



बैंक ऑफ बड़ौदा Bank of Baroda



Sale Notice for Sale of Immovable Properties

"APPENDIX- IV-A [See proviso to Rule 6 (2) & 8 (6)]

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 proviso to Rule 6 (2) & 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower (s), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on "**As is where is**", "**As is what is**", "**Whatever there is**" and "**Without Recourse**" basis for recovery of dues in below mentioned account/s. The details of Borrower/s/Mortgagor/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below -

Sr. /Lot No.	Name and address of borrower/s and Guarantor/s	Give short description of the movable/immovable properties with known encumbrances, if any Possession: Physical	Total dues	Date and time of e auction, Start Time to End Time.	1). Reserve price 2). EMD. 3). Bid increase amount	Property inspection date and time
1	M/s Divya Simandhar Construction Pvt Ltd At: S 202, Shree Ram Centre, Behind Siddharth Patel Square, Malhar Point, Vadodara - 390020 Director & Guarantor: Tushar Navinchandra Shah Sheetal Shah	Flat/Office: All that part & parcel of equitable mortgaged of Flat/Office situated at 202, adm. 75.74 sq mtrs in the 2nd Floor, Shri Ram Chambers constructed on land adm. 572 sq mtrs out of 958 sq mtrs of Plot no 15 & 18 of Bhaktinagar Society the land bearing Revenue Survey no 138 City Survey no 1811 & 1812 at Moje Village - Jetalpur in the Registration Sub District & District Vadodara in the name of Mr. Tushar Navinchandra Shah & Mrs. Sheetal Tushar Shah and bounded as : East: Flat no 203, West: Flat no 301, North: Plot no. 16 & 17, South: Road Property id: BARB06760002	Rs. 17,44,98,993.12/- (Rupees Seventeen Crore Forty-Four Lacs Ninety-Eight Thousand Nine Hundred Ninety-Three and Twelve Paise only) with further interest thereon and other charges as mentioned in the Demand notice Dt. 06.08.2024 & 17.08.2025	14-09-2026 02:00 PM To 06:00 PM	Rs. 25,00,000/- Rs. 2,50,000/- Rs. 10,000/-	07-09-2026 04:00 PM To 06:00 PM

For detailed terms and conditions of sale, please refer/visit to the website link <https://bankofbaroda.bank.in/e-auction> and online auction portal <https://baanknet.com/>. Also, prospective bidders may contact the Authorised officer on Mobile no. 8303977423.

कुने बैंक ऑफ बड़ौदा/ For Bank of Baroda

प्राधिकृत अधिकारी / Authorised Officer
ओं.द.आ.व. शाखा, बड़ौदा/ ZOSARB, Baroda

Date: 21-08-2026
Place: Vadodara

(Prabhat Kumar Shukla)
Authorised Officer
Bank of Baroda

Zonal Stress Asset Recovery Branch, Fourth Floor, Suraj Plaza III, Sayajiganj, Baroda फ़ोन/Phone- +91 0265-2360022
, ईमेल – armsgz@bankofbaroda.bank.in, Web: <https://bankofbaroda.bank.in/>