

# INFORMATION PACK

FOR

## 3 BEDROOM SIMPLEX IN SECURE COMPLEX WITH GARDEN

1 CASA DEL ERA, 60 FRANCES STR, DEL JUDOR, WITBANK



On Site Auction Date – Thursday, 29 August 2019 @ 14:00

Contact: Pieter Nel – 084 8800 165

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## Property Information

Title Deed Information –

**PORTION 1 OF ERF 1615, DEL JUDOR EXT 4, WITBANK, MPUMALANGA**

**Known As: 1 Casa Del Era, 60 Frances Street, Del Judor, Witbank**

**Title Deed: T7359/2000**

**Extent: 359.0000 m<sup>2</sup>**

**Local Authority: EMALAHLENI LOCAL MUNICIPALITY**

**Registration Division: JS**

**Province: MPUMALANGA**

**Registered Owner: S N R TRUST (9147/1999)**

**VAT Status: THE SELLER IS NOT REGISTERED FOR VAT**

**Zoning: RESIDENTIAL**

## Property Information

3 Bedroom face brick simplex with a garden in a secure complex, Casa Del Era. The property is offering 3 bedrooms with the main en-suite, a large dining and living area with a garden. Unfortunately, no pets are allowed. There are 2 garages and pavement throughout the complex and an access gate.

## Property Description:

- 3 Bedrooms
- 2 Bathrooms (Main En-Suite)
- Kitchen
- Lounge and Dining Room
- Garden
- 2 Garages
- Burglar Bars
- Fenced
- Access Gate

Rates & Taxes: ± R966.00



## Photos











## Map



GPS Co-Ordinates 25°53'35.2"S 29°14'41.6"E  
-25.893098, 29.244888

## Aerial View



CSG

**TP 12962**  
L. S. No. 25/1/1992

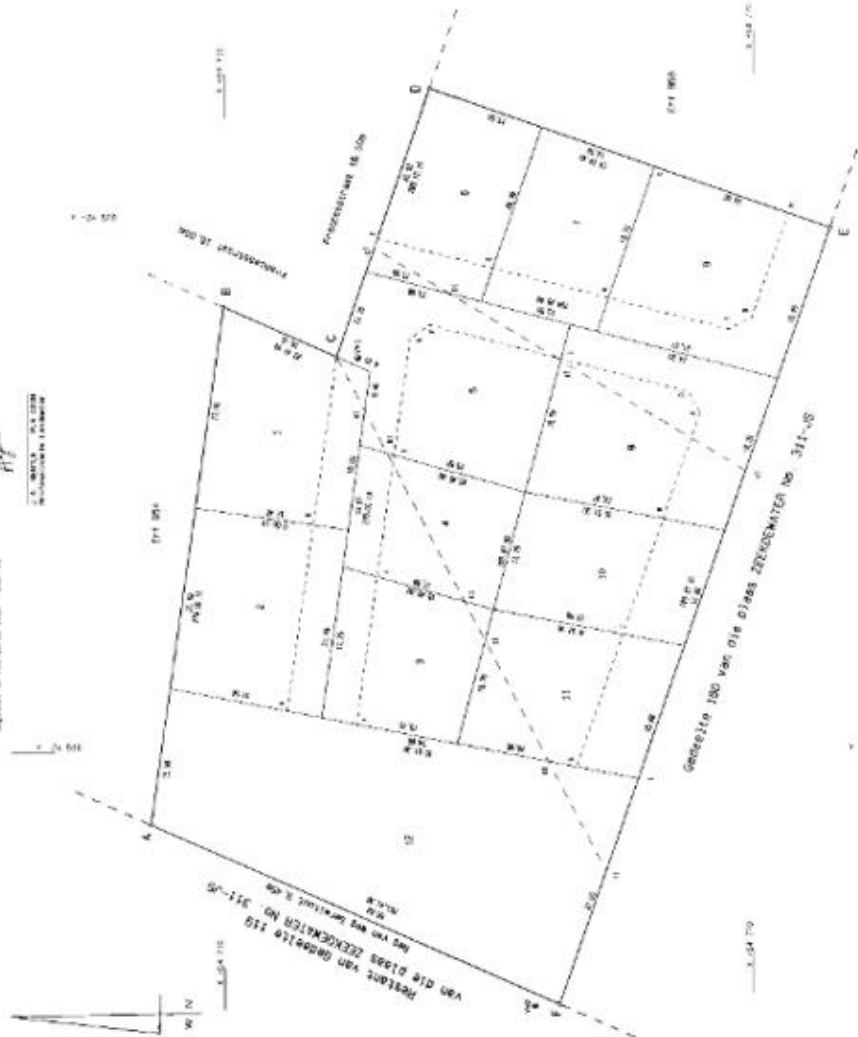
**ALGEMENE PLAN**  
VAN GEDELTES 1 TOT 12 VAN ERF 1615  
VAN DIE DOOP  
DEL JUDOR UITBREIDING 4

