



VENDITOR

AUCTIONEERS



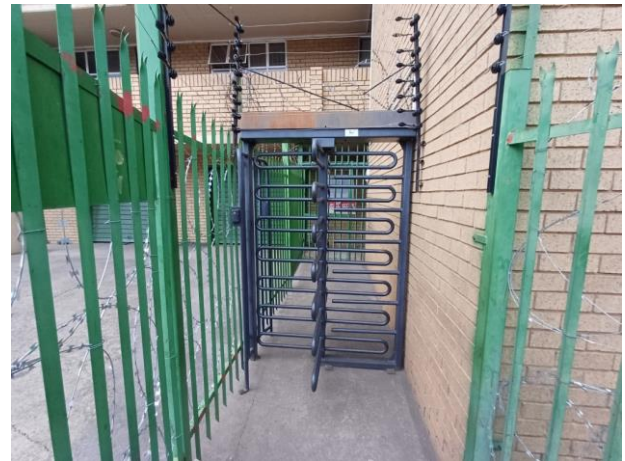
3 Bedroom Unit

Door 601 Theatre Gardens

30 Rissik Street | Sunnyside

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LIGHTSTONE REPORT

Property Details SECTIONAL TITLE

30 Rissik Street, Sunnyside (Pta), Gauteng

Sectional Title: SS THEATRE GARDENS (10/1983)
Suburb: Sunnyside

LEGAL
Sect 26 of plan 10/1983
known as "THEATRE GARDENS"
Sited at Ptn 35
Erf 866
Town: "SUNNYSIDE (PTA)"
Mun: "CITY OF TSHWANE METROPOLITAN MUNICIPALITY"
Province: "GAUTENG"

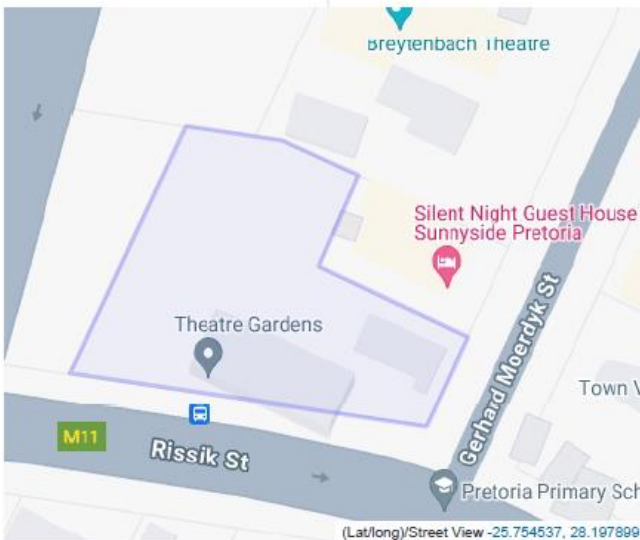
[Google maps](#) | [Street View](#)

UNIT SIZE (REGISTERED)
111 m²

MOTHER ERF
2403 m²

LAST SALES PRICE
R450 000

LAST SALES DATE
2013/07/24



Amenities



FILLING STATION

- 0.14 km**
Shell Berea Motors
- 0.49 km**
Sasol Sunnyside
- 0.58 km**
BP Sunnyside



POLICE STATION

- 0.54 km**
Temba Police Station
- 0.78 km**
Sunnyside Police Station
- 0.85 km**
South African Police Service Criminal Record Center



BUS STATION

No bus stations in the proximity



SHOPPING CENTRE

- 0.6 km**
Pavilion
- 0.73 km**
Barclay Square
- 0.75 km**
Sunnypark Shopping Centre



HOSPITAL/CLINIC

- 0.39 km**
College Medical Centre
- 0.53 km**
Ear Nose Throat ENT Hospital
- 0.65 km**
Louis Pasteur Private Hospital



EDUCATION

- 0.12 km**
Pretoria Primary School
- 0.24 km**
Laerskool Oost Eind
- 0.45 km**
Pretoria Secondary School



PROPERTY DETAILS

PROPERTY DESCRIPTION

The Unit is on the sixth floor and consists of the following:

- Wooden front door with security gate.
- Kitchen with tiled floor, ceiling light, built-in cupboards, electrical stove and oven, single-size sink, and space for a washing machine.
- Lounge with tiled floor, ceiling lights, and glass door leading to balcony.
- Main bedroom with en-suite bathroom:
- Bedroom with tiled floor, ceiling light, and built-in cupboards.
- En-suite bathroom with tiled floor, ceiling light, single wash basin, normal bath, and toilet.
- 2nd Bedroom with tiled floor, ceiling light, and built-in cupboards.
- 3rd Bedroom with tiled floor, ceiling light, and built-in cupboards.
- 2nd Bathroom with tiled floor, ceiling light, normal bath, single wash basin, toilet, and geysers.

Land size: 111 m²

Rates: R353.45

Levies: R1 788.59



Viewing is only available by appointment, should you wish to view – feel free to contact our offices.

Any offers received will be submitted to the sellers for possible consideration



TERMS & CONDITIONS



- 10% Deposit and Buyers Commission payable upon signing of the agreement.
- The Seller is Not VAT registered.
- The Offer is subject to the acceptance of the seller.
- 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: 15514

Proof of payment: properties@venditor.co.za



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