LIQUIDATION | ONLINE AUCTION

LETABA BOULEVARD SENTRUM | TZANEEN

AUCTION DATE:

TUESDAY, 16 APRIL 2024

PROPERTY ADDRESS:

73 AGATHA STREET, TZANEEN

PROPERTY DETAILS

6th Section:

Ground floor:

1x Big shop (*Vandalized and vacant*)

2x Small shops (*Vandalized and vacant*)

1st Floor:

3x Shops (*Vandalized and vacant*)

7th and 8th Section:

Ample parking space

5th Section:

Ground Floor

2x Big shops (*locked and vacant*)

2x Small shops (*locked and vacant*)

2x Shop around the corner (*locked and vacant*)

1x Large shop (*locked and vacant*)

1st Floor

OK Store (2-Sections and Roller door)

Small shop

5x Shops (*locked and vacant*)

2nd Floor:

Department of Agriculture old building:

21x Offices with Outside Bathrooms

6x Flats with each: 2x Bedrooms,

1x Bathroom and Kitchen

3rd Floor – Department of Agriculture

25x Offices

3rd Section:

±25 Parking for vehicles

4th Section:

Shop (*locked and vacant*)

Big shop BINE COMPUTER and Cell Phone Fix with another shop (*locked and vacant*)

ABSA Bulk shop (*locked*)

2nd Section:

Ground Floor:

Double shop and upstairs (*locked and vacant*)

Lower Ground Floor:

Shop (*locked and vacant*)

Corner Shop (*locked and vacant*)

Shop (*locked and vacant*)

Shop (*locked and vacant*)

1st Section:

Ground Floor:

Double shop (*locked and vacant*)

Shop 17 EZI Cash Loans

Shop (*locked and vacant*)

Shop ADEL'S Boutique

Shop (*locked and vacant*)

1st Floor:

Boston College School

Flat vacant

2x Offices

2nd Floor:

Boardroom

Reception

15x Offices

3x Bathrooms

Small Kitchen

Guard office

3rd Floor:

Roof – 4x Vacant rooms

ZONING CERTIFICATES

GREATER TZANEEN MUNICIPALITY
GROTER TZANEEN MUNISIPALITEIT
MASIPALA WA TZANEEN
MASEPALA WA TZANEEN

P.O. Box 24
Tzaneen, 0850

Tel: 015 307 8000
Fax: 015 307 8049

www.greatertzaneen.gov.za

Ons Verw. / Our Ref: Erf 2702

27 November 2023

TO WHOM IT MAY CONCERN

ZONING CERTIFICATE

Property description: Erf 2702 Tzaneen Extension 4

Present zoning in terms of Tzaneen Town Planning Scheme, 2000:
"Business 1"

Maximum Height of Buildings:	6 (six) storeys
Maximum coverage allowed as % of erf:	85%
Maximum F.A.R:	2,0
Parking Bay requirements:	3 per 100m² gross leasable floor area

B. M. MATHEBULA
DIRECTOR: PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

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Ons Verw. / Our Ref: Erf 2701

27 November 2023

TO WHOM IT MAY CONCERN

ZONING CERTIFICATE

Property description: Erf 2701 Tzaneen

Present zoning in terms of Tzaneen Town Planning Scheme, 2000:
"Business 1"

Maximum Height of Buildings:	6 (six) storeys
Maximum coverage allowed as % of erf:	85%
Maximum F.A.R:	2,0
Parking Bay requirements:	3 per 100m² gross leasable floor area

B. M. MATHEBULA
DIRECTOR: PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

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Ons Verw.
Our Ref Erf 182/R

27 November 2023

TO WHOM IT MAY CONCERN

ZONING CERTIFICATE

Property description: Remainder of Erf 182 Tzaneen Extension 4

Present zoning in terms of the Tzaneen Town Planning Scheme, 2000:

"Parking"

B. M. MATHEBULA
DIRECTOR: PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

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Ons Verw.
Our Ref Erf 180/R

27 November 2023

TO WHOM IT MAY CONCERN

ZONING CERTIFICATE

Property description: Remainder of Erf 180 Tzaneen Extension 4

Present zoning in terms of the Tzaneen Town Planning Scheme, 2000:

"Parking"

B. M. MATHEBULA
DIRECTOR: PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

TERMS & CONDITIONS

- R 50 000.00 Refundable registration fee + FICA documents required.
- Upload your proof of payment and FICA documents on the online platform: www.venditoronline.co.za
- 10% Deposit + Buyers Commission payable on the fall of the hammer.
- The Offer is subject to a Confirmation period.
- After written acceptance, the buyer has 45 days to deliver guarantees.
- The property is sold voetstoots – as is.
- Possession is on acceptance.
- All arrear rates & taxes & levies are payable by the seller, not the purchaser.

