



VENDITOR
AUCTIONEERS



INSOLVENT ESTATE

±935SQM STAND

WITH STRUCTURE

7A MONUMENT STREET

TZANEEN EXT 32



VENDITOR AUCTIONEERS

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Disclaimer:

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LIGHTSTONE REPORT

V VENDOR

A U C T I O N E E R S

LIGHTSTONE

Property Details
FREEHOLD

7A Monument Street, Tzaneen Ext 32, Limpopo

Suburb: Aqua Park

LEGAL
Ptn 1
Erf 2391
Township: "TZANEEN EXT 32"
Mun: "GREATER TZANEEN LOCAL MUNICIPALITY"
Province: "LIMPOPO"
Coordinates: [-23.819715, 30.159305](#)
[Google maps](#) | [Street View](#)

LAND SIZE (REGISTERED)
935 m²

Amenities

<p>FILLING STATION</p> <ul style="list-style-type: none"> 0.44 km TotalEnergies - Aqua Park 0.54 km Engen 0.6 km Northern Motors 	<p>BUS STATION</p> <p>No bus stations in the proximity</p>	<p>HOSPITAL/CLINIC</p> <ul style="list-style-type: none"> 0.6 km Mediclinic Tzaneen 0.64 km Dr Pr Alexander 0.7 km Tzaneng Medical Center
<p>POLICE STATION</p> <ul style="list-style-type: none"> 0.97 km South African Police Service Tzaneen Police Station 	<p>SHOPPING CENTRE</p> <ul style="list-style-type: none"> 0.38 km Oasis Mall Convenience Centre 0.47 km Tzaneng Mall Centre 0.49 km Convenience Centre 	<p>EDUCATION</p> <ul style="list-style-type: none"> 0.74 km Little Blessings 0.27 km Little Learners Academy 0.8 km Little Angels Children Day Care



PROPERTY DETAILS

PROPERTY DESCRIPTION

935m² STAND WITH EXISTING STRUCTURE

Large panhandle stand offering excellent development potential. Existing structure on site requires renovation, making this an ideal opportunity for investors or buyers looking to add value.

This property is situated close to amenities.

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

Any offers received will be submitted to the sellers for possible consideration



TERMS AND CONDITIONS



VENDITOR

A U C T I O N E E R S

- Deposit and Buyers Commission plus VAT on commission only is payable upon signing of the agreement
- The Seller appears to be registered for VAT.
- The Offer is subject to the acceptance of the seller.
- 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: 16110LJ

Proof of payment: leoniej@venditor.co.za



VENDITOR

AUCTIONEERS



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