



VENDITOR

AUCTIONEERS



ONSITE AUCTION INSOLVENT ESTATE

AUCTION DATE:

THURSDAY 18 SEPT 2025 @ 12:30

AUCTION ADDRESS:

UNIT 61 BARCELONA

52 MULDER STREET

THE REEDS | CENTURION

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LIGHTSTONE REPORT

LIGHTSTONE

Property Details

SECTIONAL TITLE

4 Barcelona, The Reeds Ext 24, Gauteng

Sectional Title: SS BARCELONA (372/2008)

Suburb: The Reeds

SEKGA
Sect 61 of plan 372/2008
known as "BARCELONA"
Situating at Erf 5267
Town: "THE REEDS EXT 24"
Mun: "CITY OF TSHWANE METROPOLITAN MUNICIPALITY"
Province: "GAUTENG"
[Google maps](#) | [Street View](#)

Amenities

<p>FILLING STATION</p> <p>0.63 km TotalEnergies</p> <p>1.35 km Sasol R101</p> <p>1.47 km Engen</p>	<p>BUS STATION</p> <p>No bus stations in the proximity</p>	<p>HOSPITAL/CLINIC</p> <p>2.24 km Midoc</p> <p>3.57 km De Wet Marinda Kiniese</p> <p>3.95 km Health Worx</p>
<p>POLICE STATION</p> <p>3.83 km South African Police Service - Call Centre - Sage Corporate Park North</p> <p>4.05 km Police Vehicle Clearance Office - Centurion</p>	<p>SHOPPING CENTRE</p> <p>0.57 km Blu Valley Mall</p> <p>1.44 km Rooihuiskraal Centre</p> <p>1.74 km Mali@Kosmos</p>	<p>EDUCATION</p> <p>0.47 km Pophuis Pre-Primêr And Naskool</p> <p>0.26 km Jacaranda College & Pre-Primary</p> <p>0.26 km Jacaranda International And Pre-Primary</p>



PROPERTY DETAILS

PROPERTY DESCRIPTION

This is a ground floor Unit, consisting of

- 2 Bedrooms
- 1 Bathroom
- Kitchen
- Open-plan Lounge & Dining Area

Unit Size: 79sqm

This centrally located unit offers convenient access to major amenities, making it an ideal choice for comfortable and connected living.

Viewing is only available by appointment, should you wish to view – feel free to contact our offices.

V VENDOR AUCTIONEERS

MUNICIPAL STATEMENT



Tel: 012 358 9999
Fax: 012 359 6111
E-mail: customercare@tshwane.gov.za
Address: P O Box 408 | Pretoria | 0001

COPY TAX INVOICE: 200007086598
CITY OF TSHWANE VAT REG NO 4000142267

Issued: 02/05/25

TSAMAESI, TIRO TITUS
PO BOX 2469
HALFWAY HOUSE
1685

Account No.

5014978086

7205305668087 /

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Account for P01	Stand no. 05267	Township THE REEDS X24			Days
Address 52 MULDER STREET			Sectional title scheme SS BARCELONA		Unit no. S0061
Meter reading unit 0157011A	Group account	Deposit date	Deposit 0.00	Guarantee date	Guarantee 0.00
Giskey: 066705267			BP: 88275		

DATE	DETAILS	AMOUNT (R) (excluding VAT)	VAT (R)	AMOUNT (R) (including VAT)
01/04/25	Balance Brought Forward			
02/05/25	Sub Total (A)			
02/05/25	Miscellaneous Charges	550.80	0.00	550.80
02/05/25	Property Rates	488.00	0.00	488.00
	Total Current Levy (B)	1,038.80	0.00	1,038.80



TERMS & CONDITIONS

- R 20 000.00 Refundable registration fee + FICA documents required. This is a requirement for all clients wanting to bid on auction. Pre-registration is required.
- The successful bidder on auction, will be liable for the payment of 10% deposit and buyers commission (VAT on commission only) of the purchase price, which is 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.
- Occupation is on Registration.
- 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: 15897LJ

Proof of payment: leonie@venditor.co.za



VENDITOR

AUCTIONEERS



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