

# INFORMATION PACK

FOR

## LARGE BROOKLYN HOME APARTMENT SUITES - INVESTMENT OPPORTUNITY

252 OLIVIER STREET, BROOKLYN, PRETORIA



**On Site Auction - Thursday, 14 March 2019 @ 11h00**

**Contact: Pieter Nel – 084 8800 165**

**[pieter@bideasy.co.za](mailto:pieter@bideasy.co.za) / [www.bideasy.co.za](http://www.bideasy.co.za)**

## Property Information

### Title Deed Information

**PORTION 1 OF ERF 608 BROOKLYN**

**Known As: 252 Olivier Street, Brooklyn, Pretoria**

**Title Deed: T24605/2004**

**Extent: 1250.0000SQM**

**Local Authority: City of Tshwane Metropolitan Municipality**

**Registration Division: JR**

**Province: Gauteng**

**Registered Owner: PARADISE CREEK INV 94 PTY LTD (REG: 2003/019894/07)**

**VAT Status: The seller is not registered for VAT**

**Zoning: "Residential"**

## Property Information

The large family home is in the very secure and boomed off area of Brooklyn. The area is fenced in and patrolled. The home has 8 large apartment suites and 2 flatlets. All the bedrooms and flatlets are en-suite and have a kitchenette's.

There is a separate laundry on site as well as ample parking, a garden and a pool. The home is neat and well maintained.

The property is located within walking distance from Brooklyn Mall and close to major bus routes.

