

High Court E-Lelong

FOR ENQUIRIES, PLEASE E-MAIL TO
auctionsale@ambankgroup.com

AmBank Financing Please contact :
For Individual bidder(s)
Yuan Chik Chong : 012-223 2498
For Company bidder
Camile Tang : 013-999 6875



**PROPERTY
AUCTION**



03-7452 1318 | ambank.com.my



PROPERTY AUCTION SALE (NON LACA) FOR THE MONTH OF OCTOBER 2024

**WILL SELL BY PUBLIC AUCTION
VIA ELECTRONIC AT E-LELONG WEBSITE, PUSAT OPERASI e-LELONG,
KOMPLEKS MAHKAMAH KUANTAN, PAHANG DARUL MAKMUR**

NOTE: Prospective bidders are advised to conduct an official Title search at the relevant Land Office, check all dependents, encumbrances and conduct their own investigations and verifications on the accuracy and correctness of the subject property prior to the auction sale.

Kindly browse <https://elelong.kehakiman.gov.my/bidderweb>

- The subject properties will be sold on an "as is where is" basis, subject to the Conditions of Sale as printed in the Proclamation of Sale.
- The photographs shown herein are solely for general identification.
- Bidders are required to register on the website <https://elelong.kehakiman.gov.my/bidderweb> and submit the sum equivalent to 10% by bank draft in favour of the Plaintiff's name at least one(1) working day before the auction. Kindly refer to the Proclamation of Sale for the submission method.
- Auction can be withdrawn anytime before the auction. Please contact our hotline number for the updates.

LOT 1 Reserve Price **RM 413,100**



Type: Service Apartment
Area: 549 square feet
Address: Unit No. 19-02, 231TR Service Suite, Jalan Tun Razak, 50400, Kuala Lumpur
Auction Date: 10 October 2024
Time: 9.00am

KUALA LUMPUR

LOT 2 Reserve Price **RM 2,332,800**



Type: 3 Storey Semi Detached House
Area: 3,069 square feet
Address: No. 9, Jalan PIU 8/12E, The Rafflesia, Bandar Damansara Perdana, 47820 Petaling Jaya, Selangor
Auction Date: 28 October 2024
Time: 9.00am

SELANGOR

LOT 3 Reserve Price **RM 830,000**



Type: 2 Storey Terrace House
Area: 2,682 square feet
Address: No. 39, Jalan Tun Mamat 35/94, Alam Impian, Seksyen 35, 40470 Shah Alam, Selangor
Auction Date: 14 October 2024
Time: 9.00am

SELANGOR

LOT 4 Reserve Price **RM 600,000**



Type: 2 Storey Terrace House
Area: 1,539 square feet
Address: No. 47, Jalan Pulau Lumut U10/76K, Alam Budiman, Seksyen U10, 40170 Shah Alam, Selangor
Auction Date: 28 October 2024
Time: 9.00am

SELANGOR

LOT 5 Reserve Price **RM 585,000**



Type: 2.5 Storey Linked House
Area: 2,048 square feet
Address: No. 10B, Jalan Puncak Saujana 2/1, Seksyen 2, Taman Puncak Saujana, 43000 Kajang, Selangor
Auction Date: 24 October 2024
Time: 9.00am

SELANGOR

LOT 6 Reserve Price **RM 550,800**



Type: 1.5 Storey Semi Detached House
Area: 3,500 square feet
Address: No. 20, Jalan Mahkota 10/KU2, Mutiara Bukit Raja 2, 41050 Klang, Selangor
Auction Date: 7 October 2024
Time: 9.00am

SELANGOR

LOT 7 Reserve Price **RM 364,500**



Type: 2 Storey Terrace House
Area: 1,636 square feet
Address: No. 56, Jalan Hamzah Alang 22/KU9, Taman Intan, 42200 Kapar, Selangor
Auction Date: 2 October 2024
Time: 9.00am

SELANGOR

LOT 8 Reserve Price **RM 360,000**



Type: 2 Storey Terrace House
Area: 1,076 square feet
Address: Premises No. 19, Jalan Desa 4/5, Bandar Country Homes, 48000 Rawang, Selangor
Auction Date: 2 October 2024
Time: 9.00am

SELANGOR

LOT 9 Reserve Price **RM 350,000**



Type: 2 Storey Terrace House
Area: 1,108 square feet
Address: No. 1, Jalan BJ 11, Taman Bedena Jaya, 45300 Sungai Besar, Selangor
Auction Date: 14 October 2024
Time: 9.00am

SELANGOR

LOT 10 Reserve Price **RM 330,000**



Type: Town House
Area: 893 square feet
Address: No. 22A, Jalan Damai, Taman Ampang Mewah, 68000 Ampang, Selangor
Auction Date: 1 October 2024
Time: 9.00am

SELANGOR

LOT 11 Reserve Price **RM 320,000**



Type: 2 Storey Terrace House
Area: 1,130 square feet
Address: No. 33, Lorong Hulubalang 29C, Taman Sentosa, Off Jalan Sungai Jati, 41200 Klang, Selangor
Auction Date: 1 October 2024
Time: 9.00am

SELANGOR

LOT 12 Reserve Price **RM 313,470**



Type: Condominium
Area: 1,087 square feet
Address: Unit No. G-5-3, Block G, Sri Manja Court, Jalan PJS 3/40, Taman Sri Manja, 46000 Petaling Jaya, Selangor
Auction Date: 28 October 2024
Time: 9.00am

SELANGOR

LOT 13 Reserve Price **RM 306,000**



Type: 2 Storey Terrace House
 Area: 1,356 square feet
 Address: No. 3, Lorong Cakera Purnama 12/29, Seksyen 12, 42300 Bandar Puncak Alam, Selangor
 Auction Date: 3 October 2024
 Time: 9.00am

SELANGOR

LOT 14 Reserve Price **RM 286,388.10**



Type: Condominium
 Area: 1,238 square feet
 Address: Unit No. C 1102, Block C (Melia), Kelana Parkview Condominium, No. 1, Jalan SS 6/2, Kelana Jaya, 47301 Petaling Jaya, Selangor
 Auction Date: 10 October 2024
 Time: 9.00am

SELANGOR

LOT 15 Reserve Price **RM 250,000**



Type: Condominium
 Area: 1,496 square feet
 Address: Unit No. C/F/7-7, Tower 5, Venice Hill Condominium, Persiaran Puteri 1, Taman Puteri, Batu 9, 43200 Cheras, Selangor
 Auction Date: 2 October 2024
 Time: 9.00am

