



GIC HOUSING FINANCE LTD.

CORPORATE OFFICE / HEAD OFFICE : GICHFL, National Insurance Building 6th Floor, 14, Jamshedji Tata Road, Churchgate, Mumbai – 400020. Tel No- 022-43041900. corporate@gichf.com **Website :** www.gichfindia.com

- **PANVEL BRANCH OFFICE :** Shop No 2-6, Suryakiran Chs Ltd, Plot No: 05, Sec No :05 Behind D'mart, Opp Neel Vardhaman, New Panvel (East), Raigad District- 410 206 EMAIL : panvel@gichfindia.com
- **NERE PANVEL BRANCH :** Mahalaxmi Nagar, Nere Branch, Panvel Matheran Road, Nere, New Panvel-410206 Branch Email : nerepanvel@gichfindia.com

- **NAVI MUMBAI BRANCH :** Office No A-301 Bsel Tech Park Sector-30A, Opp Vashi Railway Station, Near Inorbit Mall, Vashi, Navi Mumbai-400703 Email: navimum@gichfindia.com **TEL :** 022- 27832908/1359/1367/2810/27832832 **Authorised Officer :** **SUDHIR KASBEKAR - 9890275544**

CONTACT PERSON & NO. : RAHUL GHODKE - 98700 09917

E-AUCTION SALE NOTICE

E-AUCTION DATE : 16-09-2026 / Last Date for Bid Submission : 15-09-2026

WHEREAS the undersigned being the Authorized Officer of GIC Housing Finance Ltd. (GICHFL), under Securitization & Reconstructions of Financial Assets and Enforcement of Security Interest Act, 2002 & in exercise of powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 had issued Demand Notice to following Borrowers/Mortgagors calling upon them to repay the outstanding due amount mentioned in the said notices. However, the Borrowers/Mortgagors having failed to repay the said outstanding loan amount, the authorised officers of GICHFL have taken **PHYSICAL POSSESSION** of the following properties in exercise of powers conferred U/s 13(4) and U/s 14 of the said Act read with the Rule 8 of the said Rules.

