

PUBLIC NOTICE

IN THE HIGH COURT OF JUDICATURE AT BOMBAY
IN ITS COMMERCIAL JURISDICTION

**INTERIM APPLICATION NO.3420 OF 2024
IN
COMMERCIAL EXECUTION APPLICATION
NO.30 OF 2017**

Amrutlal Premji Patel

... Claimant/
Decree Holder

Versus

Nirman Realtors and Developers
Limited and others

... Respondents /
Judgment Debtors

1. Offers are invited by the undersigned in sealed envelope for the sale of immovable properties (i) and (ii) more particularly described hereunder either singly or jointly on **“AS IS WHERE IS BASIS”** and **“AS IS WHAT IS BASIS”** and **“WHATEVER THERE IS BASIS”** in pursuance of the Order dated 2nd July, 2026 passed by Hon’ble High Court, Bombay (Coram: Jitendra Jain, J.) directing the Court Receiver for sale of immovable properties (i) and (ii), along with the amount of earnest money to be deposited by way of a Demand Draft / Pay Order of any Nationalised Bank payable at Mumbai as mentioned hereunder separately, in favour of “The Court Receiver, High Court, Bombay” and payable at Mumbai as earnest money deposit (EMD):

Sr. No.	Particulars of Immovable Property	EMD Amount in Rupees	Reserved Bid / Sale Value in Rupees
i	Residential Flat No.1001 in the project known as Green Acres being constructed by Nirman Realtors and Developers Limited on land bearing CTS No.738/B/1/A of village Borivali Taluka Borivali District Mumbai Suburban admeasuring about 448 sq.ft. of carpet area;	Rs. 5,00,000/-	Rs. 68,00,000/-
ii	Residential Flat No.1002 in the project known as Green Acres being constructed by Nirman Realtors and Developers Limited on land bearing CTS No.738/B/1/A of village Borivali Taluka Borivali District Mumbai Suburban admeasuring about 448 sq.ft. of carpet area;	Rs. 5,00,000/-	Rs. 68,00,000/-

2. The inspection of the immovable properties will be given on **04th September, 2026 and 05th September, 2026 between 11.00 a.m. to 4.00 p.m.** upon production of self attested Identity Cards and Contact Number. Offers are required to reach the office of the Court Receiver, High Court, Bombay on or before **21st September, 2026 by 5:00 p.m.** The offers so received will be considered in the hearing to be held before Hon'ble Bombay High Court on **28th September, 2026 at 3.00 p.m. or soon thereafter** when the offerors may increase their offer, if they so desire. An offeror may submit offer for one or both properties along with EMD.
3. A copy of the terms and conditions of sale of the said office premises will be made available at the site at the time of inspection on payment of Rs. 100/- (non-refundable and non-adjustable) and also in the Office of the Court Receiver during office hours on working days.
4. The offer for sale of the property by the highest bidder shall be subject to sanction of the Hon'ble Bombay High Court and the offer will be finalized as per directions of the Hon'ble Bombay High Court. The Hon'ble Bombay High Court is not bound to accept the highest or any other offer and may reject any offer without assigning any reason.

5. The immovable properties offered for sale are under construction and as such there is no Occupation Certificate till date.

Dated this 20th day of August, 2026



sd/-

**COURT RECEIVER,
HIGH COURT, BOMBAY**

ADDRESS :

Office of the Court Receiver,
High Court, Bombay,
Bank of India Building,
2nd Floor, M.G. Road, Fort,
Mumbai – 400 023.