

AUCTION SALE

Date : 29 August 2018, Wednesday
Venue : Amara Singapore Hotel, 165 Tanjong Pagar Road, Connection Room, Level 3
Time : 2.30 pm



SOLD BEFORE AUCTION

#07-01, INNOVATION PLACE, 29 MANDAI ESTATE, D25

1. **Mortgagee's sale.** B2 flatted factory. Freehold. VP
Contact: Rachel Lee @ 6393 2378 / 9188 9668

SOLD

RESIDENTIAL (LANDED)

1.  **#01-xx ELEVEN @ HOLLAND, 11 HOLLAND LINK, D10**
Description : 3 ½-storey strata-titled semi-detached with basement and attic, 5-bedrooms
Land/Floor Area : Approx. 4,241 sq ft
Tenure : Leasehold 99 years wef 2010
Remarks : **Owner's Sale**, Selling with vacant possession on an "as is where is basis". With 2 private carpark lots
Contact : **Joy Tan @ 6393 2505 / 9151 9009**
Rachel Lee @ 6393 2378 / 9188 9668
Oliver Wong @ 6393 2522 / 9851 1880
2.  **#01-xx ELEVEN @ HOLLAND, 11 HOLLAND LINK, D10**
Description : 3 ½-storey strata-titled semi-detached with basement and attic, 5-bedrooms
Land/Floor Area : Approx. 3,788 sq ft
Tenure : Leasehold 99 years wef 2010
Remarks : **Owner's Sale**, Selling with vacant possession on an "as is where is basis". With 2 private carpark lots
Contact : **Joy Tan @ 6393 2505 / 9151 9009**
Rachel Lee @ 6393 2378 / 9188 9668
Oliver Wong @ 6393 2522 / 9851 1880
3.  **45F BARKER ROAD, D11**
Description : 3-storey + basement, strata-titled semi-detached, 5+1-bedrooms
Land/Floor Area : Approx. 3,864 sq ft
Tenure : Freehold
Remarks : **Mortgagee's Sale**, Selling with vacant possession on an "as is where is basis". Within 1 km to Anglo Chinese School and Singapore Chinese Girls' Primary. Amenities at opposite Balmoral Plaza. Near Novena malls.
Contact : **Rachel Lee @ 6393 2378 / 9188 9668**
4.  **xx SENNETT AVENUE, D16**
Description : 2½ -storey semi detached with 2 basement levels, 6+1 bedrooms
Land/Floor Area : Approx. 5,538 sq ft / 7,731 sq ft
Tenure : Freehold
Remarks : **Owner's Sale**, Selling with vacant possession on an "as is where is basis". Located on elevated ground, offering unblock views. With swimming pool. North-South orientation.
Contact : **Joy Tan @ 6393 2505 / 9151 9009**
5.  **xx HAI SING CRESCENT, D19**
Description : 3-storey semi-detached, 7-bedrooms + home office + storeroom
Land/Floor Area : Approx. 4,062 sq ft / 6,000 sq ft
Tenure : Leasehold 999 years wef 1876
Remarks : **Owner's Sale**, Selling with vacant possession on an "as is where is basis". Located off Upper Serangoon Road.
Contact : **Rachel Lee @ 6393 2378 / 9188 9668**

IMPORTANT NOTICE

Edmund Tie & Company (SEA) Pte Ltd gives notice to anyone who may read these particulars as follows: 1. These particulars are prepared for the guidance only of prospective purchasers. They are intended to give a fair overall description of the property but are not intended to constitute part of an offer or contract. 2. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement or representation of fact. 3. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. 4. The photographs appearing in this brochure show only certain parts and aspects of the property at the time when the photographs were taken. Certain aspects may have changed since the photographs were taken and it should not be assumed that the property remains precisely as displayed in the photographs. Furthermore no assumptions should be made in respect of parts of the property which are not shown in the photographs. 5. Any areas, measurements or distances referred to herein are approximate only. 6. Where there is reference in these particulars to the fact that alterations have been carried out or that a particular use is made of any part of the property this is not intended to be a statement that any necessary planning, building regulations or other consents have been obtained and these matters must be verified by any intending purchaser. 7. Descriptions of a property are inevitably subjective and the descriptions contained herein are used in good faith as an opinion and not by way of statement of fact.