Sr. No.	Loan File No/ Name of the Borrower/ Co Borrower / Guarantor / Branch Name	Property Address/ Property Area (Built Up In Sq Ft)	Date of Demand Notice sent	Date of Physical Possession	Total Outstanding as on 11.08.2026 (Incl.POS, Interest and Other charges) (In Rupees)	Reserve Price (In Rupees)
1	MH0040610006883 / YOGESH M MANDAVIA SNEHA H MAKAD / NAVI MUMBAI	Gut No: Na.,Building Name: Kailash Sadan Chs Ltd,House No: Flat No-604,Floor No: 6Th,Plot No: 27,Street Name: Roadpali,Street No: Na.,Sector Ward No: Sec-17,Land Mark: Sec No-17,Village: Kalamboli,Location: Kalamboli Node,Taluka: Panvel,State: Maharashtra,Pin Code: 410218 (Aear Of The Property - Built Up Area 474 Sq. Ft.	05.06.2023	24.06.2026	4321441/-	4052700/-
2	MH0040610006938 / BALAJI BABURAO GURME SANDHYARANI BALAJI GURME / NAVI MUMBAI	Ut No: 90 Hiss 1A,Building Name: Eden Garden,House No: B-303 Bldg No 1,Floor No: 3 Rd Flo,Plot No: Na,Street Name: Na.,Street No: Na,Sector Ward No: Na,Land Mark: Sr No 07 Hissa 0,Village: Poyanje,Location: Poyanje,Taluka: Panvel,State: Maharashtra,Pin Code: 410221. (Aear Of The Property - Built Up Area 520 Sq. Ft.	10.07.2025	04.05.2026	2388371/-	1726920/-
3	MH0490610002657 / NITU SUBHASH YADAV / NERE PANVEL	Gut No: 41/3+4/1,Building Name: Shree Ganesh Apt,House No: 403,Floor No: 4 Th,Plot No: 07, Street Name: N.A,Sector Ward No: N.A,Land Mark: Nr.V Mart,Village: Chinchavali Shekin, Location: Khalapur,Taluka: Khalapur,State: Maharashtra,Pin Code: 410202.(Aear Of The Property - Built Up Area 347 Sq. Ft.	03.05.2024	12.03.2026	2098468/-	1061820/-
4	MH0490610002451 / SUDHIR VASANT KAMBLE / NERE PANVEL	Gut No: 59/61/62/63/5/10,Building Name: Bldg No-02/Nirmiti Garden/Phase-,House No: A/102,Floor No: 1 St,Plot No: 59/61/62/63/5/10,Street Name: Panvel Matheran Road,Sector Ward No: Jasmin Bldg,Land Mark: Nr.Umroli Village,Village: Umroli,Location: Vaje,Taluka: Panvel,State: Maharashtra,Pin Code: 410206. (Aear Of The Property - Built Up Area 504 Sq. Ft.	08.11.2024	18.06.2026	2114584/-	2086560/-
5	MH0490610003062 / RAMILA UMESH GOHEL / NERE PANVEL	Gut No: 42/4,Building Name: V M Heritage,House No: 102,Floor No: 1St Flr,Plot No: Building No 02,Street Name: N.A,Street No: N.A,Sector Ward No: N.A,Land Mark: Chinchavali Bus Stop,Village: Chinchavali Shekin Khopo,Location: Khopoli,Taluka: Khalapur,State: Maharashtra,Pin Code: 410203. (Aear Of The Property - Built Up Area 674 Sq. Ft.	10.07.2025	26.05.2026	2509685/-	1698480/-
6	MH0170610003862 / SUJEET KUMAR PARASHAR LAXMI SUJEET PARASHAR / PANVEL	Gut No: 166/17 New S.N.29/17,Building Name: Manda Dham,House No: 402,Floor No: 4Th Floo,Land Mark: Nr.Vidyaniketan School,Village: Mangaon,Location: Kalyan D.C.,Taluka: Kalyan, State: Maharashtra, Pin Code: 421301.(Aear Of The Property - Built Up Area 374 Sq. Ft.	20.07.2021	03.10.2025	1136870/-	1481040/-
7	MH0170610007589 / BASURAJ KRISHNA HOSAMANI ARVIND KRISHNA HOSAMANI / PANVEL	Gut No: N.A,Building Name: Om Sainath Chs Ltd,House No: Apt No. A-4/0:6,Floor No: Gr.Flir,Plot No: 06,Street Name: N.A,Street No: N.A,Sector Ward No: 10,Land Mark: Nr.Sai Baba Mandir,Village: Kalamboli,Location: Kalamboli Node,Taluka: Navi Mumbai,State: Maharashtra,Pin Code: 410218. (Aear Of The Property - Built Up Area 373 Sq. Ft.	10.11.2023	25.02.2026	814394/-	2114100/-
8	MH0170610005368 / FAIZAN IBRAHIM MULTANI MAHAJABEEN MULTANI / PANVEL	Gut No: Sr.No.148/1 & Other,Building Name: Dosti Elmore-Dosti Planet,House No: 1701/C-Wing,Floor No: 17Th Flr,Plot No: Sr.No.148/1 & Other,Street Name: Dosti Planet North Road,Land Mark: Nr.Snm Highschool,Village: Shil,Location: Shilphata,Taluka: Thane,State: Maharashtra,Pin Code: 410203.(Aear Of The Property - Built Up Area 630 Sq. Ft.	22.02.2022	24.02.2026	4553156/-	5953500/-

DATE OF E-AUCTION & TIME : 16-09-2026 at the Web-Portal (<https://www.bankauctions.in>) from 3.00 PM TO 04:00 PM. with unlimited extensions of 5 minutes each.

Last date of submission of Tender/Sealed Bid in the prescribed tender form along with EMD & KYC either through online mode or at the above mentioned GICHF Office at 15-09-2026 before 5.00 PM.

Further to this **PUBLIC NOTICE** for E-Auction Sale of the above said Assets / properties (in terms and conditions of the SARFAESI, Act 2002 and rules thereunder) GICHFL invites **OFFERS EITHER** in sealed cover/s or in Online mode to purchase the said properties on **"AS IS WHERE IS BASIS"** and **"AS IS WHAT IS BASIS"**.

