



बैंक ऑफ बड़ौदा
Bank of Baroda
India's International Bank



Branch – Industrial Estate Branch, Ankleshwar, Mob-70178 48690, 81023 44125 E-Mail-INDANK@bankofbaroda.co.in]

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", and "Whatever there is" 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 No.	Name & address of Borrower/s / Guarantor/ Mortgagors	Short description of the immovable property with known encumbrances, if any	Total Dues. (As per SARFAESI 13-2)	Date and Time of e-auction.	1.Reserve Price 2.Earnest Money Deposit (EMD) 3.Bid Increase Amount	Status of Possession (Constructive /Physical)	Property Inspection date & Time.
1	Mr SITAL CHANDRA MANDAL(Mortgager) &Mrs DURGA SITAL MANDAL <u>Residence of</u> Address 1: Bungalow No. B-21 DARSHANAM CELESTIAL Opp Akshar Farm ,Bhayli, Vadodara ,Gujarat- 391410 Address 2: B/204 Chandrajyot Society ,B/H GIL Colony GIDC Vill- Ankleshwar, Tal- Ankleshwar, Dist- Bharuch, Gujarat- 393002.	All that Piece and parcel of the property bearing Block no. 1146 (Old R.S. no. 1706, 1711) located at Bungalow No.B-21 , admeasuring 19021.00 Sq. Mtrs. Known as DARSHANAM CELESTIAL and plot area admeasuring 297.29 Sq. Mtrs., Undivided share of land of Common Road and; Common Plot admeasuring 99.55 Sq. Mtrs., Total admeasuring 396.84 Sq. Mtrs., and having Total Construction admeasuring 330.75 Sq. Mtrs , Moje: Bhayli, Vadodara , BHAYLI ,Municipality , City Bhayli , District VADODARA , State GUJARAT , Country INDIA ,PIN Code 391410 or thereabout, belonging to MR SITAL CHANDRA MANDAL, Boundaries as under: East: Bungalow No. B-20 West: Bungalow No. B-22 North: Bungalow No. A-27 South: Society Internal Road	Rs.1,79,19,130/- + Unapplied Interest +Legal Charges + Other Charges	09.11.2026 14:00 to 18:00	1.Reserve Price- Rs. 2,64,00,000.00/- 2.Earnest Money Deposit (EMD)- Rs. 26,40,000.00/- 3.Bid Increase Amount Rs. 1,50,000.00 /-	Physical	26.10.2026 -30.10.2026 10:00-18 :00Pm

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction.htm> and online auction portal <https://baanknet.com> Also, prospective bidders may contact the Authorised officer on Mobile- 70178 48690, 81023 44125

Bank of Baroda, Industrial Estate Branch Ankleshwar ,वेब/Web www.bankofbaroda.in





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STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT 2002

The Borrower/ guarantor/mortgagors are hereby notified to pay the sum as mentioned above along with up- to-date interest and ancillary expenses before date of auction, failing which the property will be auctioned/sold and balance dues, if any, will be recovered with interest and cost

Date: 21.10.2026

Place: Ankleshwar

Authorised Officer, Bank of Baroda.