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RESIDENTIAL (NON-LANDED)

6.  **#02-xx, SIGLAP V, 2 FIRST STREET, D15**
Description : Condominium, 1-bedroom + Study (converted into 2-bedrooms)
Floor Area : Approx. 495 sq ft
Tenure : Freehold
Remarks : **Estate's Sale**, Selling with vacant possession on an "as is where is basis". Amenities at doorstep. Away from mainroad; quiet. Move-in condition.
Contact : **Rachel Lee @ 6393 2378 / 9188 9668**
7.  **#05-06, D'ZIRE, 12 ROBEY CRESCENT, D19**
Description : Condominium, 2-level penthouse, 2-bedrooms
Floor Area : Approx. 1,421 sq ft
Tenure : Leasehold 999 years
Remarks : **Mortgagee's Sale**, Selling with vacant possession on an "as is where is basis". With roof terrace and private jacuzzi. Move-in condition.
Contact : **Rachel Lee @ 6393 2378 / 9188 9668**
8.  **#06-05, SOUTHAVEN 1, 41 HINDHEDE WALK, D21**
Description : Condominium, 2-bedrooms
Floor Area : Approx. 980 sq ft
Tenure : Leasehold 99 years wef 1994
Remarks : **Mortgagee's Sale**, Selling with vacant possession on an "as is where is basis". Corner unit, 180-degree frontage; bright / windy. With closed concept kitchen and yard.
Contact : **Oliver Wong @ 6393 2522 / 9851 1880**
9.  **#05-14, ROSEWOOD SUITES, 63 ROSEWOOD DRIVE, D25**
Description : Condominium, 3-bedrooms duplex penthouse (converted to 4-bedrooms)
Floor Area : Approx. 1,981 sq ft
Tenure : Leasehold 99 years wef 2008
Remarks : **Mortgagee's Sale**, Selling with vacant possession on an "as is where is basis". Good condition. Near Woodlands MRT Station, Causeway Point, Singapore Sports School.
Contact : **Oliver Wong @ 6393 2522 / 9851 1880**

COMMERCIAL

10.  **5x JALAN BESAR, D08**
Description : 2-storey intermediate conservation shophouse
Land Area / GFA : Approx. 1,097 / 2,000 sq ft (*subject to final survey*)
Tenure : 999 years wef 1859
Remarks : **Owner's Sale**, Selling with existing tenancies on an "as is where is basis". First floor current use as F&B, second floor currently tenanted to spa services.
Contact : **Joy Tan @ 6393 2505 / 9151 9009**
11.  **#02-xx SOHOLIFE, 216 JOO CHIAT ROAD, D15**
Description : Office
Floor Area : Approx. 549 sq ft
Tenure : Freehold
Remarks : **Owner's Sale**, Selling with existing tenancy on an "as is where is basis".
Contact : **Oliver Wong @ 6393 2522 / 9851 1880**

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INDUSTRIAL

12.  **134 JOO SENG ROAD, NAT AIRE BUILDER CENTRE, D13**
 Description : 4-storey B1 light industrial building with lift /cargo lift/surface carparks
 Land/Floor Area : Approx. 30,554 sq ft / 76,370 sq ft
 Tenure : Leasehold 30 years wef 1992 with an option to extend for a further term of 30 years
 Remarks : **Mortgagee's Sale**, Selling with vacant possession
 Contact : **Joy Tan @ 6393 2505 / 9151 9009**
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13.  **#06-111 MIDVIEW CITY, 26 SIN MING LANE, D20**
 Description : B1 factory unit
 Floor Area : Approx. 1,496 sq ft
 Tenure : Leasehold 60 years wef 2008
 Remarks : **Mortgagee's Sale**, Selling with vacant possession on an "as is where is basis". With self-contained toilet & pantry
 Contact : **Oliver Wong @ 6393 2522 / 9851 1880**
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14.  **#02-xx PIONEER CENTRE, 1 SOON LEE STREET, D22**
 Description : B2 ramp-up factory unit
 Floor Area : Approx. 1,485 sq ft
 Tenure : Leasehold 30 years wef 2010
 Remarks : **Owner's Sale**, Selling with existing tenancy on an "as is where is basis". With private carpark lot and self-contained toilet
 Contact : **Oliver Wong @ 6393 2522 / 9851 1880**
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15.  **#05-40 PIONEER POINT, 5 SOON LEE STREET, D22**
 Description : B2 ramp-up factory
 Floor Area : Approx. 958 sq ft
 Tenure : Leasehold 30 years wef 2011
 Remarks : **Liquidator's Sale**, Selling with vacant possession on an "as is where is basis". Ramp-up, with private carpark lot and self-contained toilet
 Contact : **Oliver Wong @ 6393 2522 / 9851 1880**
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16.  **#08-02 WOODLANDS HORIZON, 31 WOODLANDS CLOSE, D25**
 Description : B1 factory unit
 Floor Area : Approx. 1,711 sq ft
 Tenure : Leasehold 60 years wef 2012
 Remarks : **Mortgagee's Sale**, Tenanted. Column free with self-contained toilet.
 Contact : **Oliver Wong @ 6393 2522 / 9851 1880**

Name	Contact No.	CEA Reg. No.	Email Address
Joy Tan	9151 9009	R020840C	joy.tan@etcsea.com
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For further information or viewings, please contact the respective person-in-charge.

<http://www.etcsea.com/services/agency-services/auktion-sales.html>

Our next auction will be on 26 September 2018, Wednesday

If you wish to be included in our mailing list, please contact the Auction and Sales department at 6393 2381 or email auktion.sg@etcsea.com

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