TERMS & CONDITIONS OF THE AUCTION SALE ARE AS FOLLOWS:-

1. **E-Auction** is being held on 'As is where is Basis', 'As is what is Basis', 'Whatever there is' And 'Without Any Recourse Basis', and will be conducted **"Online"**. The E-Auction will be conducted through GICHF approved Eaucion service provider **"M/s.4 closure"**
2. **The intending bidders should register their names at portal <https://bankauctions.in/> and get their user-id and password free of cost. Prospective bidders may avail online training on E-Auction from the service provider M/s. 4closure, # 605 A, 6th Floor Maitrivanam, Ameerpet, Hyderabad – 500038, Telangana. Office Land Line No: 040-23736405; Backend team : 8142000062 / 66, Mr. Prakash - 8142000064 / 8142000725, prakash@bankauctions.in, Mr. Nitesh Pawar, Manager, Mumbai, No:8142000725, mail id: Nitesh@bankauctions.in Property enquiries, CONTACT DETAILS : SUDHIR KASBEKAR - 9890275544**
3. The E-auction Sale is subject to the conditions prescribed in the SARFAESI Act/Rules 2002 and the terms and conditions mentioned hereunder/website also subject to conditions in the offer/ bid documents to be submitted by the intending/participating bidders.
4. Every bidder is required to have his/her own email address in order to participate in the online E-auction.
5. **Once Intending Bidder** formally registers as a qualified tenderer before authorized officer of GICHF, will have to express his/her interest to participate through the E-auction bidding platform, by submitting document. It shall be the tenderer's/online bidder's sole responsibility to procure his/her login ID and password from the E-auction service provider.
6. The aforesaid properties shall not be sold below the reserve price mentioned above.
7. Intending bidders are required to deposit Earnest Money Deposit/s (EMD) @ 10% of the abovesaid respective reserve prices, by way of DD/RTGS/NEFT favouring GIC Housing Finance Ltd. Bank details are as follows: **Bank Name: UNION BANK OF INDIA, A/c No: 005111010000039 - A/c Name: GIC HOUSING FINANCE LTD AUCTION A/C, Branch Name : LCB, FORT Address : UBI, 239 BACKBAY RECLAMATIO NARIMAN POINT MUMBAI MAHARASHTRA PINCODE 400021. IFSC Code - UBIN0800511.**
8. The said Deposit/s shall be adjusted in the case of successful bidder/s, otherwise refunded. The said earnest money deposit/s will not carry any interest.
9. The offer/s along with the aforesaid Earnest Money Deposit (EMD) can be submitted either "online" through the portal <https://bankauctions.in/> along with the EMD and scanned copy of KYC documents including PAN Card & address proof, to the service provider or through submitting sealed cover comprising bid form, EMD and KYC documents and it should reach the respective branch offices of GIC Housing Finance Ltd., mentioned above on or before EMD Submission due date.
10. That, after opening the tenders, the intending bidders who have submitted their bids for not less than the reserve price will be given an opportunity at the sole discretion of the Authorized Officer to increase the bidding amount.
11. The successful bidder/s shall deposit 25% of the amount of sale price, adjusting the EMD paid already, immediately on acceptance of offer by the Authorized officer in respect of the sale, failing which the earnest money deposited shall be forfeited. The balance 75% of the sale price is payable within 15 days from the date of confirmation of the sale solely at the discretion of the Authorized Officer. In case of failure to deposit the balance amount within the prescribed period, the amount deposited shall be forfeited. The Authorized Officer shall not be required to give any further notice of forfeiture to the successful bidder.
12. Bidders are bound by the principle of "caveat emptor" (Buyer Beware) and advised to conduct their own due diligence to find any encumbrances, statutory liabilities and any other applicable tax etc. in respect of the said properties. The Successful bidders shall have to bear all outgoing i.e., municipal taxes, maintenance/society charges, electricity charges, water charges, stamp duty, registration charges, (if applicable), if any and all other incidentals charges, cost including all outgoing relating to the respective properties other than the sale price...
13. The successful bidder should bear the charges/fees payable on sale certificate, such as registration fees, stamp duty, taxes, or any other duties payable for getting the secured asset transferred in his/her name.
- 14.. Sale Certificate will be issued only in the name of the successful bidder and only after receipt of the entire /sale price.
15. The notice is hereby given to the Borrower/s, Mortgagor/s and Guarantor/s that they can bring the intending buyer/purchaser for purchasing the properties mentioned above, as per the terms and Conditions of the EAuction Sale.
16. Inspection of the above said properties can be given on request and as per convenience of Authorized Officer.
17. The Authorized Officer is not bound to accept the highest offer or any or all offers and reserves the right to accept or reject any or all the tenders without assigning any reason thereof.
18. GICHFL is not responsible for any liability whatsoever pending upon the properties as mentioned above. The property shall be auctioned on **"As is where is", "As is what is", Whatever there is"** and **without any recourse basis.**
19. In case the borrowers/mortgagor approaches GICHFL before confirmation of sale, offering contractual dues + expenses + interest @ 15 % from date of proclamation of sale + 5% of the purchase money (in case after sale which is to be paid to successful bidder) and requests for cancellation of the sale, GICHFL shall accept the amount and hand over the possession to Borrower / Mortgagor.
20. The highest bidder has to pay 25% (inclusive of earnest money deposited) of the bid amount in terms of the sale notice immediately and the balance 75% of the bid amount is payable in 15 days or such other extended period as agreed upon between the parties (AO and the successful bidder).
21. **Minimum Bid increment value is Rs.10, 000/-**

STATUTORY 30 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002

For detailed terms and Conditions of the sale and full description of the properties please refer to the website of approved e-auction service provider M/s.4 closure and website <https://bankauctions.in>.

For GIC Housing Finance Ltd.

Sd/-

Authorised Officer

Date : 13.08.2026

Place : PANVEL / NERE PANVEL / NAVI MUMBAI