

PROCLAMATION OF SALE In exercise of the rights and powers conferred upon Malayan Banking Berhad (196001000142 / 3813-K) Maybank Islamic Berhad (200701029411 / 787435-M) / the Assignee/Bank by the Assignor(s)/Borrower(s)/Customer(s), it is hereby proclaimed that the said Assignee/Bank with the assistance of the undermentioned Auctioneer(s).

**WILL SELL BY PUBLIC AUCTION ON TUESDAY,
THE 06TH DAY OF AUGUST, 2024 AT 11.30 A.M.
via ONLINE BIDDING AT www.rajanauctioneers.com
(Bidder Registration and Payment of Auction Deposit Must
Be Made At Least One (1) Working Day Before Auction Date)
(ONLINE BIDDING ONLY)**

KUALA LUMPUR

RA1

R/PRICE : RM 350,000

RESIDENTIAL

Approx. 72.00 sq m / 775 sq ft

2+1 Bedroom Serviced Apartment

Unit No. C-18-12, Seasons Garden Residensi, Lot 7,
No. 7, Jalan 1/27E, Seksyen 10, Wangsa Maju, 53300
Kuala Lumpur.

Borrower/Assignor(s): Chow Ming Hai

Solicitors : M/s Tee Bee Kim & Partners
(03-7880 3868)

Bank Ref : 412231245713/NIL/RO2

SHAH ALAM

RA2

R/PRICE : RM 960,000

RESIDENTIAL

Approx. 200 sq m / 2,153 sq ft

Upper Level Townhouse

Unit No. E-07, Rimbun Sanctuary, Jalan Birai U8/54,
Bukit Jelutong, Seksyen U8, 40150 Shah Alam,
Selangor Darul Ehsan.

Customer/Assignor(s): Mohd Saifulazri Bin Mohd
Saffian & Mohd Saffian Bin Aziz

Solicitors : M/s TK Ooi & Nadira (03-2031 9988)

Bank Ref : 462085141570/NIL/RO2

ISLAMIC

The subject properties will be sold on an **"as is where is basis"** to the respective Reserve Price and to the Condition of Sale. The Bank shall pay only the outstanding maintenance charges (including late penalty charges, sinking fund, quit rent and assessment) which is unpaid for up to a maximum of 6 years preceding the successful auction date and subject always to a maximum amount as follows :

- . 50% of the reserve price for Commercial property**
- . 100 % of the reserve price for Residential property**

All intending bidders are required to deposit 10% of the fixed reserve price by bank draft or cashier's order in favour of Malayan Banking Berhad / Maybank Islamic Berhad (applicable to Maybank Islamic account) or remit the same through online banking transfer, at least one (1) working day before auction date. The balance of the purchase price to be settled within 90 days. For further particulars, please contact the respective Solicitor(s) or the Auctioneer.

HOW TO BID/REGISTER ONLINE

- 1-Go to our website >> www.rajanauctioneers.com**
- 2-Click Online Bidding**
- 3-Choose property that you interest**
- 4-Click more details and scroll down**
- 5-Click E-Bidder Registration and fill up your details**
- 6-Read the Terms & Conditions and Click Agree**
- 7-Click submit and our admin will contact you soon**

G.RAJAN

(LICENSED AUCTIONEER)

RAJAN AUCTIONEERS SDN. BHD. (889884-H)

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