VENDITOR
AUCTIONEERS



ONLINE PROPERTY AUCTION

SPACIOUS 3-BED APARTMENT

AUCTION DATE:

WEDNESDAY, 25 NOVEMBER 2026 @ 11:00AM

ONLINE: www.venditoronline.co.za

PROPERTY ADDRESS:

UNIT 31 (DOOR 103) SS SEQUOIA

8 CELLIERS STREET, SUNNYSIDE, PRETORIA

VENDITOR AUCTIONEERS

INDEX

Lightstone Report	4
Property Details	6
Property Photos	8
Terms & Conditions	10
How to Register for the Auction	12
Auto Bid Function	13

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.

PROPERTY DETAILS

VENDITOR
AUCTIONEERS

Property Details

Sectional Title

8, Celliers Street, Sunnyside, Pretoria, City Of Tshwane, Gauteng, 0002

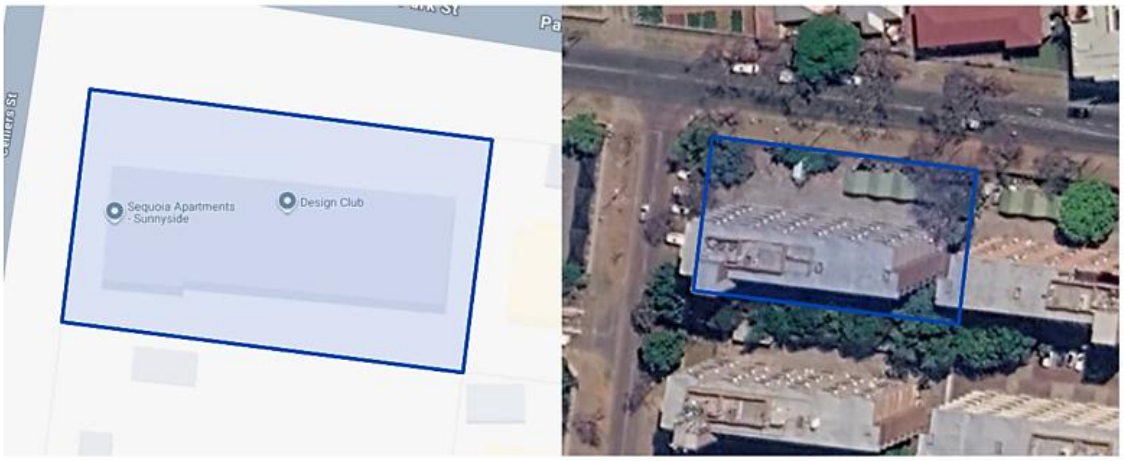
Get Directions

-25.74931,28.20821

Legal Description

Unit	31
Scheme Name	SS Sequoia
Scheme Number | Year	161/1992
Erf	1223
Portion	0
Suburb	Sunnyside
Township	Sunnyside (Pta)
Municipality	City Of Tshwane
Province	Gauteng

Unit Size (Registered)	Mother Erf Size	Last Sales Date
97 m^2	2359 m^2	10/02/2004



Amenities

Filling Station

- 0.26 km BP Twin Palms
- 0.36 km BP Leyds Street Motors
- 0.47 km R M L And Associates Fuel And Energy Ltd

Bus Station

No bus stations in the proximity

Hospital

- 0.12 km Dr Diana Monama
- 0.13 km Mediclinic Heart Hospital
- 0.25 km Mediclinic Muelmed Hospital

Police Station

- 0.25 km Maupa-Naga
- 0.25 km Police South African Police Service - Vip Office
- 0.29 km South African Police Service National Commissioner's Office

Shopping Centre

- 0.41 km Arcadia Park Shopping Centre
- 0.52 km Sunnypark Shopping Centre
- 0.53 km Sterland

Education

- 0.05 km Little Voices Day Care Centre
- 0.06 km Moo Moo Land Day Care And Creche
- 0.2 km Palm Trees Daycare

PROPERTY DETAILS

VENDITOR AUCTIONEERS

PROPERTY DESCRIPTION

The subject residential property is situated in Pretoria Central, offering convenient access to a wide range of essential amenities and facilities, including shopping centres, schools, public transport, healthcare facilities, and other nearby services.