SELANGOR

LOT 16 Reserve Price **RM 218,700**



Type: Condominium
 Area: 840 square feet
 Address: Unit No. A-02-03A, Block Acalypha, Vista Millenium Condominiums, Jalan DM 1, 47150 Puchong, Selangor
 Auction Date: 3 October 2024
 Time: 9.00am

SELANGOR

LOT 17 Reserve Price **RM 210,600**



Type: Flat
 Area: 775 square feet
 Address: Unit No. A-2-02, Baiduri Courts, No. 2, Jalan BP 14, Bandar Bukit Puchong 2, 47120 Puchong, Selangor
 Auction Date: 17 October 2024
 Time: 9.00am

SELANGOR

LOT 18 Reserve Price **RM 182,250**



Type: Apartment
 Area: 721 square feet
 Address: Unit No. C-02-08, Block C, Pangsapuri Gapura Bayu, Jalan Puncak Utama 2/7, Jade Hills, 43000 Kajang, Selangor
 Auction Date: 21 October 2024
 Time: 9.00am

SELANGOR

LOT 19 Reserve Price **RM 135,000**



Type: Apartment
 Area: 646 square feet
 Address: Unit No. 03-05-01, Block 3, Pangsapuri Taman Sri Rasau, Jalan 16/25, Seksyen 16, 40200 Shah Alam, Selangor
 Auction Date: 1 October 2024
 Time: 9.00am

SELANGOR

LOT 20 Reserve Price **RM 130,000**



Type: Apartment
 Area: 667 square feet
 Address: Unit No. A-3-19, Jalan Selat Selatan 17/KS5, Taman Suria Pendar, 42000 Pelabuhan Klang, Selangor
 Auction Date: 30 October 2024
 Time: 9.00am

SELANGOR

LOT 21 Reserve Price **RM 130,000**



Type: Flat
 Area: 516 square feet
 Address: Unit No. 105, Ground Floor, Block C, Jalan Awana 12A/1, Taman Cheras Awana, 43200 Cheras, Selangor
 Auction Date: 29 October 2024
 Time: 9.00am

SELANGOR

LOT 22 Reserve Price **RM 130,000**



Type: Apartment
 Area: 807 square feet
 Address: Unit No. 05-06, Blok Mawar, Taman Tun Teja, 48000 Rawang, Selangor
 Auction Date: 29 October 2024
 Time: 9.00am

SELANGOR

LOT 23 Reserve Price **RM 89,100**



Type: Apartment
 Area: 646 square feet
 Address: Unit No. A-4-18, 4th Floor, Block A, Block Siantan, Taman Selayang Makmur, 68100 Batu Caves, Selangor
 Auction Date: 14 October 2024
 Time: 9.00am

SELANGOR

LOT 24 Reserve Price **RM 850,000**



Type: 2 Storey Semi Detached House
 Area: 4,004 square feet
 Address: No. 22, Jalan Jati 9, Taman Desaru Utama, 81930 Bandar Penawar, Johor
 Auction Date: 23 October 2024
 Time: 11.00am

JOHOR

LOT 25 Reserve Price **RM 850,000**



Type: 1 Storey Bungalow
 Area: 6,017 square feet
 Address: No. 65, Jalan Seri Impian 5/1, Bandar Seri Impian, 86000 Kluang, Johor
 Auction Date: 23 October 2024
 Time: 11.00am

JOHOR

LOT 26 Reserve Price **RM 480,000**



Type: 2 Storey Terrace House
 Area: 1,324 square feet
 Address: No. 75, Jalan Nusa Perintis 3, Taman Nusa Perintis, 81550 Gelang Patah, Johor
 Auction Date: 21 October 2024
 Time: 11.00am

JOHOR

LOT 27 Reserve Price **RM 480,000**



Type: 2 Storey Terrace House
 Area: 1,104 square feet
 Address: No. 715, Jalan Pulau Jaya 31, Bandar Pulau Jaya, 81300 Skudai, Johor
 Auction Date: 1 October 2024
 Time: 11.00am

JOHOR

LOT 28 Reserve Price **RM 450,000**



Type: 1 Storey Terrace House
 Area: 1,539 square feet
 Address: No. 12, Jalan Bakti 75, Taman Mutiara Rini, 81300 Skudai, Johor
 Auction Date: 16 October 2024
 Time: 11.00am

JOHOR

LOT 29 Reserve Price **RM 420,000**



Type: Service Apartment
 Area: 1,582 square feet
 Address: Unit No. D-05-14, Jalan Harmonium 24/2, Taman Desa Tebrau, 81100 Johor Bahru, Johor
 Auction Date: 1 October 2024
 Time: 11.00am

JOHOR

LOT 30 Reserve Price **RM 400,000**



Type: Service Apartment
 Area: 1,184 square feet
 Address: Unit No. #11-07, Pangsapuri Tasek Impian (D'Tasek Residence), Jalan Suria Muafakat 1, Taman Suria Muafakat, 81200 Johor Bahru, Johor
 Auction Date: 21 October 2024
 Time: 11.00am

JOHOR

LOT 31 Reserve Price **RM 388,800**



Type: Apartment
 Area: 1,959 square feet
 Address: Unit No. #11-01, Blok 2, Impian Senibong, Jalan Persiaran Senibong, Taman Bayu Senibong, 81750 Masai, Johor
 Auction Date: 23 October 2024
 Time: 11.00am

JOHOR

LOT 32 Reserve Price **RM 378,000**



Type: Apartment
 Area: 1,324 square feet
 Address: Unit No. E03-3A, Seri Mutiara Apartment, Persiaran Seri Alam, Bandar Seri Alam, 81750 Masai, Johor
 Auction Date: 1 October 2024
 Time: 11.00am

JOHOR

LOT 33 Reserve Price **RM 370,000**



Type: 1 Storey Terrace House
 Area: 1,399 square feet
 Address: No. 15, Jalan Santalia 4, Taman Flora Heights, 81700 Pasir Gudang, Johor
 Auction Date: 7 October 2024
 Time: 11.00am

JOHOR

LOT 34 Reserve Price **RM 370,000**



Type: Apartment
 Area: 1,109 square feet
 Address: Unit No. B-5-1, Skudai Villa, Jalan Aman, Taman Skudai Baru, 81300 Skudai, Johor
 Auction Date: 2 October 2024
 Time: 11.00am

JOHOR

LOT 35 Reserve Price **RM 342,000**



Type: Apartment
 Area: 1,216 square feet
 Address: Unit No. H-5-3, Skudai Villa, Jalan Aman, Taman Skudai Baru, 81300 Skudai, Johor
 Auction Date: 2 October 2024
 Time: 11.00am

