

NOTICE FOR SALE

SALE OF ASSETS IN POSSESSION OF BANK UNDER THE SECURITISATION & RECONSTRUCTION OF FINANCIAL ASSETS & ENFORCEMENT OF SECURITY INTEREST ACT, 2002 Under rule 8 (6) & 9 of security interest (Enforcement) rules 2002.

Offers are invited in two separate sealed envelopes i.e. Technical Bid/Financial Bid & both envelopes will be put in single cover so as to reach the undersigned on or before **09.09.2026** up to 05.30 p.m for the sale of the following property in the possession of the Bank on "as is where is and what is basis" towards the recovery of its secured debts with interest, costs, charges etc. from borrowers/guarantors as stated hereunder:

NAME OF THE BORROWER	SR.	PLOT NO.	PLOT AREA (SQ. MT)	RESERVE PRICE	EMD AMOUNT	DATE & TIME OF INSPECTION	DESCRIPTION OF THE PROPERTY
M/S. GREEN LIFESPACES : PARTNERS :- 1. MR. MANGAL LAXMAN CHAVAN 2. MRS. SAVITA MANGAL CHAVAN LOT NO. 1	1	10	416	1482000	222300	02.09.2026 AT 11.00 PM	ALL THAT property consisting of NA Plots and construction there on, land bearing Survey No.30/1, 30/2, 30/3, 30/4 in the complex known as ‘Green Willows’ situated at village Shendrun Budruk, Taluka Shahapur, Disrict Thane. Priority of sale will be given to the Bidder who opts for All the 3 Lots together.
	2	12	443	1578188	236728		
	3	13	416	1458250	218738		
	4	14	416	1458250	218738		
	5	15	416	1458250	218738		
	6	35	202	767600	115140		
	7	37	224	798000	119700		
	8	40	235	837188	125578		
	9	41	248	883500	132525		
	10	42	288	987525	148129		
	11	44	199	708938	106341		
	12	46	144	513000	76950		
	13	47	144	513000	76950		
	14	48	144	513000	76950		
	15	49	144	513000	76950		
	16	50	144	513000	76950		
	17	51	144	513000	76950		
	18	61	255	969000	145350		
	19	65	240	855000	128250		
	20	66	240	855000	128250		
	20		5102	18174689	2726205		
	SR.	FLAT NO.	FLAT AREA (SQ. MT)	RESERVE PRICE	EMD AMOUNT	02.09.2026 AT 11.00 PM	ALL THAT property consisting of NA Plots and construction there on, land bearing Survey No.30/1, 30/2, 30/3, 30/4 in the complex known as ‘Green Willows’ situated at village Shendrun Budruk, Taluka Shahapur, Disrict Thane. Priority of sale will be given to the Bidder who opts for All the 3 Lots together.
			(SQ.FT.)				
LOT NO. 2	1	G-1	412	1332375	199856.25		
	2	G-5	412	1332375	199856.25		
	3	G-7	412	1254000	188100		
	4	G-8	412	1332375	199856.25		
	5	104	508	1639225	245883.75		
	6	202	418	1348525	202278.75		
	7	203	418	1348525	202278.75		
	8	204	508	1715700	257355		
	9	205	418	1348525	202278.75		
	10	206	418	1348525	202278.75		
	10		4336	14000150	2100022.5		
	SR.	PLOT NO.	PLOT AREA (SQ. MT)	RESERVE PRICE	EMD AMOUNT	02.09.2026 AT 11.00 PM	ALL THAT property consisting of NA Plots and construction there on, land bearing Survey No.30/1, 30/2, 30/3, 30/4 in the complex known as ‘Green Willows’ situated at village Shendrun Budruk, Taluka Shahapur, Disrict Thane. Priority of sale will be given to the Bidder who opts for All the 3 Lots together.
LOT NO. 3	1	12	443	1578188	236728		
	2	13	416	1458250	218738		
	3	14	416	1458250	218738		
	4	15	416	1458250	218738		
	5	65	240	855000	128250		
	5		1931	6807938	1021192		

The Bank Draft/Pay order of the EMD drawn in favour of The Deccan Merchants Co-op Bank Ltd., payable at Mumbai (the payment of EMD can also be made through NEFT/RTGS) should be accompanied with the offer which is refundable without interest if the bid is not successful. Tender Document i.e. Technical Bid/Financial Bid, will be available at Branch/Head Office of the Bank between 10.30 am to 5:00 pm on all working Days till **09.09.2026** on payment of **Rs.3,000/- (Non-Refundable.)** The offers will be opened by the undersigned at The Deccan Merchants Co-op. Bank Ltd., H.O.: 217, Raja Ram Mohan Roy Road, Girgaon, Mumbai - 400 004 on **10.09.2026. at 11.30 a.m** onwards. The above said property for sale i.e.Plots/Flats/Row-Houses are available for purchase in a lot or individually by the purchasers. Preference will be given mostly to Purchaser to purchase property in a lot. The OPEN Auction bidding will also take place at the same time. Offerers may remain present and revise offer upwards. The successful Offer/bidder should deposit 25% (Inclusive of 15% EMD Amount) of the bidding amount immediately after auction on the same day or not later than next working day and balance 75% within 15 days , failing which the Bank shall forfeit the entire amount already paid by the offerer without any notice. The intending purchasers may inspect the above property for sale on date mentioned above. The Bank has not appointed any agent/brokers for sale. Enquiries, if any for terms and conditions of sale can be obtained from the undersigned. The Bank reserves its rights to reject any or all the offers received without assigning any reason.

STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT

The Borrower Guarantors are hereby given notice to pay the sum mentioned as above before the date of Auction failing which property will be sold in auction and balance if any will be recovered with interest and cost.

Date. 24.08.2026
Place. Mumbai

sd/-
Authorised Officer
The Deccan Merchants Co-op Bank Ltd
