

INFORMATION PACK

FOR

47E FISH EAGLE STREET, SILVER LAKES GOLF ESTATE NATURE RESERVE



On Site Auction – Friday, 16 March 2018 @ 11h00

Contact: Pieter Nel – 084 8800 165

pieter@bideasy.co.za / www.bideasy.co.za

Property Information

Title Deed Information

Portion 5 of Erf 197, Willow Acres Ext 4

Known As: 47E Fish Eagle Street, Willow Acres Ext 4, Silver Lakes Golf Estate

Title Deed: T145406/2007

Extent: 1467.0000SQM

Local Authority: Kungwini Local Municipality

Registration Division: JR

Province: Gauteng

Registered Owner: **MOHAMMED AWAIZ ISMAIL (ID: 6710135129086)**

Property Information

Build your Own Dream Home on one of the stands in the Secure Silver Lakes Golf Estate.



<https://www.silverlakes.co.za/>

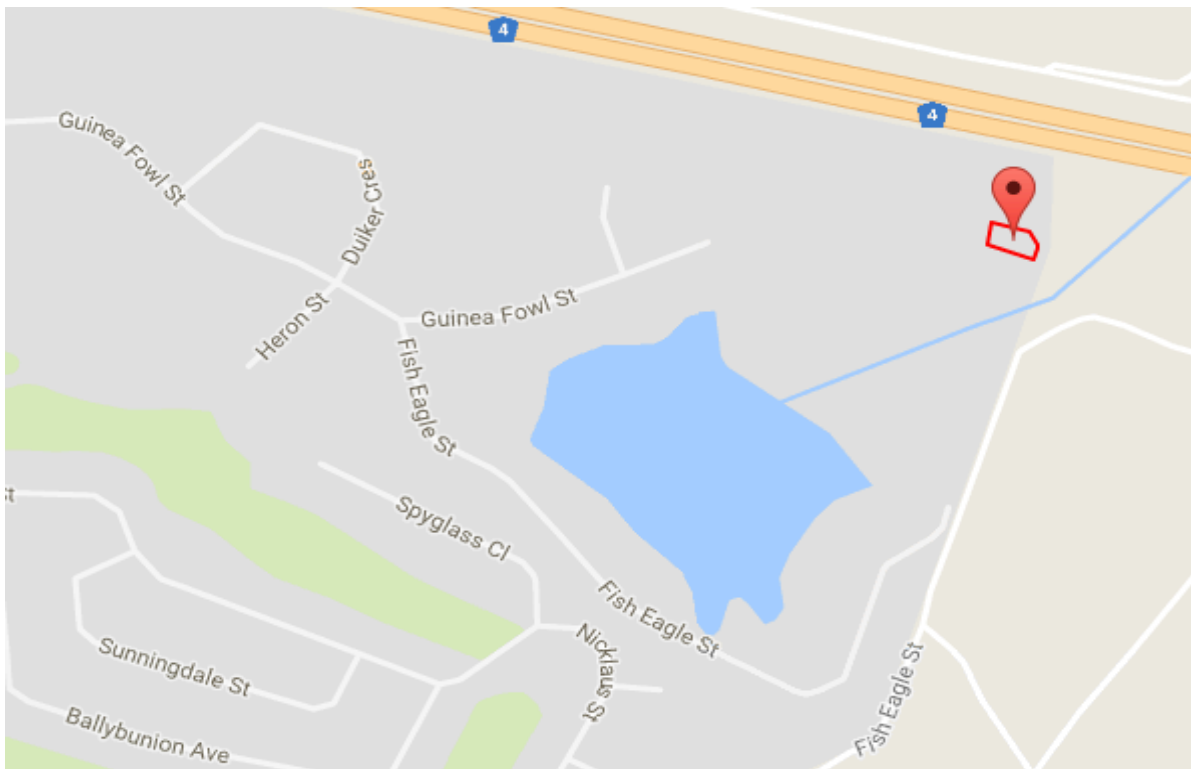
Situated in the east of Pretoria in South Africa's Gauteng province, Silver Lakes was the first of its kind. Silver Lakes derives its name from the numerous lakes around which the golf course was built. Besides a signature 18-hole Peter Matkovich designed golf course, the Estate offers a tranquil lifestyle and activities such as fishing in the numerous natural dams, two tennis courts, two squash courts, a game reserve filled with small buck and nature hiking trails.

The Clubhouse boasts spectacular views over the golf course and offers a full à la carte restaurant, intimate golfers bar, full banqueting facilities for weddings, birthdays and conferences.

