After the tenders are accepted the borrowers, respective tenderers, guarantors and owner of the property or their authorized representatives are to Deposit an amount of 25% of sanctioned amount on the same day and the remaining amount is to be paid within 30 days from that day.

6)The borrowers, respective tenders, guarantors & owner of the property or their authorized representative may submit tender form for any one or all of the above mentioned properties.

7)As per Auction terms & conditions the bank provide separate form additional terms & conditions to the auction bidder & said terms & conditions are binding auction Bidder/purchaser.

8) All the rights to sanction or refuse the tenders / Auction are reserved with the authorized officer.

Contact – Karad

Date : 28/05/2026

Branch –Shri. Vasant Patil Mob No. 9921411571

Mob.No. 9763716562/9763716190

Sd/-

Authorized Officer,

Shree Warana Sahakari Bank Ltd.

Warananagar Tal-Panhala Dist-kolhapur