JOHOR

LOT 36 Reserve Price **RM 340,000**



Type: 1 Storey Terrace House
 Area: 1,399 square feet
 Address: No. 56, Jalan Kenanga 5, Taman Sri Penawar, 81930 Bandar Penawar, Johor
 Auction Date: 16 October 2024
 Time: 11.00am

JOHOR

LOT 37 Reserve Price **RM 333,000**



Type: 1 Storey Terrace House
 Area: 980 square feet
 Address: No. 13552, Jalan Rajawali 10, Bandar Putra, 81000 Kulai, Johor
 Auction Date: 22 October 2024
 Time: 11.00am

JOHOR

LOT 38 Reserve Price **RM 333,000**



Type: Service Apartment
 Area: 969 square feet
 Address: Unit No. 10-03, Block B, Jalan Jentayu, Pangsapuri Jentayu, 81200 Johor Bahru, Johor
 Auction Date: 2 October 2024
 Time: 11.00am

JOHOR

LOT 39 Reserve Price **RM 320,760**



Type: Service Apartment
 Area: 1,302 square feet
 Address: Unit No. #17-15, Block B, Apartment Suriamas, Jalan Serantau, Taman Dato Onn, 80350 Johor Bahru, Johor
 Auction Date: 16 October 2024
 Time: 11.00am

JOHOR

LOT 40 Reserve Price **RM 310,000**



Type: 2 Storey Terrace House
 Area: 770 square feet
 Address: No. 41, Lorong Seri Orkid 38, Taman Seri Orkid, 81300 Skudai, Johor
 Auction Date: 15 October 2024
 Time: 11.00am

JOHOR

LOT 41 Reserve Price **RM 307,800**



Type: Apartment
 Area: 1,001 square feet
 Address: Unit No. #17-03, Block B, Pangsapuri Mutiara Idaman (M' Tiara Apartment @ Larkin Idaman), Jalan Idaman Utama, Taman Larkin Idaman, 80350 Johor Bahru, Johor
 Auction Date: 1 October 2024
 Time: 11.00am

JOHOR

LOT 42 Reserve Price **RM 170,000**



Type: 2 Storey Terrace Shop
 Area: 1,168 square feet
 Address: No. 10, Jalan Ahmad, 85000 Segamat, Johor
 Auction Date: 23 October 2024
 Time: 11.00am

JOHOR

LOT 43 Reserve Price **RM 150,000**



Type: Apartment
 Area: 646 square feet
 Address: Unit No. #01-2B, Jalan Mawar 2, Taman Tampoi Indah II, 81200 Johor Bahru, Johor
 Auction Date: 15 October 2024
 Time: 11.00am

JOHOR

LOT 44 Reserve Price **RM 130,000**



Type: 1 Storey Terrace House
 Area: 1,200 square feet
 Address: No. 414, Jalan Merpati, Kampung Kenangan Tun Syed Nasir, 84000 Kesang, Johor
 Auction Date: 14 October 2024
 Time: 11.00am

JOHOR

LOT 45 Reserve Price **RM 103,500**



Type: Flat
 Area: 743 square feet
 Address: Unit No. A04-06, Blok A, Jalan Pulau 83, Taman Pulau Utama, 81300 Skudai, Johor
 Auction Date: 9 October 2024
 Time: 11.00am

JOHOR

LOT 46 Reserve Price **RM 90,000**



Type: Flat
 Area: 657 square feet
 Address: Unit No. 05-01, Blok E, Jalan Tasek 64, Bandar Seri Alam, 81750 Masai, Johor
 Auction Date: 23 October 2024
 Time: 11.00am

JOHOR

LOT 47 Reserve Price **RM 760,000**



Type: 2 Storey Detached House
 Area: 9,182 square feet
 Address: No. 2A, Jalan Persiaran Bukit Jawi 4, Bukit Jawi Golf Villa, 14200 Sungai Jawi, Penang
 Auction Date: 14 October 2024
 Time: 11.00am

PENANG

LOT 48 Reserve Price **RM 600,000**



Type: 2 Storey Terrace Shop Office
 Area: 1,399 square feet
 Address: No. 17, Lorong 1/SS3, Bandar Tasek Mutiara, 14120 Simpang Ampat, Penang
 Auction Date: 15 October 2024
 Time: 11.00am

PENANG

LOT 49 Reserve Price **RM 540,000**



Type: 2 Storey Terrace House
 Area: 1,206 square feet
 Address: No. 26, Tingkat Sungai Rusa 1, Fragonard Garden, 11000 Balik Pulau, Penang
 Auction Date: 15 October 2024
 Time: 11.00am

PENANG

LOT 50 Reserve Price **RM 420,000**



Type: 2 Storey Terrace House
 Area: 1,399 square feet
 Address: No. 61, Lorong 9/SS6, Bandar Tasek Mutiara, 14120 Simpang Ampat, Penang
 Auction Date: 14 October 2024
 Time: 11.00am

PENANG

LOT 51 Reserve Price **RM 325,000**



Type: 1 Storey Terrace House
 Area: 1,302 square feet
 Address: No. 30, Lorong 9/SS2, Bandar Tasek Mutiara, 14120 Simpang Ampat, Penang
 Auction Date: 14 October 2024
 Time: 11.00am

PENANG

LOT 52 Reserve Price **RM 184,000**



Type: Flat
 Area: 689 square feet
 Address: Unit No. 16-13-6, Lorong Bukit Kukus, Grandview Heights, 11060 Paya Terubong, Penang
 Auction Date: 2 October 2024
 Time: 11.00am

PENANG

LOT 53 Reserve Price **RM 170,000**



Type: Flat
 Area: 517 square feet
 Address: Unit No. 10-19-02, Lebuhr Relau, Taman Alor Vista, 11900 Bayan Lepas, Penang
 Auction Date: 14 October 2024
 Time: 11.00am

PENANG

LOT 54 Reserve Price **RM 350,000**



Type: 2 Storey Terrace Shop House
 Area: 1,539 square feet
 Address: Unit No. 60 & 60-1, Jalan TU 2, Taman Tasik Utama, Bukit Katil, 75450 Hang Tuah Jaya, Melaka
 Auction Date: 16 October 2024
 Time: 11.00am

MELAKA

LOT 55 Reserve Price **RM 162,000**



Type: 1 Storey Terrace House
 Area: 1,399 square feet
 Address: JB 8009, Jalan SRM 3, Taman Sungai Rambai Mutiara, 77400 Sungai Rambai, Melaka

Auction Date : 16 October 2024
 Time : 11.00am

MELAKA

LOT 56 Reserve Price **RM 310,000**



Type: 2 Storey Terrace House
 Area: 1,195 square feet
 Address: No. 86, Jalan Taman Pertama 3, Taman Permata, 34000 Taiping, Perak