CLASHAM : L. S. NO. 25/1/1992  
ANTE VAN TONGFORT No. 1

PROVINSIE : MPUMALANGA  
SKAAL 1 : 250

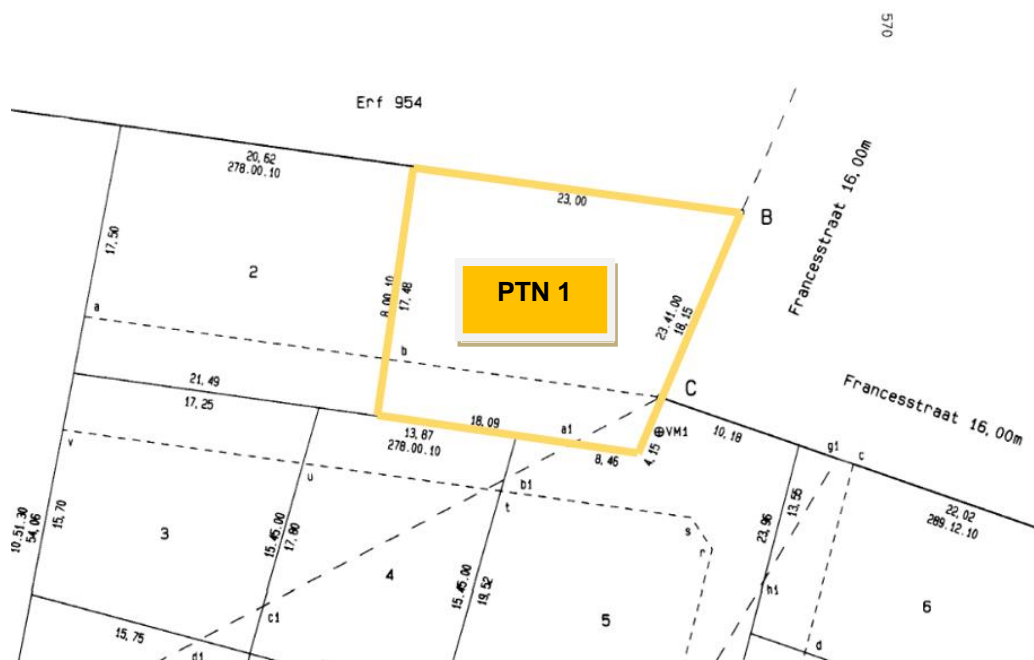
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## CSG



### Terms & Conditions

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

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.

Pieter Nel

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The Rules of Auction and Conditions of Sale/ Deed of Sale contain the registration requirements if you intend to bid on behalf of another person or an entity. The above lots are all subject to a reserve price and the sale by auction is subject to a right to bid by or on behalf of the owner or auctioneer. All Terms & Conditions apply. BidEasy reserves right to remove / add assets / lots without notice before or on auction day.