

**ONLINE AUCTION** 

# FULL ONLINE PROPERTY AUCTION FAIR



DATE: TUESDAY 25 MARCH 2025 TIME:11.00 A.M VENUE: AT THE AUCTION CENTRE NO. 1-3, GROUND FLOOR, JALAN AMPANG, 50450 KUALA LUMPUR EBID.AUCTIONS.COM.MY





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PATRICK K.M.WONG DANNY T.F.LOH JEFFREY C.K.CHOONG Licensed Auctioneers



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## **PROCLAMATION OF SALE**

In exercise of the rights and powers conferred upon the Assignee/Bank under the relevant Facility and Security Documents entered into between the Assignor(s)/ Customer(s) and the Assignee/Bank, it is hereby proclaimed that BANK SIMPANAN NASIONAL with the assistance of the undermentioned Auctioneer

### WILL SALE BY PUBLIC AUCTION VIA ONLINE BIDDING DATE: TUESDAY 25 MARCH, 2025 (11:00 AM) AT THE AUCTION CENTRE, NO.1, GROUND FLOOR, JALAN AMPANG, 50450 KUALA LUMPUR EBID.AUCTIONS.COM.MY



(Bidder registration and payment of auction deposit must be made by 5pm, at least one (1) working day before the auction date; otherwise the Auctioneer has the right to reject the registration. Bidders are advised to log in to the online bidding hyperlink provided below and be on standby before the auction time)

#### ALL INTENDING BIDDERS ARE ADVISED TO ADHERE TO THE FOLLOWING, PRIOR TO THE BIDDING AT THE AUCTION SALE:

- a) Read and fully understand all the terms and conditions of sale herein; b) Conduct an official search on the individual title/parent title of the subject property
- at the land office and/or other relevant authorities;
- c) Inspect the subject property;d) Verify pertinent particulars of the documents
- e) Verify the postal address of the subject property with the developer;
  f) Check on the issuance of separate individual title for the subject property with Developer;
- g) Seek independent legal advice on the terms and conditions of sale herein;
  h) Make necessary enquiries with the relevant authorities and the developer on the
- Restriction-in-interest, imposed on the property, and/or the requirement of consent to the sale herein (if any):
- The subject property is sold on "as is where is" basis;
- The Assignee/Bank is not responsible in obtaining any consent from the Developer and/or state authorities or relevant bodies prior or after the auction sale. i)











The images shown are for illustration purpose only and may not be an exact representation for the property. Terms and Conditions apply.

Associates

Solicitor(s): M/S MN Maduarin &

**C** 13

& Partners

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**PAH40** 

PAH38184

PAHANG RM30,000.00

Unit No. 2116, 1st Floor, Block B, Taman Damai Taha, 28400 Mentakab, Pahang Darul Makmur.

572 square feet

Reserve Price

Assignor(s): 1) Cik Bakri Bin Che Hak 2) Zakirah Binti Yusof

Solicitor(s): M/S Haranay, Hisham, Anikah & Associates

#### RESERVE PRICE:

The property will be sold on an 'as is where is' basis, separately at the respective Reserve Price, Conditions of Sale and subject to consent being obtained by the Purchaser from the Developer and other relevant authorities, if any. All intending bidders are required to deposit with the Auctioneer a sum of equivalent 10% of the reserve price by Bank Draft in favour of BANK SIMPANAN NASIONAL or via RENTAS or online banking transfer (FPX) by 5pm, AT LEAST ONE WORKING DAY BEFORE THE AUCTION DATE, and the balance of the purchase money is to be settled within ONE HUNDRED TWENTY (120) days from the auction date. Online bidders are further subject to the Terms and Conditions on ebid.auctions.com.my.

#### **REQUIRED SUPPORTING DOCUMENTS BY BIDDER**

a) Your identity Card("IC") together with photocopies of I/C \*both sides for identification and registration purpose.

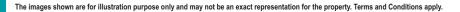
b) A nomination letter (if a 3rd party had nominated you to bid on their behalf).

c) Certified copy of M&A, Form 24 & 49 and BOD resolution (corporate company/firm).

d) Additional funds to pay for the difference between the deposit paid upon registration and 5% of the successful bidding price.



FIRST FULLY ONLINE PROPERTY AUCTION E-BID PLATFORM



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