Auction Date : 8 October 2024
 Time : 11.00am

PERAK

LOT 57 Reserve Price **RM 165,000**



Type: 1 Storey Terrace House
 Area: 1,098 square feet
 Address: No. 321, Lorong 7, Taman Kaya, 34000 Taiping, Perak

Auction Date : 2 October 2024
 Time : 11.00am

PERAK

LOT 58 Reserve Price **RM 100,000**



Type: 1 Storey Terrace House
 Area: 800 square feet
 Address: No. 288, Jalan Lintang 6, Taman Lintang, 31100 Sungai Siput (U), Perak

Auction Date : 8 October 2024
 Time : 11.00am

PERAK

LOT 59 Reserve Price **RM 70,000**



Type: 1 Storey Semi Detached House
 Area: 640 square feet
 Address: No. 266, Jalan 12, Taman Sri Bidor, 35500 Bidor, Perak

Auction Date : 23 October 2024
 Time : 11.00am

PERAK

LOT 60 Reserve Price **RM 270,000**



Type: 1 Storey Semi Detached House
 Area: 2,562 square feet
 Address: No. B-12, Lorong 2A, Taman Bedong, 08100 Bedong, Kedah

Auction Date : 16 October 2024
 Time : 9.00am

KEDAH

LOT 61 Reserve Price **RM 250,000**



Type: 1 Storey Terrace House
 Area: 1,399 square feet
 Address: No. 2170, Lorong Serai Wangi 14/4, Taman Serai Wangi, 09400 Padang Serai, Kedah

Auction Date : 3 October 2024
 Time : 9.00am

KEDAH

LOT 62 Reserve Price **RM 230,000**



Type: 1 Storey Terrace House
 Area: 1,600 square feet
 Address: No. 859, Lorong Angsana 15/2, Taman Angsana, 09000 Kulim, Kedah

Auction Date : 3 October 2024
 Time : 9.00am

KEDAH

LOT 63 Reserve Price **RM 405,000**



Type: 1 Storey Semi Detached House
 Area: 1,921 square feet
 Address: No. 1, Lorong Bandar Putra 3/4, Bandar Putra, 26060 Kuantan, Pahang

Auction Date : 15 October 2024
 Time : 9.00am

PAHANG



Varieties of Landed Properties & Apartments

Buy for Own Use or Investment

For more information or details, please contact us for a FREE consultation:

Call/Whatsapp : **03-2162 3333** (ext. 1023 / 2002 / 2008)

NG CHAN MAU & CO
 Licensed Auctioneers Since 1987

NG CHAN MAU & CO. SDN. BHD. [200601018098 (737850-T)]

Kuala Lumpur
 No. 6 & 7, Level 1, Block B, Megan Avenue II, No. 12, Jalan Yap Kwan Seng, 50450 Kuala Lumpur.

Johor
 Unit 19-04B, Level 19, Menara Zurich, Johor.

Contact Us (Mon - Fri)
 E-mail : info@ngchanmau.com
 Website : www.ngchanmau.com



GUIDELINE FOR E-LELONG REGISTRATION BIDDING PROCESS



Step 1 : User Registration

1. Go to <https://elelong.kehakiman.gov.my/BidderWeb>
2. Click on the "Login" tab.
3. Then click "Register" link at the bottom of the login box & fill up the form.
4. Once registered, check your email **INBOX** or **SPAM** to click "Activate your Account" button.



Step 2 : Login

5. Click on the "Login" tab.
6. Enter your email address & password.



Step 3 : Choose Property

7. Once login, please fill property details and click "Search" button.
8. Then, click "I am interested".
9. Scroll to the bottom and click "Download" POS and "Proceed".



Step 4 : Bidding Registration

10. Click "Download" bidding form and prepare bank draft.
11. Submit bank draft and bidding form to high court can be made by Pos Laju to Pusat Operasi e-Lelong Kuantan, Pahang or by hand to any High Court of Malaya in Peninsular.
12. Process takes one (1) working days. *(Please check e-Lelong website refers the next step)*



Step 5 : Checking Upcoming Bidding

13. Open homepage e-Lelong.
14. Select "My bids", then "Upcoming".



Step 6 : Auction Day

15. Bidder are advised to open 15 minutes earlier.
16. Open homepage e-Lelong.
17. Select "My bids", then "Upcoming".
18. Click "Bid Now".
 - Click (+) to **increase** bid price.
 - Click (-) to **lower** the bid price.

NOTE :

High Court E-Lelong

FOR ENQUIRIES, PLEASE E-MAIL TO
auctionsale@ambankgroup.com

**AmBank Financing Please Contact:
For Individual bidder(s)**

Yuan Chik Chong : 012-223 2498

For Company bidder

Camile Tang : 013-999 6875



**PROPERTY
AUCTION**



03-7452 1318 | ambank.com.my

PROCLAMATION OF SALE

WILL SELL THE PROPERTY DESCRIBED BELOW BY

ELECTRONICALLY ON THE e-LELONG WEBSITE
e-LELONG OPERATION CENTER

KUANTAN COURT COMPLEX, PAHANG DARUL MAKMUR

Please visit

<https://elelong.kehakiman.gov.my/bidderweb>

The property will be sold on an "as is where is" basis subject to a reserve price and to the conditions of sale as printed in the Proclamation Of Sale as per link below:

<https://elelong.kehakiman.gov.my/bidderweb/home/index>.

Bidders are required to register on the website <https://elelong.kehakiman.gov.my/bidderweb> and submit the payment of ten per cent (10%) of the reserve price as deposit in the form of Bank Draft in the name of the Plaintiff at the latest by (1) working day before the auction date.

Please refer to the Proclamation Of Sale for submission method.

