

PROPERTY TYPE	LOCATION	LOT NO.	AREA (ACRES)	TERM
Double-Storey Detached House	No 18 Simpang 265-200, Kampung Jerudong	21494	0.45	Lease 55 years (Effective April 1979)

**Direction:**

The subject property, as shown edged in red on the attached site plan is situated in a locality known as **Kampung Jerudong**, which is approximately 23 kilometres by road southwest of the Bandar Seri Begawan Town Centre.

Approach to the subject property is via Jalan Jerudong then to Simpang 265. The latter in turn to a final feeder road at Simpang 265-200 wherefrom the subject property has frontage.

All the roads mentioned above are sealed all weather types and generally maintained in good condition.



## SALE OF PROPERTY BY TENDER

Notice is hereby given that all that one (1) parcel of land described below shall be sold by public tender pursuant to an Order for Sale obtained on the 31<sup>st</sup> day of July 2023.

### DESCRIPTION OF PROPERTY

- Title of land : EDR NO. BD 19732, LOT NO. 21494, one (1) parcel of land together with the building erected thereon situated at Kampung Jerudong, Mukim Sengkurong, District of Brunei Muara
- Location : House No. 18, Simpang 265-200, Jalan Jerudong, Kampung Jerudong
- Nature/Term : Leasehold of 55 years with effect from 11<sup>th</sup> April 1979
- Land Area : 0.45 acre (0.1821 hectare)
- Improvement : Double storey detached house

### PARTICULARS OF TENDER

1. The minimum reserve price for the Property is **BND346,000.00.**
2. The tender should clearly identify the name and address of the person making the tender and the sum tendered.
3. The Property will be sold subject to the Conditions of Tender. A copy of the Conditions of Tender and details of the Property may be obtained from the office of the Chargee's solicitors whose name and address are stated below during normal working hours.

**MESSRS PENGIRAN IZAD & LEE**  
6<sup>th</sup> Floor, Bangunan Hj Ahmad Laksamana Othman  
38-39, Jalan Sultan  
Bandar Seri Begawan BS8811  
Brunei Darussalam

4. All tenders must reach the said solicitors not later than **12.00 p.m. on Saturday, the 3<sup>rd</sup> day of August 2024.**

The Chargee reserves the right to bid for the Property.

All enquiries relating to this Tender can be made to **MESSRS PENGIRAN IZAD & LEE** at 6<sup>th</sup> Floor, Bangunan Hj Ahmad Laksamana Othman, 38-39, Jalan Sultan, Bandar Seri Begawan BS8811, Brunei Darussalam or contact telephone nos. 2232945/6/7/8.