A visit to Silver Lakes promises to be a truly unique and memorable experience. Be it as a resident or as a visitor, you will feel like royalty stepping into another world, with the added comfort of knowing that you are in one of the most secure residential estates in the country.

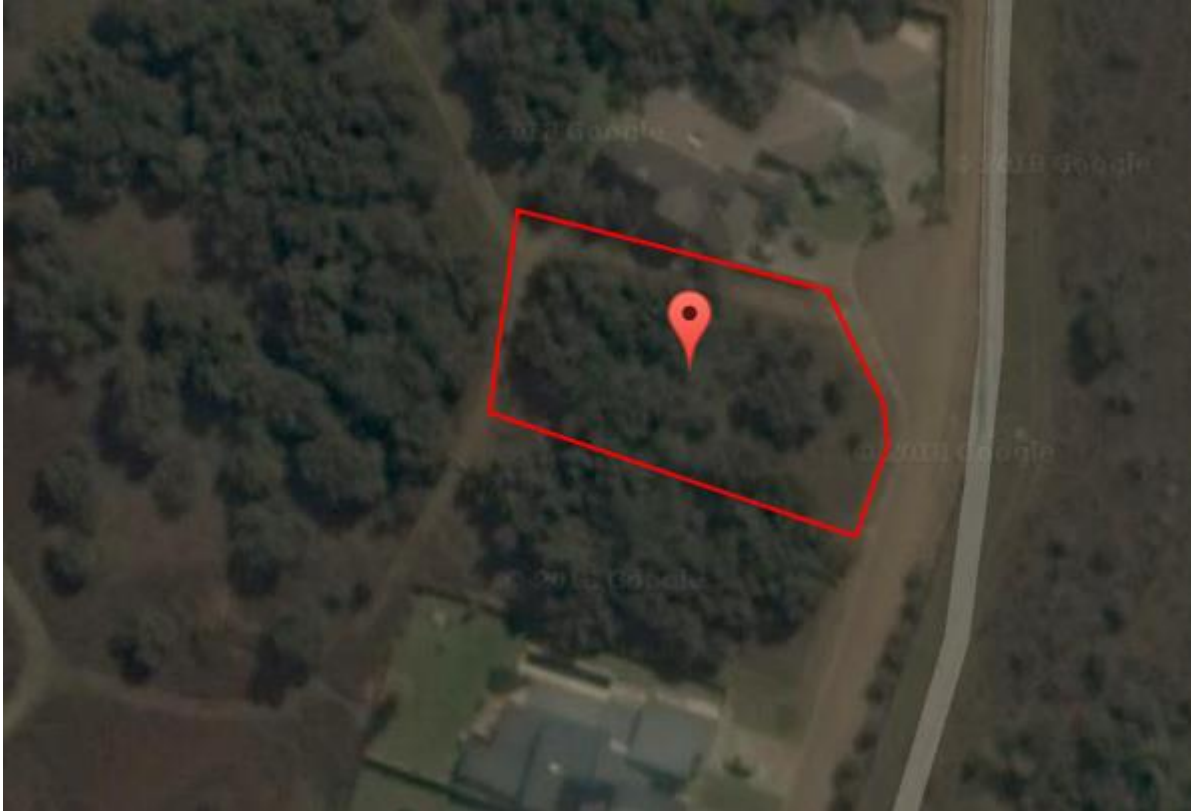
Silver Lakes Golf Estate is truly the premier destination in Pretoria. Come and put us to the test!