 AMBANK (M) BERHAD  AMBANK ISLAMIC BERHAD

For any inquiries please contact the company appointed by the Plaintiff :

ARENA AUCTIONEERS SDN BHD (1092337-X)

TEL : 03-7845 5890 / 03-7842 2137

EMAIL : aasb@arenaauctioneers.com

H/P : 012-327 5047

WEBSITE : arenaauctioneers.com

01

AUCTION DATE : 21/10/2024 RESERVE PRICE
TIME : 9.00 AM RM 8,100,000.00



DESCRIPTION : A STRATIFIED THREE LEVEL CORNER SHOP/OFFICES WITH A MEZZANINE LEVEL TOGETHER WITH THREE DUMBWAITERS, A REFUSE COMPARTMENT AND FOUR TERRACES AS ACCESSORY PARCELS
FLOOR AREA : 5,339.00 SQUARE FEET
ASSIGNOR(S) : 1) GENESIS LOGISTICS
2) TRANSPORT SERVICES SDN. BHD.
SOLICITOR : MESSRS B H GAN, NOR & KIM (KL)
EXECUTION NO. : WA-38-1573-06/2024

PETALING JAYA

UNIT NO. C-09, (C-G-09, C-1-09 & C-2-09), TOWER C, SUNWAY NEXIS, NO. 1, JALAN PJU 5/1, KOTA DAMANSARA, 47810 PETALING JAYA, SELANGOR

02

AUCTION DATE : 29/10/2024 RESERVE PRICE
TIME : 9.00 AM RM 1,200,000.00



DESCRIPTION : AN INTERMEDIATE UNIT DOUBLE STOREY SHOP OFFICE
LAND AREA : 1,550.00 SQUARE FEET
ASSIGNOR(S) : ILI ZAWANI BINTI ISMAIL
SOLICITOR : MESSRS GOH & PARTNERS
EXECUTION NO. : BA-38-456-02/2024

SHAH ALAM

NO. 20, JALAN 11/C, SEKSYEN 11, 40100 SHAH ALAM, SELANGOR

03

AUCTION DATE : 14/10/2024 RESERVE PRICE
TIME : 9.00 AM RM 630,000.00



DESCRIPTION : A DOUBLE STOREY END TERRACE HOUSE
LAND AREA : 2,378.82 SQUARE FEET
ASSIGNOR(S) : NUR ASSYKEN BINTI MOHD RAIS
SOLICITOR : MESSRS AZHAR & WONG (KL)
EXECUTION NO. : BA-38-1980-07/2024

PUNCAK ALAM

NO. 15, JALAN BESTARI 3/3, PUNCAK BESTARI, 42300 PUNCAK ALAM, SELANGOR

04

AUCTION DATE : 01/10/2024 RESERVE PRICE
TIME : 9.00 AM RM 380,000.00



DESCRIPTION : AN INTERMEDIATE UNIT SINGLE STOREY TERRACED HOUSE
LAND AREA : 1,539.00 SQUARE FEET
ASSIGNOR(S) : VIMALANATHAN A/L THAYANEETHY
SOLICITOR : MESSRS GOH & PARTNERS
EXECUTION NO. : BA-38-1856-06/2024

KAPAR

NO. 11, JALAN KHOO KHEK KENG 2, 42200 KAPAR, SELANGOR

05AUCTION DATE : 21/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 307,800.00

DESCRIPTION : AN END CONDOMINIUM UNIT WITH A CAR PARK BAY AS AN ACCESSORY PARCEL

FLOOR AREA : 1,001.00 SQUARE FEET

ASSIGNOR(S) : MOHD ANUAR BIN MOHD ALI

SOLICITOR : MESSRS VAS & CO (KLG)

EXECUTION NO. : BA-38-2149-07/2024

PUCHONG

UNIT NO. C-13A-08, BLOCK CASSIA, VISTA MILLENNIUM CONDOMINIUM, JALAN DM 1, TAMAN DESA MILLENIA, 47150 PUCHONG, SELANGOR

06AUCTION DATE : 10/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 277,020.00

DESCRIPTION : A THREE BEDROOM APARTMENT UNIT

FLOOR AREA : 1,152.00 SQUARE FEET

ASSIGNOR(S) : 1) WONG CHEE KHEONG
2) TEOH LEE CHIN

SOLICITOR : MESSRS VAS & CO (KLG)

EXECUTION NO. : BA-38-1867-06/2024

KEPONG

UNIT NO. D-2-1, ARAS 2, BLOK D, SERI PURI APARTMENT, DESA AMAN PURI, 52100 KEPONG, SELANGOR

07AUCTION DATE : 17/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 261,000.00

DESCRIPTION : A TOWNHOUSE UNIT (UPPER UNIT)

FLOOR AREA : 850.00 SQUARE FEET

ASSIGNOR(S) : MOHD ZAIDI BIN OMAR

SOLICITOR : MESSRS B H GAN, NOR & KIM (KL)

EXECUTION NO. : BA-38-2183-07/2024

KUALA LUMPUR

NO. 41-A, JALAN TERATAI 2/6, TAMAN BUKIT TERATAI, 56100 KUALA LUMPUR, SELANGOR

08AUCTION DATE : 01/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 230,000.00

DESCRIPTION : A 3-BEDROOM APARTMENT

LAND AREA : 840.00 SQUARE FEET

ASSIGNOR(S) : ASLAM ILMAN BIN ZULKIFLEE

SOLICITOR : MESSRS VAS & CO (KLG)

EXECUTION NO. : BA-38-1890-07/2024

KUALA LUMPUR

NO. E-402, PANDAN LAKE VIEW APARTMENT, JALAN PERDANA 5/1, PANDAN PERDANA, 55300 KUALA LUMPUR, SELANGOR

09AUCTION DATE : 17/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 200,000.00

DESCRIPTION : A 3-BEDROOM LOW-COST FLAT

LAND AREA : 786.00 SQUARE FEET

ASSIGNOR(S) : BEBETO ANAK REMON

SOLICITOR : MESSRS VAS & CO.

EXECUTION NO. : BA-38-2171-07/2024

PUCHONG

NO. K-1-01 BLOCK K, PUCHONG UTAMA COURT 1, NO. 1, JALAN PUCHONG UTAMA 7, TAMAN PUCHONG UTAMA, 47140 PUCHONG, SELANGOR

10AUCTION DATE : 29/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 160,000.00

DESCRIPTION : A THREE-BEDROOM LOW-COST FLAT UNIT

LAND AREA : 675.00 SQUARE FEET

ASSIGNOR(S) : KHALID BIN ABU KASIM

SOLICITOR : MESSRS NIK HISHAM, FAKIHAN & CO (KL)

EXECUTION NO. : WA-38-1668-06/2024

PETALING JAYA

UNIT NO. C-12-5, 12TH FLOOR, BLOCK C (CEMPAKA), PELANGI DAMANSARA, PJU 6 PERSIARAN SURIAN, 47800 PETALING JAYA, SELANGOR

11AUCTION DATE : 07/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 451,980.00

DESCRIPTION : A 3-BEDROOM CONDOMINIUM UNIT

FLOOR AREA : 1,216.00 SQUARE FEET

ASSIGNOR(S) : LEONG LAI CHEE

SOLICITOR : MESSRS VAS & CO (KLANG)

EXECUTION NO. : WA-38-1473-06/2024

KUALA LUMPUR

NO. B-13-02, RESIDENSI RIVERVILLE, BLOK B, JALAN TAMAN SERI SENTOSA, TAMAN SERI SENTOSA, 58000 KUALA LUMPUR, WILAYAH PERSEKUTUAN KUALA LUMPUR