This Sectional Title Unit is situated on the 1st Floor, comprising:

- Kitchen
- Living Area
- 3 Bedrooms
- Family Bathroom
- Balcony
- Undercover Parking

- **Monthly Rates:** ± R 281.90 (Estimated)
- **Monthly Rates:** ± R 1 650.00 (Estimated)
- **Extent:** 97 m²

PROPERTY PHOTOS

VENDITOR
AUCTIONEERS















TERMS & CONDITIONS

- Pre-registration requirement: R 20 000.00 Refundable registration fee + FICA documents required. This is a requirement for all clients wanting to bid on auction.
- 5% Deposit of the Purchase price, plus 10% Buyers Commission plus VAT thereon, payable on the fall of the hammer.
- The Offer is subject to a 7-day 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: 16294NDB| Your Name

Proof of payment: natasha@venditor.co.za

HOW TO REGISTER ON

www.venditoronline.co.za

VENDITOR
AUCTIONEERS

Go to the online portal: **www.venditoronline.co.za**. If you 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.

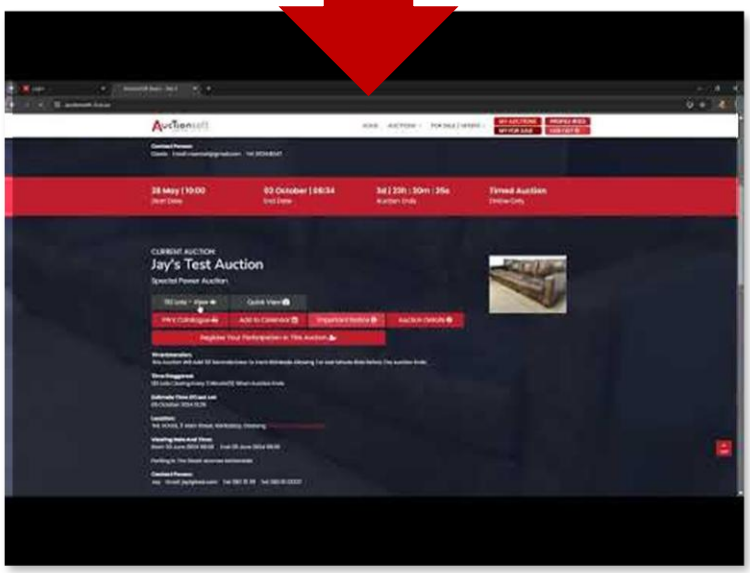
Once you have verified your email, go back to the online platform and login. **Go to Your Profile and upload the necessary information as required by the system. You must upload the following documents:**

Click on the buttons below to update

- Outbid – Notification Alerts
- Profile Details
- Password
- ID Document Photo
- FICA Document
- Banking Details
- Proof of Bank Account
- Proof of Payment (POP)
- TV Licence *

*Only Required if you purchase a TV

Click on the image below to watch the video on how to register



VENDITOR
AUCTIONEERS

Auto-Bid Function

Auto-Bid Function Explanation:
The auto-bid function allows the system to bid on your behalf.
It doesn't automatically place your highest bid but follows certain rules.

Example Scenario:
If a Lot is priced at 50(amount) and your auto-bid is set at 450(amount):
- The system won't immediately bid 450(amount).
- Instead, it will start by bidding the next available increment, which is 60(amount).
- If the bid closes at 60(amount) and you're the highest bidder, you win the Lot.
- If someone outbids you at 70(amount), the system will raise your bid to 80(amount).
- This process continues until the system reaches your auto-bid amount.
- If your bid is 450(amount), and someone else's bid is also 450(amount), the system will raise your bid to 450(amount).

Higher Auto-Bid:
If another user sets a higher auto-bid (e.g., 800(amount)), the system will ignore your 450(amount) auto-bid.
The system always favours the user with the highest auto-bid for a specific Lot.

No Consecutive Auto-Bids:
The system won't automatically outbid someone if your auto-bid amount is the same as theirs.
Example 1:
Your auto-bid is 450(amount), and a user bids 350(amount). Your auto-bid raises it to 400(amount). If the next bid is 450(amount), the system takes the user's bid.
Example 2:
If a user bids 400(amount), and your auto-bid is 450(amount), you will be awarded the Lot because your auto-bid is the highest.

Important Note:
Regardless of the item's reserve price, you're responsible for your auto-bid.
If your auto-bid is 5000(amount), and the system reaches that amount through active bids, it will be considered the highest bid.

VENDITOR
AUCTIONEERS

199 Gordon Rd
Queenswood, Pretoria

+27 (0)12 403 8360

monique@venditor.co.za

venditor.co.za