

**THE COSMOS CO-OP. BANK LTD.**

(Multistate Scheduled Bank)

*Enriching Life!*

**Registered Office :** 'Cosmos Tower', Plot No. 6, ICS Colony, University Road, Ganeshkhind, Shivajinagar, Pune - 411 007. Phone : 020 - 6708 5305

**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 provision to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002**

Notice is hereby given to the public in general and in particular to the Borrower, Directors, Guarantors and Mortgagors that the below described immovable property is charged to the Secured Creditor, the physical possession of which has been taken by the Authorised officer of The Cosmos Co-op. Bank Ltd. will be sold on **"As is Where is", "As is What is", and "Whatever there is basis"** on **20.03.2026 from 12:30 p.m. To 1:30 p.m.** with unlimited extension of 5 minutes each.

Name of the Borrower, Directors, Mortgagors, Guarantors & Branch	13(2) Demand Notice Details		Possession Date	Sale / Auction					
	Date	Amount		Date	Time				
<b>1. M/s. Phoenix Refrigeration Pvt. Ltd.</b> <b>Having its registered office at-</b> <b>Address -</b> Plot No. A- 5, Rajegaon MIDC, Bhandara, Mouje- Chikhali Hamesha, Tal. & Dist. Bhandara - 441 804.	28.09.2021	Rs. 198.43 Lakhs + Further Int.	Physical Possession on 07.10.2022	20.03.2026	12.30 p.m. To 1.30 p.m.				
<b>2. Mr. Kashiwar Narendra Maroti</b> <b>3. Mrs. Kashiwar Ujwala Narendra</b> <b>Both residing at :-</b> <b>Address -</b> Flat No. D- 401, Grand View 7, Katraj Bypass Road, Near Ashok Leyland, Ambegaon Khurd, Katraj, Pune- 411046.	<b>Details of Immovable Property:-</b> <b>(Property Owned by Mr. Kashiwar Narendra Maroti and Mrs. Kashiwar Ujwala Narendra.)</b> All that piece and parcel of residential Premises bearing Flat no. 401, adm. About 80.37 sq. m. (built up) and sit out adm. 10.16 sq. m. on 4th Floor and covered car parking space no. D- 7, Adm. 9 Sq. m. in Building "D", in the scheme known as "Grand View- 7", Building - D Co-Op. Housing Society Ltd., constructed in the land bearing S. No. 6/4, 6/5, 6/6/1 to 6/6/4, 6/12(part), Village - Ambeagaon Budruk, Taluka Haveli, District Pune.								
<b>4. Mrs. Borkar Manisha Jayant</b> <b>5. Mr. Borkar Jayant Tulsidas</b> <b>Both residing at:-</b> <b>Address -</b> Flat No. 26, B- Wing, Ashirwad Garden, NDA Road, Shivane, Pune- 411023.	<table border="1"> <thead> <tr> <th>Reserve Price</th> <th>Earnest Money Deposit</th> </tr> </thead> <tbody> <tr> <td>₹ 63.00 Lakhs (₹ Sixty Three Lacs Only)</td> <td>₹ 6.30 Lakhs (₹ Six Lacs Thirty Thousand Only)</td> </tr> </tbody> </table>					Reserve Price	Earnest Money Deposit	₹ 63.00 Lakhs (₹ Sixty Three Lacs Only)	₹ 6.30 Lakhs (₹ Six Lacs Thirty Thousand Only)
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<b>6. Mr. Dhonge Mahesh Pandhari</b> <b>Address:</b> Flat No. 5, B Type, GST Colony, Phule Nagar, Alandi road, Yerwada, Pune- 411006. <b>Branch -</b> Dhankawadi.									

**Notes :** 1. For inspection, subject property will be arrange on **17.03.2026 at 11:00 a.m. To 1:00 p.m.** 2. Tender forms are available with Authorised Officer. 3. For any queries regarding e-auction contact to the Authorised Officer on above mentioned number. 4. Earnest Money Deposit (EMD) shall be deposited through D.D./RTGS/NEFT fund transfer to credit the amount to The Cosmos Co-op. Bank Ltd. **"E-Auction EMD Account" No.COS370219, IFSC Code : COSB0000090 on or before 18.03.2026 up to 5:00 p.m.**

This also be considered as a 15 days' notice to the Borrower/ Mortgagors / Guarantors under rule 8(6) of the security interest (Enforcement) Rule, 2002.

Detailed terms & conditions of the sale are available with the Bank Website i.e. <https://www.cosmos.bank.in> AND <https://cosmosbank.auctiontiger.net>

Date : 04.03.2026

Place : Pune

Rajesh Kadam  
 Asst. General Manager & Authorised Officer  
**The Cosmos Co-operative Bank Ltd.**