12AUCTION DATE : 02/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 405,000.00

DESCRIPTION : A DOUBLE STOREY INTERMEDIATE UNIT TERRACE HOUSE SITED WITHIN A GATED AND GUARDED COMMUNITY

LAND AREA : 1,399.00 SQUARE FEET

ASSIGNOR(S) : 1) MUHAMAD ARIFFARHAN BIN SULAIMAN
2) NUR HAZIRAH BINTI MUHAMAD ALI

SOLICITOR : MESSRS IBRAHIM NIK JUNAINAH & ASSOCIATES (JOHOR BAHRU)

EXECUTION NO. : JA-38-1363-07/2024

BANDAR PENAWAR

NO. 36, JALAN SEROJA 8, TAMAN SRI PENAWAR, 81930 BANDAR PENAWAR, JOHOR

13AUCTION DATE : 01/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 380,000.00

DESCRIPTION : A THREE-BEDROOM APARTMENT UNIT SITED ON 2ND FLOOR OF A 5-STOREY BLOCK

LAND AREA : 1,216.00 SQUARE FEET

ASSIGNOR(S) : MUHAMAD FAIZ HAFIZUDDIN BIN MOHD ZAIDI

SOLICITOR : MESSRS A RAHIM & CO (JB)

EXECUTION NO. : JA-38-1340-07/2024

SKUDAI

UNIT NO. H-03-07, PANGSAPURI SKUDAI VILLA, JALAN AMAN, TAMAN SKUDAI BARU, 81300 SKUDAI, JOHOR

14AUCTION DATE : 15/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 370,000.00

DESCRIPTION : A DOUBLE STOREY INTERMEDIATE UNIT TERRACE HOUSE

LAND AREA : 958.00 SQUARE FEET

ASSIGNOR(S) : AHMAD SYUKRI BIN PAIMAN

SOLICITOR : MESSRS A RAHIM & CO (JB)

EXECUTION NO. : JA-38-1460-08/2024

PASIR GUDANG

NO. 9, JALAN TEMPUA 3, TAMAN SCIENTEX, 81700 PASIR GUDANG, JOHOR

15AUCTION DATE : 14/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 330,000.00

DESCRIPTION : SERVICE APARTMENT UNIT

FLOOR AREA : 904.00 SQUARE FEET

ASSIGNOR(S) : LEONG SONG MING

SOLICITOR : MESSRS A RAHIM & CO (JB)

EXECUTION NO. : JA-38-1461-08/2024

ISKANDAR PUTERI

NO. B-7-9, TINGKAT 7, BLOK B, JALAN PERSIARAN NUSA PERDANA, TAMAN NUSA PERINTIS, 79200 ISKANDAR PUTERI, JOHOR

16AUCTION DATE : 09/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 324,000.00

DESCRIPTION : A THREE-BEDROOM APARTMENT UNIT SITED ON THE 13TH FLOOR OF A 22-STOREY BLOCK

LAND AREA : 1,324.00 SQUARE FEET

ASSIGNOR(S) : NG WEI LIANG

SOLICITOR : MESSRS NOR DING & CO.

EXECUTION NO. : JA-38-1202-06/2024

MASAI

UNIT NO. 13-06, BLOCK D, PANGSAPURI SERI MUTIARA, BANDAR SERI ALAM, 81750 MASAI, JOHOR

17AUCTION DATE : 16/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 307,800.00

DESCRIPTION : A CONDOMINIUM UNIT

LAND AREA : 1,324.00 SQUARE FEET

ASSIGNOR(S) : HO YEW FOO

SOLICITOR : MESSRS IBRAHIM NIK JUNAINAH & ASSOCIATES (JOHOR BAHRU)

EXECUTION NO. : JA-38-1190-06/2024

MASAI

NO. 09-07, BLOK A, PANGSAPURI SERI MUTIARA, JALAN PERSIARAN SERI ALAM, BANDAR SERI ALAM, 81750 MASAI, JOHOR

18AUCTION DATE : 14/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 270,000.00

DESCRIPTION : A DOUBLE STOREY LOW MEDIUM-COST TERRACE HOUSE, INTERMEDIATE LOT

LAND AREA : 770.00 SQUARE FEET

ASSIGNOR(S) : KHOO LAY CHOY

SOLICITOR : MESSRS A RAHIM & CO (JB)

EXECUTION NO. : JA-38-1463-08/2024

PASIR GUDANG

NO. 33, JALAN KIJANG 2, TAMAN SCIENTEX, 81700 PASIR GUDANG, JOHOR

19AUCTION DATE : 09/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 218,700.00

DESCRIPTION : A DOUBLE STOREY LOW-MEDIUM COST TERRACE HOUSE

LAND AREA : 775.00 SQUARE FEET

ASSIGNOR(S) : JASKAMARUL BIN JA'AFAR

SOLICITOR : MESSRS IBRAHIM NIK JUNAINAH & ASSOCIATES (JOHOR BAHRU)

EXECUTION NO. : JA-38-1390-07/2024

PASIR GUDANG

NO. 37, JALAN PULASAN 7, TAMAN KOTA MASAI, 81700 PASIR GUDANG, JOHOR

20AUCTION DATE : 14/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 200,000.00

DESCRIPTION : A SINGLE STOREY TERRACE HOUSE, INTERMEDIATE LOT

LAND AREA : 1,765.00 SQUARE FEET

ASSIGNOR(S) : 1) MOHD HAIRUL BIN SHARIF
2) AZIZAH BINTI ZULKIFLI

SOLICITOR : MESSRS NOR DING & CO (JOHOR BAHRU)

EXECUTION NO. : JA-38-1466-08/2024

KLUANG

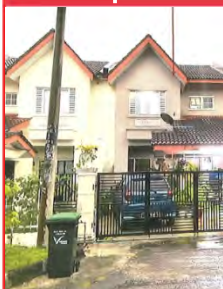
NO. 19, JALAN BUNGA RAYA 2, TAMAN SRI LALANG, 86100 KLUANG, JOHOR

21AUCTION DATE : 09/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 793,800.00

DESCRIPTION : A ONE AND A HALF STOREY DETACHED HOUSE
 LAND AREA : 11,507.00 SQUARE FEET
 ASSIGNOR(S) : AMIRA BINTI ABDUL HALIM
 SOLICITOR : MESSRS LALCHAND & NAWAWI
 EXECUTION NO. : KB-38-454-05/2024
 NOTE : **LOT UNTUK ORANG MELAYU**

SUNGAI
PETANINO. 125, JALAN 9/5, DARULAMAN PERDANA, 08000 SUNGAI
PETANI, KEDAH**22**AUCTION DATE : 03/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 520,000.00

