

PROPERTY AUCTION SALE

In exercise of the rights and powers conferred upon the **PUBLIC BANK BERHAD Co.No. 196501000672 (6463-H) / PUBLIC ISLAMIC BANK BERHAD Co.No. 197301001433 (14328-V)**

by the Assignor, it is hereby proclaimed that the Assignee with the Assistance of the undermentioned Auctioneer.



WILL SELL THE PROPERTY DESCRIBED BELOW BY PUBLIC AUCTION VIA ONLINE BIDDING ON THURSDAY, THE 26TH JUNE 2025 AT 10.00 A.M. IN THE MORNING, AT WEBSITE www.ehsanauctioneers.com

Prospective bidders may submit bids for the property online via www.ehsanauctioneers.com (For online bidding, please register at least one (1) working day before the auction day for registration & verification purposes) ONLINE BIDDERS ARE FURTHER SUBJECT TO THE TERMS AND CONDITIONS ON www.ehsanauctioneers.com

LOT 1	RESERVE PRICE: RM 468,000.00	KUALA LUMPUR	LOT 2	RESERVE PRICE: RM 351,000.00	SUBANG JAYA	LOT 3	RESERVE PRICE: RM 324,000.00	KAJANG
	Type : A SERVICED APARTMENT UNIT Area : 1,076 sq. ft. Assignor(s) : Foo Yoke How & Lui Chia Yin Solicitor : Che Mokhtar & Ling Bank Ref : WCCC/TDA/RU/MSA/Foo Yoke How & Lui Chia Yin Our Ref : WAWA/PBI0136 Unit No. B2-22-07, Residensi Pasir Emas, Jalan Kg. Pasir, Off Jalan Klang Lama, 58200 Kuala Lumpur.		Type : A CONDOMINIUM UNIT (WITH ONE CARPARK) Area : 1,234.00 sq. ft. Assignor(s) : Chai Min Fan Solicitor : Iza Ng Yeoh & Kit Bank Ref : KCCC/BBT/EYL2/NSN/Chai Min Fan Our Ref : LIYANA/PBB1346 Unit No. NC 9-08 (IVA-1108), Indah Villa Condominium, Jalan PJS 11/12, Subang Indah, Bandar Sunway, 47500 Subang Jaya, Selangor		Type : AN APARTMENT UNIT Area : 122.45 sq. m. Assignor(s) : Hoh Chong Hing Solicitor : Che Mokhtar & Ling Bank Ref : SCCC/SS2/RU/SZL/Hoh Chong Hing Our Ref : WAWA/PBB1339 Unit No. A-05-16, Block A, Jalan Sutera Pines, Sutera Pines, 43000 Kajang, Selangor			

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LOT 4	RESERVE PRICE: RM 297,000.00	SUBANG JAYA	LOT 5	RESERVE PRICE: RM 225,000.00	PUCHONG	LOT 6	RESERVE PRICE: RM 40,500.00	RAWANG
	Type : A CORNER SERVICED APARTMENT Area : 602.8 sq. ft. Assignor(s) : Pharmamedic Quay Sdn Bhd Solicitor : Che Mokhtar & Ling Bank Ref : KCCC/KAP/DYS/slc/ Pharmamedic Quay Sdn Bhd Our Ref : WAWA/PBI0144 Unit No. A28-12B, The Main Place Residence, Jalan USJ 21/10, 47640 Subang Jaya, Selangor		Type : AN INTERMEDIATE SERVICED APARTMENT (WITH 2 CAR PARKS) Area : 968.8 sq. ft. Assignor(s) : Ng Kong Hoong Solicitor : Zairina Loh & Wong Bank Ref : SCCC/SL/RU/NAM/Ng Kong Hoong Our Ref : WAWA/PBB1345 Unit No. 24-16, Jalan Saville, Saville D' Lake Sepang, 47130 Puchong, Selangor		Type : AN INTERMEDIATE LOW-COST APARTMENT Area : 656.6 sq. ft. Assignor(s) : Basiah Binti Saari & Hairul Nizam Bin Ramli Solicitor : Che Mokhtar & Ling Bank Ref : WCCC/RU/SLY/SCH3/Mass Auction-Basiah & Hairul Nizam Our Ref : WAWA/PBB1336 Unit No. M-2-02, Apartment Kenanga, Persiaran Bunga Raya, Taman Bunga Raya, 48300 Rawang, Selangor			

PUBLIC ISLAMIC BANK BERHAD

DEPOSIT :

All intending bidders are required to deposit 10% of the fixed reserve price and any prevailing tax that may be imposed by the Government of Malaysia (if applicable) by Bank Draft or Cashier's Order only in favour of PUBLIC BANK BERHAD / PUBLIC ISLAMIC BANK BERHAD prior to the auction sale with the undermentioned Auctioneer. The balance of the purchase price together with any prevailing tax payable (if applicable) are to be settled within ninety (90) days from the date of auction sale to PUBLIC BANK BERHAD / PUBLIC ISLAMIC BANK BERHAD via RENTAS. The RENTAS payment must be made accompanied with details as per Clause 11 of the Conditions of Sale. For online bidders please refer to the Terms & Conditions on www.ehsanauctioneers.com on the manner of payment of the deposit.

RESERVE PRICE :

The subject property will be sold on an 'as is where is' basis, separately, to the respective reserve price, Conditions of Sale and subject to consent being obtained by the Purchaser from the Developers and other relevant authorities, if any.

HOW TO REGISTER & PARTICIPATE IN ONLINE PROPERTY AUCTION?

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1. Register / Login as member at www.ehsanauctioneers.com
2. Search property you wish to bid.
3. Click "View Details"
4. Click "Registration For Online Bidders" and fill in buyer's details & deposit details.
5. Click "Confirm & Submit" and you are done!

You will be notified once your registration has been approved.



"REMINDER'S TO ALL ONLINE BIDDERS"

1. Please refresh the bidding screen 5 minute before auction start.
2. Not to press back button on your device when bidding started.
3. For unsuccessful online bidder, payment will be refunded within 3 working days.
4. For successful online bidder, top-up & stamping fees have to be paid.

MESSRS EHSAN AUCTIONEERS SDN. BHD. [200301014889 (617309-U)]

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DATO' HAJI ABDUL HAMID BIN P.V. ABDU / ABDUL RAHIM BIN HUSSIN
(Licensed Auctioneers)