

Proclamation of Sale



WILL SELL BY PUBLIC AUCTION AT THE
"EHSAN AUCTION HALL"
SUITE C-0-3A, LEVEL UG, BLOCK C, MEGAN AVENUE II, NO.12,
JALAN YAP KWAN SENG, 50450 KUALA LUMPUR.

MONDAY, 8th MARCH 2021, 3.00 P.M.

LOT 1

KUALA LUMPUR

Reserve Price

RM 145,000.00

Our Ref : HANA/SCB1531



Type : **3-BEDROOM LOW-COST FLAT**
Area : 705 sq.ft
Borrower : Lim Soon Khang & Yap Yuen Lan
Solicitor : M/S Arifin & Partners (Tel : 03-7932 3202)
Address : Unit No. 95-03-06, Blok 95, Jalan Taman
Seri Sentosa 12, Taman Seri Sentosa, 58200 Kuala
Lumpur.

LOT 2

PETALING JAYA

Reserve Price

RM 960,000.00

Our Ref : HANA/SCB1530



Type : **DOUBLE STOREY MID TERRACED HOUSE**
Area : 2,045 sq.ft
Borrower : Jagtar Singh A/L Iswan Singh &
Harinder Kaur
Solicitor : M/S Arifin & Partners (Tel : 03-7932 3202)
Address : Premises No. 60, Jalan PJU 10/17,
Sutera Damansara, 47830 Petaling Jaya, Selangor.

RESERVE PRICE :

The subject property will be sold on an 'as is where is' basis, separately, to the respective reserve price, Conditions of Sale and subject to consent being obtained by the Purchaser from the Developers and other relevant authorities, if any.

DEPOSIT :

All intending bidders are required to deposit **10%** of the fixed reserve price BY BANK DRAFT before commencement of Auction made in favour of **STANDARD CHARTERED BANK MALAYSIA BERHAD** for (**BORROWER'S NAME**) and pay the difference between the initial deposit and the sum equivalent to **10%** of the successful bid price either in cash or bank draft or cashier's order to the Assignee/Bank. The balance of the purchase price is to be settled within Ninety (90) days from the date of the sale via **RENTAS/BY BANK DRAFT** made payable to **STANDARD CHARTERED BANK MALAYSIA BERHAD** for (**BORROWER'S NAME**).

Alternatively intending bidders who are interested to bid online are required to deposit 10% of the fixed reserve price by BANK DRAFT in the name of **Standard Chartered Bank Malaysia Berhad** for (**BORROWER'S NAME**) via **Pos Laju services (Pos Malaysia)** or by hand to the Auctioneer at least **one (1)** working day before the auction date. The said intending bidders must register at www.ehsanauctioneers.com or URL <https://www.ehsanauctioneers.com/> and are further subjected to the Online Terms and Conditions.

For Additional Information On The Standard Chartered Bank Malaysia Berhad Mortgage Loan Please Contact Our Officer At The Following Numbers Or Drop By At Any Standard Chartered Bank Malaysia Berhad Branch Nearest To You. :

MORTGAGE, CREDIT CARD AND PERSONAL LOAN TEAM

1. **Tham Seow Mun** 012-2781 125
2. **Tham Seow Yee** 012-2073 139

HOW TO REGISTER & PARTICIPATE IN ONLINE PROPERTY AUCTION?

1. Register / Login as member at www.ehsanauctioneers.com
2. Search property you wish to bid.
3. Click "View Details"
4. Click "Registration For Online Bidders" and fill in buyer's details & deposit details.
5. Click "Confirm & Submit" and you are done!

You will be notified once your registration has been approved.

MESSRS EHSAN AUCTIONEERS SDN. BHD. (617309-U)

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DATO' HAJI ABDUL HAMID BIN P.V. ABDU (D.I.M.P.)

/ ABDUL RAHIM BIN HUSSIN

(Licensed Auctioneers)