



VENDITOR

AUCTIONEERS



INSOLVENT ESTATE

1 BEDROOM APARTMENT

UNIT 304 THE BLYDE

2009 BRONKHORSTSPRUIT ROAD

ZWARTKOPPIES EXT 45



VENDITOR

A U C T I O N E E R S

INDEX

Lightstone Report	4
Property Details	6
Terms & Conditions	8

Disclaimer:

Whilst all reasonable care has been taken to provide accurate information, neither Venditor Auctioneers (Pty) Ltd nor the Seller/s guarantee the correctness of the information provided herein and neither will be held liable for any direct or indirect damages or loss, of whatsoever nature, suffered by any person as a result or errors or omissions in the information provided, whether due to negligence or other wise of Venditor Auctioneers (Pty) Ltd or the Seller/s or any other person.



LIGHTSTONE REPORT

V VENDOR

A U C T I O N E E R S

LIGHTSTONE

Property Details

2009 Bronkhorstspuit Road, Zwartkoppies Ext 45, Gauteng

Sectional Title: SS THE BLYDE (454/2018)
 Unit: 304
 Suburb: Riverwalk

UNIT SIZE (REGISTERED)
58 m²

LEGAL

Sect 304 of plan 454/2018
 known as "THE BLYDE"
 Situated at Erf 1737
 Township: "ZWARTKOPPIES EXT 45"
 Mun: "CITY OF TSHWANE METROPOLITAN MUNICIPALITY"
 Province: "GAUTENG"
 Coordinates: [-25.759702,28.375523](#)
[Google maps](#) | [Street View](#)

Amenities

<p>FILLING STATION</p> <ul style="list-style-type: none"> 3.4 km Engen 3.67 km Engen Silver Lakes Convenience 3.7 km OBARO Tjigervallei 	<p>BUS STATION</p> <p>No bus stations in the proximity</p>	<p>HOSPITAL/CLINIC</p> <ul style="list-style-type: none"> 1.57 km Thetherapist.Co.Za 3.57 km Intercare Silver Lakes 3.59 km Body Sculpting Medical Spa
<p>POLICE STATION</p> <p>No police stations in the proximity</p>	<p>SHOPPING CENTRE</p> <ul style="list-style-type: none"> 1.88 km Lofts at Silverlakes Shopping Centre 2.51 km Chamberlain Centre 2.99 km Six Fountains Life Style Centre 	<p>EDUCATION</p> <ul style="list-style-type: none"> 0.28 km Curro Academy The Blyde Preschool 0.45 km Blue Knightsfx 1.13 km Mda N



PROPERTY DETAILS

PROPERTY DESCRIPTION

Modern 1-Bedroom Apartment in The Blyde Estate – 58 m²

This stylish 58 m² apartment, situated on the 3rd floor, is located in the sought-after The Blyde Estate, offering secure estate living with world-class lifestyle amenities.

The unit features an open-plan kitchen and living area, designed to maximize space and natural light. The bedroom is well-sized with built-in cupboards, and the bathroom is modern and neatly finished.

Residents enjoy access to premium estate facilities, including a lifestyle center, gym, swimming pool, and 24-hour security, making it ideal for both homeowners and investors.

Conveniently located with easy access to major routes, shopping centers, and essential services, this apartment offers both comfort and strong investment potential.

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 & CONDITIONS

V VENDOR

A U C T I O N E E R S

- 10% Deposit payable upon signing of the agreement.
- The Seller is Not VAT registered.
- 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:

Vendor | Standard Bank Hatfield

Account Nr: 3014 590 10

Branch: 051 001

Reference: 16121LJ

Proof of payment: leoniej@venditor.co.za



VENDITOR

AUCTIONEERS



199 Gordon Rd
Queenswood, Pretoria



+27 (0)12 403 8360



monique@venditor.co.za



venditor.co.za