### Features include:

8 Apartments

2 Flatlets

Electric Fence

Kitchen

Lounge

3 Vehicle Gates

2 Covered parking

Porte Cochere

Patio / braai (barbecue) area

Swimming Pool

R & T= R 2 397.00 per month

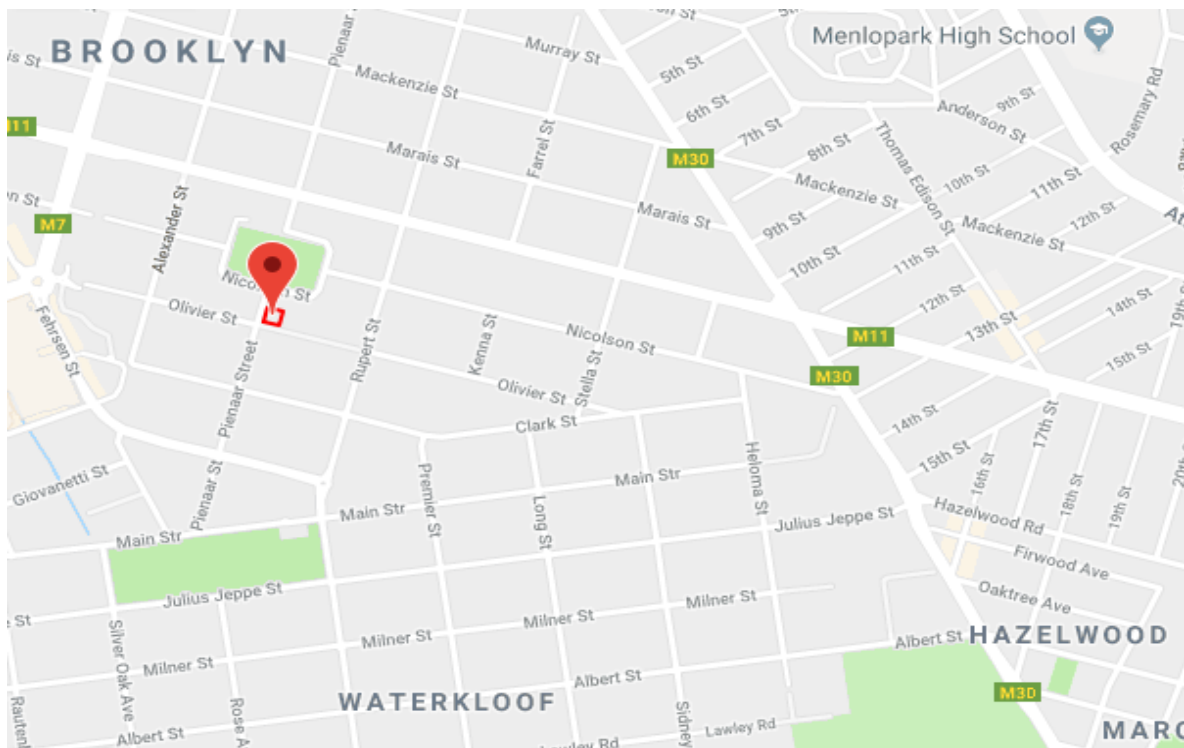
## Photo's







## Map



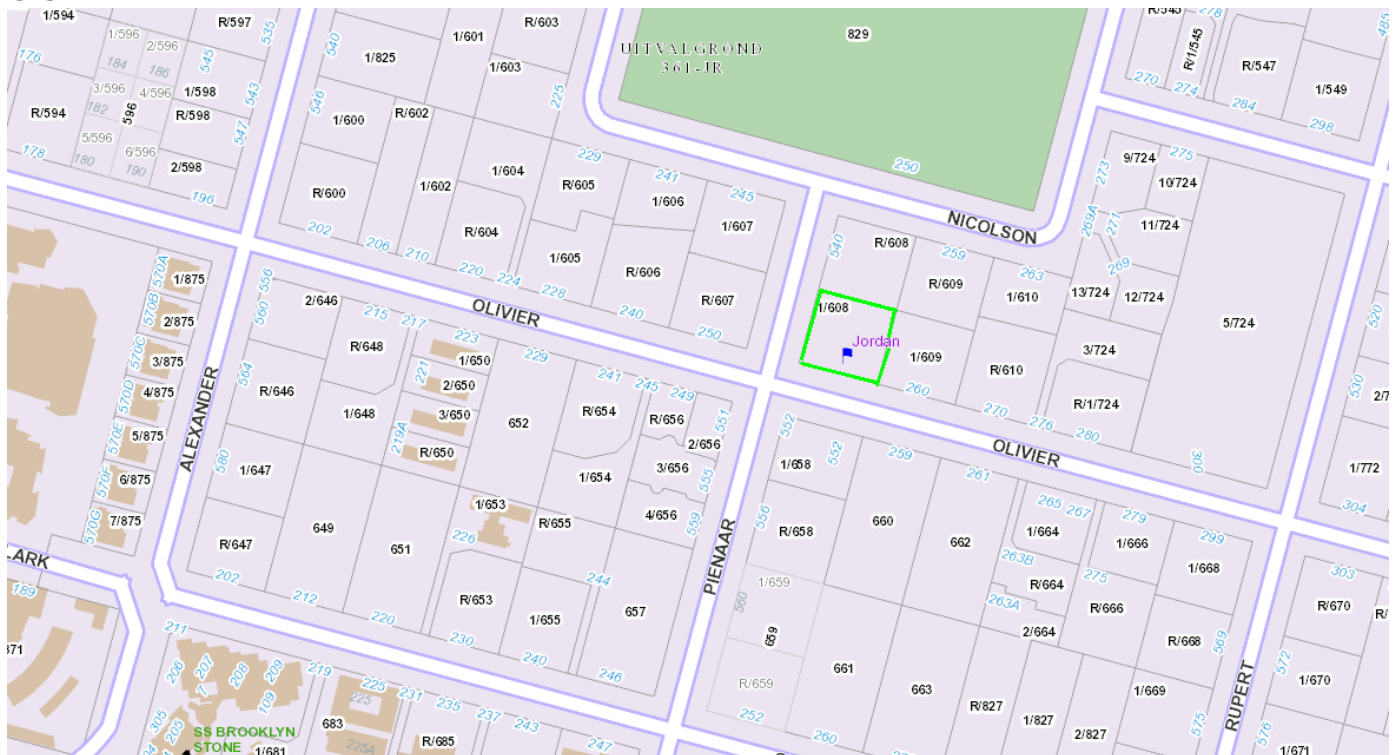
GPS Co-Ordinates 25°46'14.9"S 28°14'25.3"E  
-25.770795, 28.240365



## Aerial View



## GIS



# SG Diagram

## SUBDIVISIONAL DIAGRAM

S.G. No. A 2070 /75

SIDES Metres		ANGLES OF DIRECTION	
AB	36,84	A	90.00.00
BC	33,93	B	90.00.00
CD	36,84	C	90.00.00
DA	33,93	D	90.00.00

Approved

*[Signature]*  
for Surveyor General.

30 -4- 1975

### Description of Beacons.

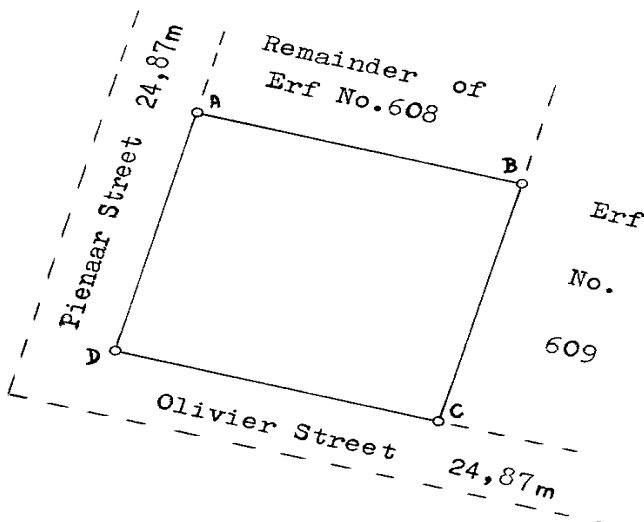
A B D.....12mm. x 450mm. Iron pegs.

C.....12mm. x 450mm. Iron peg at Rail section fence post.

ORD. No. 25/1965

Sec. 42 (2)

R/13/7/250



Scale: 1/750.

The figure A B C D A

represents 1 2 5 0 Square Metres

PORTION 1 of \* ERF No. 608 in the Township of  
B R O O K L Y N

Province of Transvaal

Surveyed in March 1975

\* Now known as Portion.....L.....  
of Erf No. 608.....

by me.

*[Signature]*

S.L. Fine Land Surveyor.

This diagram is annexed to

No. 22659/75  
d.d.  
i.f.o.

Registrar of Deeds

The original diagram is

No. A 5070 /10

Transfer 570 /14  
Grant

File

S.R. No. 549 /75

Comp. JR 7A5

D4

TP 927



### Terms & Conditions

Bidders need to FICA when registering to bid with Copy of ID and Proof of Residence.

Pre-Registrations will be facilitated on request to [info@bideasy.co.za](mailto:info@bideasy.co.za)

5% Deposit payable on the fall of the hammer.

10% Commission (+ VAT on Commission) payable on the fall of the hammer.

45 Days for Guarantees

**For more information, please contact:**

**Pieter Nel**

**Cell: 084 8800 165**

**Email [pieter@bideasy.co.za](mailto:pieter@bideasy.co.za)**

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