DESCRIPTION : A STANDARD DOUBLE STOREY TERRACE HOUSE (CORNER UNIT)
 LAND AREA : 4,526.00 SQUARE FEET
 ASSIGNOR(S) : MOHD SAIFOL BIN ABD HAMID
 SOLICITOR : MESSRS JAYADEV & KAMAL (ALOR SETAR)
 EXECUTION NO. : KB-38-585-06/2024

SUNGAI
PETANINO. 965, JALAN SAUJANA 2/5, BANDAR SP SAUJANA, 08000
SUNGAI PETANI, KEDAH**23**AUCTION DATE : 29/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 210,600.00

DESCRIPTION : A SLIGHTLY RENOVATED DOUBLE STOREY TERRACE HOUSE (INTERMEDIATE UNIT)
 LAND AREA : 1,540.00 SQUARE FEET
 ASSIGNOR(S) : SHAHARUDDIN BIN SAAD
 SOLICITOR : MESSRS JS LING, DIYANA & SINGH (KL)
 EXECUTION NO. : KB-38-657-07/2024
 NOTE : **MALAY RESERVE**

SUNGAI
PETANINO. 134, LORONG PERDANA 2/8, BANDAR PERDANA, 08000
SUNGAI PETANI, KEDAH**24**AUCTION DATE : 16/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 260,000.00

DESCRIPTION : AN INTERMEDIATE UNIT SINGLE-STOREY TERRACE HOUSE
 LAND AREA : 1,539.00 SQUARE FEET
 ASSIGNOR(S) : 1) YEO KHENG SHAU
2) LAI CHAI PENG
 SOLICITOR : MESSRS MANJIT SINGH SACHDEV, MOHAMMAD RADZI & PARTNERS
 EXECUTION NO. : MA-38-310-07/2024

BATU
BERENDAMNO. 26, LORONG 2 JALAN M30, TAMAN MERDEKA, BATU
BERENDAM, 75350 BATU BERENDAM, MELAKA**25**AUCTION DATE : 16/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 243,000.00

DESCRIPTION : AN INTERMEDIATE UNIT OF SINGLE STOREY TERRACE HOUSE
 LAND AREA : 1,302.00 SQUARE FEET
 ASSIGNOR(S) : 1) NOOR AZMI BIN MAHMUD
2) NORHAYATI BINTI SELAMAT
 SOLICITOR : MESSRS MANJIT SINGH SACHDEV, MOHAMMAD RADZI & PARTNERS
 EXECUTION NO. : MA-38-340-07/2024

KRUBONG

NO. 15, JALAN KJ 48, TAMAN KRUBONG JAYA, KRUBONG, 75250
KRUBONG, MELAKA**26**AUCTION DATE : 03/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 283,500.00

DESCRIPTION : AN INTERMEDIATE UNIT OF SINGLE STOREY TERRACE HOUSE
 LAND AREA : 1,410.00 SQUARE FEET
 ASSIGNOR(S) : R SUBENDARAJ A/L K RAMA CHANDRAN
 SOLICITOR : MESSRS MANJIT SINGH SACHDEV, MOHAMMAD RADZI & PARTNERS
 EXECUTION NO. : NA-38-672-05/2024

SEREMBAN

NO. 282, LORONG IRINGAN BAYU 34/9, TAMAN IRINGAN BAYU,
MAMBAU, 70300 SEREMBAN, NEGERI SEMBILAN**27**AUCTION DATE : 01/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 240,000.00

DESCRIPTION : A ONE AND A QUARTER STOREY MID TERRACED HOUSE
 LAND AREA : 1,496.00 SQUARE FEET
 ASSIGNOR(S) : 1) MOHD HANAFIAH BIN OMAR
2) NURAZLINA FITRIAH BINTI DAUD
 SOLICITOR : MESSRS HAMIDAH ROSMAWATI & ASSOCIATES (KUANTAN)
 EXECUTION NO. : CA-38-254-06/2024

KUANTAN

PREMISES NO. 66, LORONG SUNGAI KARANG DAMAI 18, TAMAN
PSJ, 26100 KUANTAN, PAHANG**28**AUCTION DATE : 10/10/2024
TIME : 9.00 AMRESERVE PRICE
RM 206,550.00

DESCRIPTION : A SINGLE STOREY TERRACE HOUSE (INTERMEDIATE LOT)
 LAND AREA : 1,496.00 SQUARE FEET
 ASSIGNOR(S) : 1) MD NIZAM BIN ATAN
2) MISINAH BINTI MARMAN
 SOLICITOR : MESSRS B H GAN NOR & KIM
 EXECUTION NO. : CA-38-231-06/2024

KUANTAN

NO. 4, LORONG SERI MAHKOTA AMAN 32, TAMAN SERI MAHKOTA
AMAN, 26070 KUANTAN, PAHANG

29AUCTION DATE : 16/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 304,000.00

DESCRIPTION : AN INTERMEDIATE UNIT DOUBLE-STOREY TERRACE HOUSE
 LAND AREA : 1,647.00 SQUARE FEET
 ASSIGNOR(S) : MD RAHIM BIN MOHAMED
 SOLICITOR : MESSRS RAJA NOR & SU LYNN
 EXECUTION NO. : AA-38-1535-07/2024

IPOH

NO. 22, JALAN TAWAS IMPIANA 1, ANJUNG TAWAS IMPIANA, 30010 IPOH, PERAK

30AUCTION DATE : 30/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 170,000.00

DESCRIPTION : AN EXTENDED AND RENOVATED INTERMEDIATE UNIT DOUBLE STOREY TERRACE HOUSE
 LAND AREA : 1,119.00 SQUARE FEET
 ASSIGNOR(S) : SITI FAIZATUL NATRAH BINTI AHMAD TERMIZI
 SOLICITOR : MESSRS NOR DING & CO (MANJUNG)
 EXECUTION NO. : AA-38-1293-06/2024

SERI
MANJUNG

NO. M33, FASA 1E2, 32040 SERI MANJUNG, PERAK

31AUCTION DATE : 22/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 351,000.00

DESCRIPTION : A 3 BEDROOM APARTMENT
 FLOOR AREA : 700.00 SQUARE FEET
 ASSIGNOR(S) : OOI KENG BENG
 SOLICITOR : MESSRS AZMI RAHIM & CO
 EXECUTION NO. : PA-38-652-07/2024

GELUGOR

NO. 3B-02-06, N-PARK CONDOMINIUM, JALAN BATU UBAN, MUKIM 13, 11700 GELUGOR, PULAU PINANG

32AUCTION DATE : 16/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 304,000.00