Map

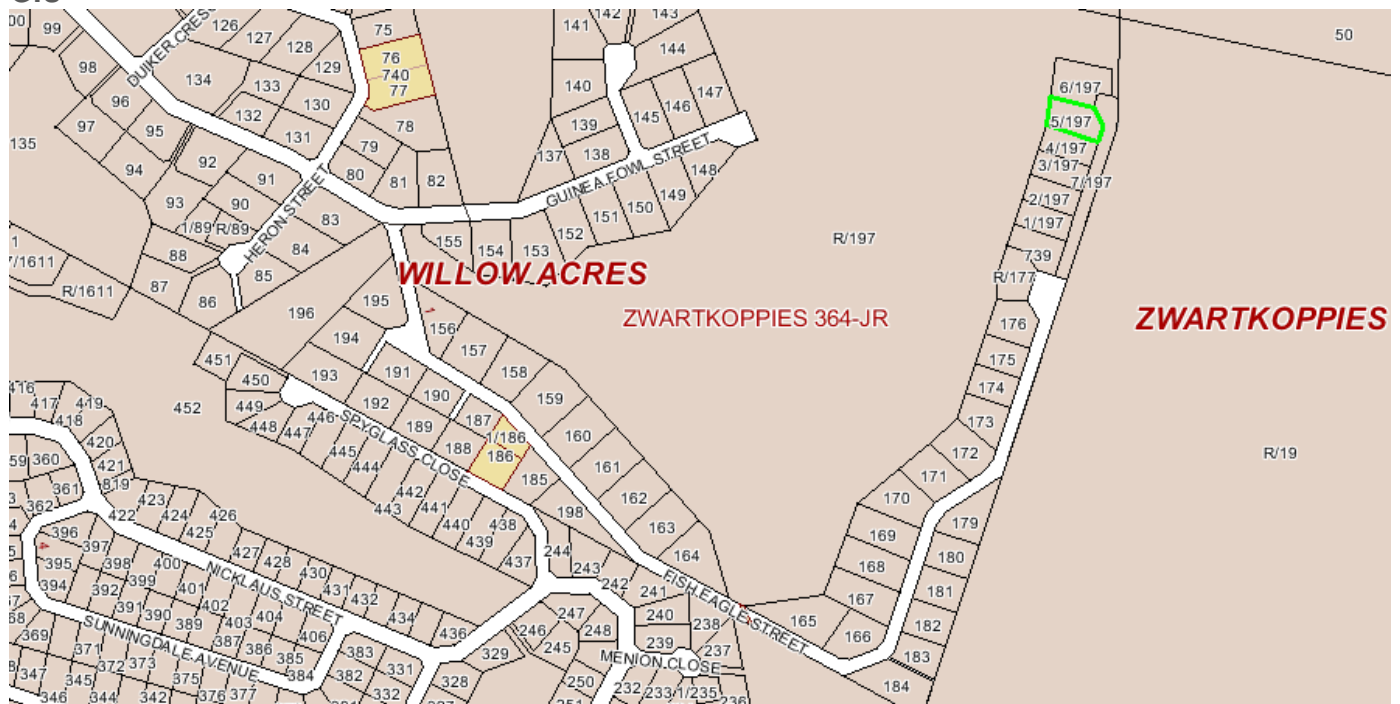


GPS Co-Ordinates 25°45'57.5"S 28°23'11.5"E
-25.765958, 28.386537

Aerial View



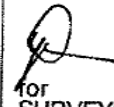
GIS



SG Diagram

SUBDIVISIONAL DIAGRAM

COPY

SIDES Metres	ANGLES OF DIRECTION	CO-ORDINATES Y System: WG 29° X		S.G. No. 3361/2004		
		± 0,00	+2 800 000,00			
AB	42,99	284 01 40	A	+61 563,59	+51 027,89	Approved  for SURVEYOR- GENERAL 2004-05-24
BC	17,03	333 19 00	B	+61 521,88	+51 038,31	
CD	5,54	355 49 10	C	+61 514,23	+51 053,53	
DE	12,74	18 19 20	D	+61 513,83	+51 059,06	
EF	52,02	108 19 20	E	+61 517,84	+51 071,16	
FA	27,16	187 40 30	F	+61 567,22	+51 054,80	
	Pre 55	305	△	+60 946,53	+52 418,33	
	Rooipoort	309	△	+65 085,27	+51 297,20	

Description of Beacons

A,B,C,D,E,F : 12mm Round Iron Peg

ORD No. 15/1986
Section 92
Certificate and Plan

47 E FISH STYLE STREET
 WILLOW ACRES X04
 Portion 5 of Erf 197
 1467 m²

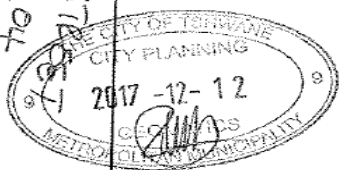


REMAINDER OF ERF 197

PORTION 6 OF ERF 197

PORTION 7 OF ERF 197

PORTION 4 OF ERF 197



Scale 1:750


The figure **ABCDEF**
represents 1467 square metres

of land being

PORTION 5 of Erf 197 in the township of
WILLOW ACRES EXTENSION 4

Province of Gauteng

Surveyed in September-October 2001,
January-February 2002 and August 2003 by me


A. du Preez
Professional Land Surveyor
Registration Number PLS 0173

This diagram is annexed to No. d.d.: i.f.o. Registrar of Deeds Pta.	The original diagram is S.G. No. : 8197/2002 Transfer Grant :	File: Erven S.R. : 1415/2004 G.P. : S.G.No.2459/2002 Comp. : JRSM-427 T.P. 15985

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.

FOR MORE INFORMATION:
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pieter@bideasy.co.za / www.bideasy.co.za

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