

VENDOR

AUCTIONEERS

199 Gordon Road, Queenswood | Tel: 012 403 8360
info@venditor.co.za | www.venditor.co.za

PROPERTY BIDDERSPACK

DECEASED ESTATE: IMMOVABLE PROPERTY

ADDRESS: CNR ALF MAKALENG STR. & BURGER STR.
MODIMOLLE



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LIGHSTONE & AMENITIES

Property Details		Legal Description:		
Property Type:	FREEHOLD	Municipality:	RE of Erf 229 NYLSTROOM MODIMOLLE-MOOKGOPHONG LOCAL MUNICIPALITY LIMPOPO	
Province:	LIMPOPO	Erf #:	229	
Township:	NYLSTROOM	Street:	Berg STREET	
Portion #:	0	Last Sales Price:	R 225 000	
Suburb:	MODIMOLLE	Coordinates (Lat\ Long):	Google Maps: -24.6967, 28.4175 Street View	
Street #:	68	SG Code:	T0KR00040000022900000	
Last Sales Date:	20041019	* Property Appears to be a Remaining Extent		
Land Size (Registered):	1276 m ²			
Land Size (Cadastral):	1278 m ²			
Estimate Size Under Roof:	Not Available			
Owner Details				
Owner Name	ID / Registration Number	Title Deed No	Share	Marital Status
NAUDE JACOBUS STEPHANUS	6402055147088	T6903/2005PTA		MARRIED IN
NAUDE JOHANNA MARIA	8009280116081	T6903/2005PTA		MARRIED IN

Amenity	Type	Distance (km)
Old Pumps Diesel	FillingStation	0.66 km
Engen Waterberg Toyota	FillingStation	0.85 km
Brent Oil- Berlou Motors	FillingStation	1.12 km
FH Odendaal Hospitaal	Hospital/Clinic	0.69 km
South African Police Service - Dog Unit	PoliceStation	1.17 km
South African Police Service - Modimolle	PoliceStation	1.42 km
Modimolle	PoliceStation	1.43 km
Faith Kidz Crèche	PrePrimarySchool	1.22 km
Lekkerbreek Primary School	PrimarySchool	0.29 km
Laerskool Eenhied	PrimarySchool	1.38 km
Modi Mall	ShoppingCentre	1.02 km
Modi Mall	ShoppingCentre	1.04 km
Sparrow Shopping Centre	ShoppingCentre	1.38 km
Modimolle FET College	TertiaryInstitution	1.44 km

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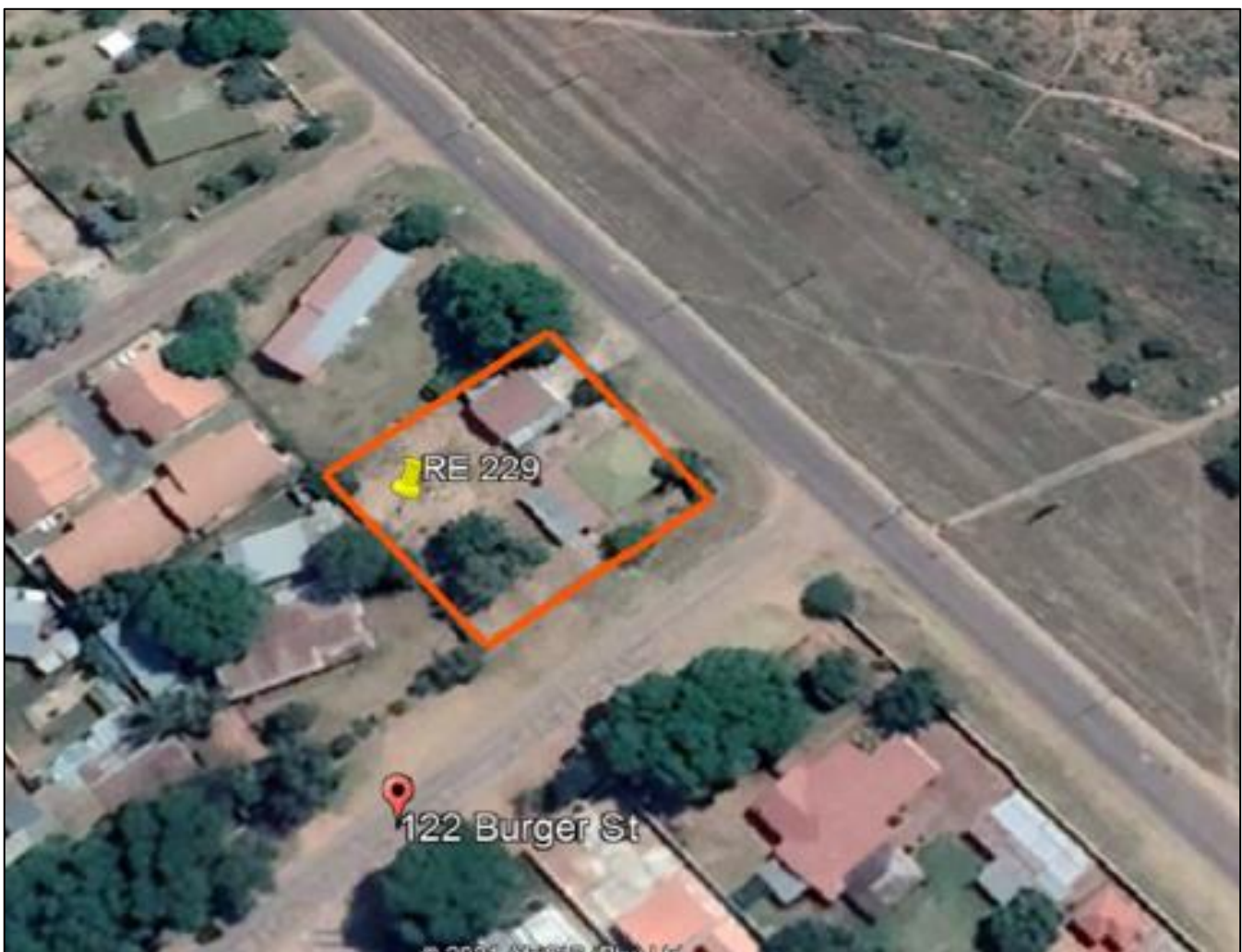
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LOCATION & ZONING

The property falls within the jurisdiction of the Modimolle Local Municipality, Limpopo Province.

Usage/Category: Residential

The property is situated on the Corner of Alf Makaleng & Burger Street.



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IMPROVEMENTS

The property consists of the following:















Entrance Area with enclosed stoep. 2 Bedrooms, 2 Bathrooms (Main En-suite), Living Area, Flatlet Adjacent to the main dwelling consisting of 2 Bedrooms, Bathroom, Open plan Living and Dining Area & Kitchen.

Storeroom.

The property's erf size measures: 1276SQM

The property is currently in a poor condition and has huge potential for improvements.

The property is situated less than 2km's away from the amenities:

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