



VENDITOR
AUCTIONEERS



INSOLVENT ESTATE

2-BEDROOM FLAT

**UNIT 20, (DOOR 105) UPPERCROFT VILLA
99 UPPERCROFT ROAD, LONGCROFT
PHOENIX, KWAZULU-NATAL**



VENDITOR AUCTIONEERS

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LIGHTSTONE REPORT

WAVENDOR

AUCTIONEERS

Property Details

SECTIONAL TITLE

99 Uppercroft Road, Longcroft, KwaZulu-Natal

Sectional Title: SS UPPERCROFT VILLA (71/2001)

Unit: 20

Suburb: Longcroft

LEGAL

Sect 20 of plan 71/2001

known as "UPPERCROFT VILLA"

Situated at Erf 1550

Township: "LONGCROFT"

Mun: "ETHEKWINI"

Province: "KWAZULU NATAL"

Coordinates: [-29.707023, 31.01653](#)

[Google maps](#) | [Street View](#)

UNIT SIZE (REGISTERED)

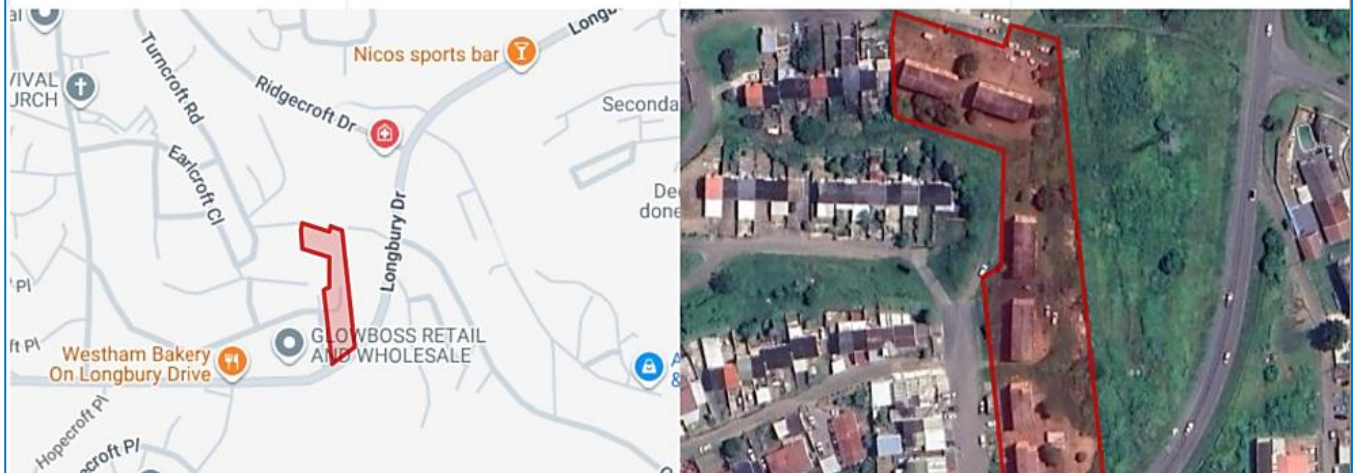
65 m²

MOTHER ERF

7213 m²

LAST SALES DATE

2020/08/22



Amenities



FILLING STATION

- 0.27 km Astron Energy Longbury
- 0.85 km Shell
- 1.01 km K's Service Station



POLICE STATION

- 1.02 km South African Police Service Phoenix Police Station
- 3.61 km South African Police Service Kwamashu Police Station
- 3.82 km South African Police Service Inanda



BEACH

- 1.26 km Sheffield Beach



BUS STATION

No bus stations in the proximity



SHOPPING CENTRE

- 1.29 km Phoenix Plaza
- 1.3 km Acropolis Mall
- 1.36 km The Acropolis Mall



HOSPITAL/CLINIC

- 1.89 km Stonebridge Clinic
- 2.03 km Dr Hr Nowbath
- 2.03 km Drs Sham Ar & Naidu Ag



EDUCATION

- 0.27 km Palmcroft Primary School
- 0.61 km Millview Primary School
- 0.26 km Earlington Secondary School



PROPERTY DETAILS

PROPERTY DESCRIPTION

The subject Sectional Title Unit is located within Longcroft area of Phoenix, Kwazulu-Natal, in close proximity to Schools, Local Shopping Centres and the popular Sheffield Beach.

Ground-Floor Unit comprising:

- Fitted Kitchen
 - Lounge
 - 2 Bedrooms
 - 1 Bathroom
- The property is in a deteriorated condition, and requires refurbishment and remedial work to restore it to an improved standard.

Extent: 65m²

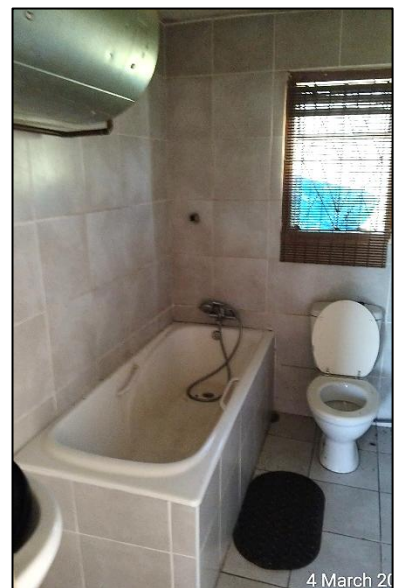
Monthly Rates: ± R 380.00 (Estimated)



PROPERTY PHOTOS

V VENDOR

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TERMS AND CONDITIONS



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A U C T I O N E E R S

- 10% Deposit is payable upon signing of the agreement
- The Seller is Not VAT Registered. Transfer Duty Applies.
- The Offer is subject to the Acceptance of the Seller.
- After written acceptance, the buyer has 30-days to deliver guarantees.
- The property is sold voetstoots, “as is”.
- 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: 16093NDB | Your name

Proof of payment: natasha@venditor.co.za



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