KINDLY SEE BELOW BANKING DETAILS FOR YOUR RECORDS:

Venditor | Standard Bank Hatfield

Account Nr: 3014 590 10

Branch: 051 001

Reference: 15492

Proof of payment: monique@venditor.co.za

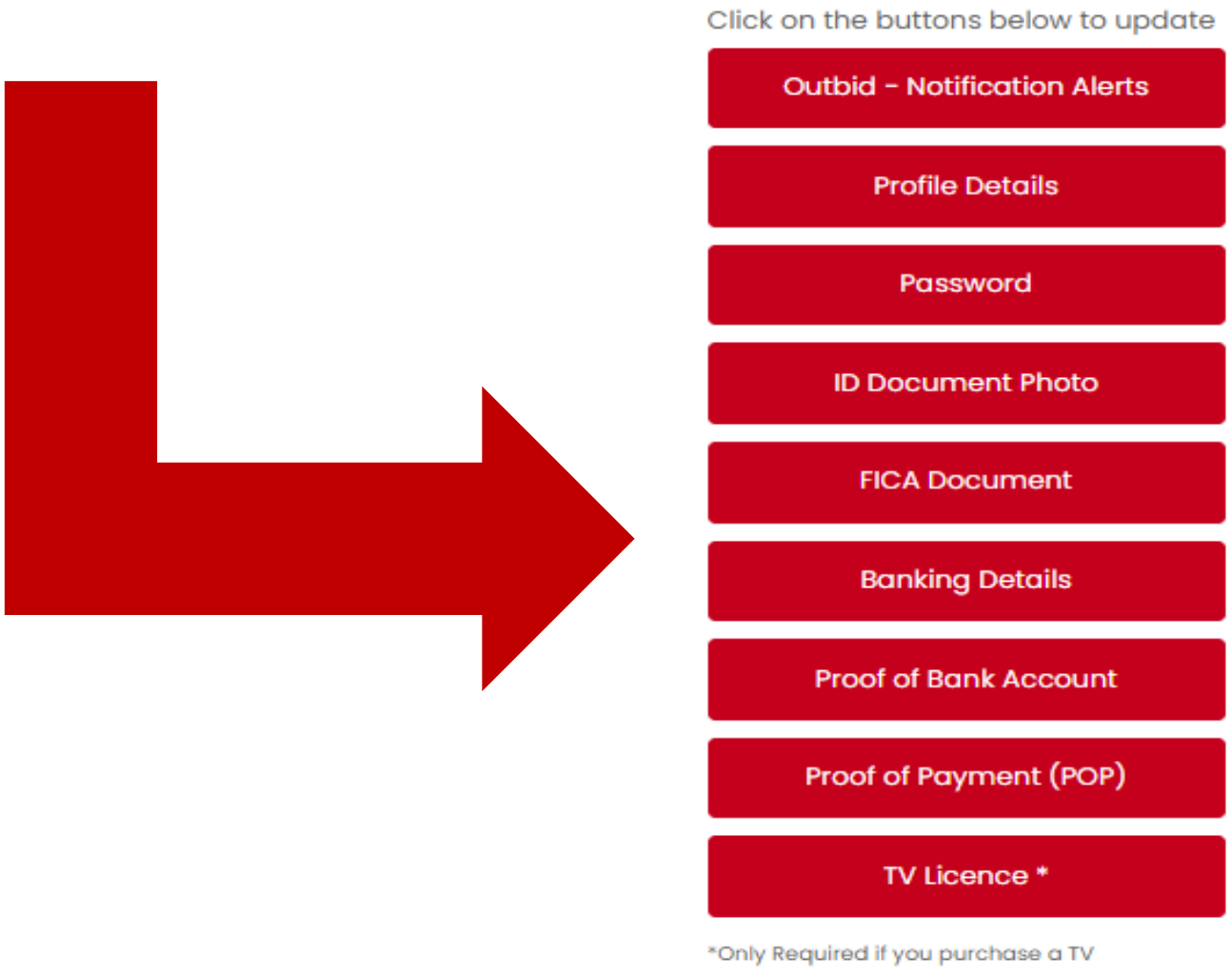
HOW TO REGISTER ON

www.venditoronline.co.za

Go to the online portal: **www.venditoronline.co.za**. If you have no have not registered before on the website, please click on REGISTER ACCOUNT (top right-hand corner). If you have registered before, please go to LOGIN.

Complete your details and ensure that the information you have entered is correct. Once you have completed the form, click submit. You will receive an email to verify your account. Please go to your email and verify your account.

Once you have verified your email, go back to the online platform and login. **Go to Your Profile and upload the necessary information as required by the system. You must upload the following documents:**



VENDITOR

AUCTIONEERS

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