



BRANCH - ITWARI, NAGPUR

Plot No.591, Nr. Telephone Exchange Square, Central Avenue Road, Nagpur-440008.

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./ Lot No.	Name & address of Borrower/s / Guarantor/ Mortgagors	Description Of The Immovable Property (Mortgagor/s)	Total Dues.	1. Reserve Price	Date of E- Auction Time of E Auction - Start Time to End Time	Status of Possession (Symbolic /Physical)	Property Inspection date & Time.	Contact person along with his Phone No's
				2. Earnest Money Deposit (EMD)				
1	1. Mr. Kumar Vaibhav Sarvottam Vidyarthi (Partner of M/s. Prime Services) 2. Mrs. Niharika Suresh Gajbiye (Partner of M/s. Prime Services) 3. Mrs. Sulagna Kumar Vaibhav Vidyarthi 4. M/s. K.V. Corporation 5. Mr. Kumar Vaibhav Sarvottam Vidyarthi 6. Mrs. Niharika Vaibhav Vidyarthi	All that piece and parcel and Apartment No 103, situated on 1st floor of building known and styled as "Mangalam Tulsi" and Building Constructed on land bearing Amalgamated Plot No 1-2-3, City Survey No 536, Sheet No 44, land Bearing Kh No 157/6, Corporation H No 553/A/123/FF-104/ 0620163691029/N, Ward No 61, PH No 08, Situated at Katol Road, Nagpur-Mauza-Borgaon, within limit of NMC and NIT, Tah and Dist Nagpur. Land is bounded as under: EAST:-6.00 mt wide road, WEST:- Plot No 02, NORTH:-30mt wide road, SOUTH:-Plot No 03. Flat is bounded as under : East: Passage and Flat No 106, West: Side Margin, North: Flat No. 104, South: Lift and Duct.	Rs. 25,34,553.00 + unapplied interest and other charges	3. Bid Increase Amount	03/09/2026 between 14:00:00 to 17:00:00	Symbolic	25/08/2026 between 14:00:00 to 17:00:00	Mr. Manoj Tirkey 747 803 9898
				Rs. 48,00,000/-				
				Rs. 4,80,000/-				
2	1. Mr. Kumar Vaibhav Sarvottam Vidyarthi (Director of M/s. Prime Services Private Limited) 2. Mrs. Niharika Suresh Gajbiye (Director of M/s. Prime Services Private Limited) 3. Mrs. Sulagna Kumar Vaibhav Vidyarthi 4. M/s.K.V. Corporation (Mortgage through its Partners) 5. Mr. Kumar Vaibhav Sarvottam Vidyarthi 6. Mrs. Niharika suresh Gajbiye 7. Mrs. Niharika Vaibhav Vidyarthi	All that piece and parcel and Apartment No 104, situated on 1st floor of building known and styled as "Mangalam Tulsi" and Building Constructed on land bearing Amalgamated Plot No 1-2-3, City Survey No 536, Sheet No 44, land Bearing Kh No 157/6, Corporation H No 553/A/123/FF-104/ 0620163691029/N, Ward No 61, PH No 08, Situated at Katol Road, Nagpur-Mauza-Borgaon, within limit of NMC and NIT, Tah and Dist Nagpur. Land is bounded as under: East:-6.00 Mt Wide Road, West:- Plot No 02, North:-30mt Wide Road, South:- Plot No 03. Flat is bounded as under: East: Passage and Flat No 105, West: Side Margin, North: Side Margin, South: Flat No. 103	Rs. 1,40,07,672.55 + unapplied interest and other charges	Rs. 63,00,000/-	03/09/2026 between 14:00:00 to 17:00:00	Symbolic	25/08/2026 between 14:00:00 to 17:00:00	Mr. Manoj Tirkey 747 803 9898
				Rs. 6,30,000/-				
				Rs. 25,000/-				

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 Tel No./ Mobile. 747 803 9898.

Date: 28/07/2026
Place: Nagpur

AUTHORISED OFFICER
BANK OF BARODA