DESCRIPTION : A THREE BEDROOM APARTMENT UNIT WITH AN ACCESSORY PARCEL ROOF TOP TERRACE
 FLOOR AREA : 1,216.00 SQUARE FEET
 ASSIGNOR(S) : SALMIAH BINTI MANSOR
 SOLICITOR : MESSRS LALCHAND & NAWAWI
 EXECUTION NO. : PA-38-704-07/2024

BUKIT
MERTAJAM

UNIT NO. 6-01, PANGSAPURI SERI PELANGI, JALAN USAHANIAGA 1, TAMAN NIAGA JAYA, 14000 BUKIT MERTAJAM, PULAU PINANG

33AUCTION DATE : 07/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 288,000.00

DESCRIPTION : A 2-STOREY INTERMEDIATE MEDIUM-COST TERRACE HOUSE
 LAND AREA : 1,098.00 SQUARE FEET
 ASSIGNOR(S) : NOR ALIZA BINTI AHMAD YUSOFF
 SOLICITOR : MESSRS AZMI RAHIM & CO
 EXECUTION NO. : PA-38-733-07/2024

SIMPANG
AMPAT

NO. 40, LORONG PEKATRA INDAH 13, TAMAN PEKATRA INDAH, 14120 SIMPANG AMPAT, PULAU PINANG

34AUCTION DATE : 15/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 224,000.00

DESCRIPTION : A 3-BEDROOM MEDIUM-COST FLAT UNIT
 FLOOR AREA : 614.00 SQUARE FEET
 ASSIGNOR(S) : SUHAIMI BIN ZAINOL ABIDIN
 SOLICITOR : MESSRS LALCHAND & NAWAWI (IPOH)
 EXECUTION NO. : PA-38-702-07/2024

JELUTONG

NO. 1-7-08, JELUTONG PARK, LINTANG MADRASAH, 11600 JELUTONG, PULAU PINANG

35AUCTION DATE : 02/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 160,000.00

DESCRIPTION : A TWO BEDROOM WALK-UP FLAT UNIT
 FLOOR AREA : 570.00 SQUARE FEET
 ASSIGNOR(S) : MUHAMMAD AFDHAL BIN ABDUL SHUKOR
 SOLICITOR : MESSRS LALCHAND & NAWAWI
 EXECUTION NO. : PA-38-707-07/2024

GELUGOR

UNIT NO. F-4-07, DESA PERMAI INDAH, LORONG HELANG 3, 11700 GELUGOR, PULAU PINANG

36AUCTION DATE : 22/10/2024
TIME : 11.00 AMRESERVE PRICE
RM 153,000.00

DESCRIPTION : A THREE BEDROOM APARTMENT UNIT
 LAND AREA : 646.00 SQUARE FEET
 ASSIGNOR(S) : NOOR AZILA BINTI ZULKIFLI
 SOLICITOR : MESSRS AZMI RAHIM & CO (SG PETANI)
 EXECUTION NO. : PA-38-650-07/2024

PERAI

UNIT NO. 22-09, BLOCK A, PANGSAPURI SUTERA, JALAN SUTERA 3, TAMAN SUTERA, SEBERANG JAYA, 13700 PERAI, PULAU PINANG

37

AUCTION DATE : 16/10/2024

RESERVE PRICE

TIME : 11.00 AM

RM 138,000.00

DESCRIPTION : A TWO BEDROOMS INTERMEDIATE
FLAT UNIT
FLOOR AREA : 495.00 SQUARE FEET
ASSIGNOR(S) : MUHAMMAD MUSTAQIM BIN
MUKHTAR
SOLICITOR : MESSRS LALCHAND & NAWAWI
(IPOH)
EXECUTION NO. : PA-38-716-07/2024

BALIK
PULAUNO. 2B-4-23, MUKIM G, TAMAN DESA GENTING, JALAN PULAU
BETONG, 11000 BALIK PULAU, PULAU PINANG

RESERVE PRICE:

The subject properties will be sold on 'as is where is' basis and subject to the reserve price as mentioned above the Condition of Sale and subject to the consent (if applicable) being obtained by the purchaser from the Developer / Proprieter and other relevant authorities.

ORGANISED BY:

ARENA AUCTIONEERS SDN. BHD. [201401016251 / 1092337 - X]

No. 20 - 2, Jalan Matahari, AB U5/AB, Seksyen U5, Bandar Pinggiran Subang, 40150 Shah Alam, Selangor

TEL : 03 - 7485 5890 / 03 - 7842 2137

H/P : 012 - 327 5047

EMAIL : aasb@arenauctioneers.com

WEBSITE : [arenauctioneers](http://arenauctioneers.com)



GUIDELINE FOR E-LELONG REGISTRATION BIDDING PROCESS



USER REGISTRATION

1. Go to <https://eelong.kehakiman.gov.my/BidderWeb>
2. Click on the "Login" tab.
3. Then click "Register" link at the bottom of the login box & fill up the form.
4. Once registered, check your email INBOX or SPAM to click "Activate your Account" button.



LOGIN

5. Click on the "Login" tab.
6. Enter your email address & password.



CHOOSE PROPERTY

7. Once login, please fill property details and click "search" button.
8. Then, click "i am interested".
9. Scroll to the bottom and click "download" POS and "Proceed".



BIDDING REGISTRATION

10. Click "Download" bidding form and prepare bank draft.
11. Submit bank draft and bidding form to high court can be made by Pos Laju to Pusat Operasi e-Lelong Kuantan, Pahang or by hand to any High Court of Malaya in Peninsular.
12. Process takes one (1) working days. (please check e-Lelong website refers the next step).



CHECKING UPCOMING BIDDING

13. Open home page e-Lelong.
14. Select "My bids, then "Upcoming".



AUCTION DAY

15. Bidder are advised to open 15 minutes earlier.
16. Open home page e-Lelong.
17. Select "My bids, then "Upcoming".
18. Click "Bid Now".
 - Click (+) to increase bid price.
 - Click (-) to lower the bid price.

RESERVE PRICE:

The subject properties will be sold on an 'as is where is' basis and subject to the reserve price as mentioned above and the Conditions of Sale and subject to the consent (if applicable) being obtained by the purchaser from the Developer / Proprietor and other relevant authorities.

ORGANISED BY:

ARENA AUCTIONEERS SDN BHD . [201401016251 / 1092337 - X]

No. 20-2, Jalan Matahari, AB U5/AB, Seksyen U5, Bandar Pinggiran Subang, 40150 Shah Alam, Selangor

TEL : 03 - 7845 5890 / 03 - 7842 2137 EMAIL : aasb@arenaauctioneers.com

H/P : 012 - 327 5047

WEBSITE : arenaauctioneers.com