



APPROVED
KENNDY C. KERIAH
ACLR, KK
Date : 28th October 2024

LAND ORDINANCE CAP. 68

ACLR.01.0083/2023

BETWEEN

KUWAIT FINANCE HOUSE (MALAYSIA) BERHAD

..... CHARGEE

AND

HEE CHEE YONG @ RAYMOND HEE

..... CHARGOR

PROCLAMATION OF SALE

IN PURSUANT of an Order of Sale by the Assistant Collector of Land Revenue KOTA KINABALU (ACLR) at the instance of Chargee made on the 16th day of February 2024, NOTICE IS HEREBY GIVEN that the under-mentioned property will be sold by public auction on Tuesday, the day 19th November 2024 at 10.00 a.m. at the Office of the Assistant Collector of Land Revenue, Kota Kinabalu, Sabah.

DESCRIPTION OF THE LAND REFERRED TO:-

Title No. : CL 015487582
Total Land Area : 900.70 square metres (9,695.04 square feet), more or less
The property : A double storey detached house
Term : Leasehold 99-year expiring on 31st December 2081
Locality : House No. 75, Titled Lot No. 52, Lorong Pokok Seraya 1, Taman Khidmat, 88450 Kota Kinabalu Sabah
Reserved Price : RM3,400,000.00
(Ringgit Malaysia Three Million Four Hundred Thousand Only)

All interested bidders are required to register with the Auctioneer appointed by the Assistant Collector of Land Revenue Kota Kinabalu and shall submit the following:

1. An amount equivalent to 25% of the Reserved Price.
2. Board of Directors' Resolution and Written Authorisation where the bidder is a company bidding through an authorized person.
3. Written authorisation where the bidder is acting as a proxy.

A deposit of 25% of the Reserved Price to be paid by CASHIER'S ORDER or by BANK DRAFT to **Messrs. Wong & Shim**, agent for Assistant Collector Land Revenue Kota Kinabalu immediately after the fall of the hammer and the balance of the purchase price shall be paid within ninety (90) days from the date of auction. Failure to pay the balance as stipulated above will result in FORFEITURE of the deposit.

The auction and all bidders shall be **subject to the Conditions of Sale**, details of which may be obtained from:-

1. Messrs. Wong & Shim,
Advocates & Solicitors,
12th Floor, Wisma Merdeka Phase 1,
Jalan Tun Razak,
88000 KOTA KINABALU.
Tel. : 088-233171
Fax : 088-213579
E-mail : ws@wongshim.com.my

2. PG Act Fast (Auction) Sabah Sdn Bhd,
Lot 14, 1st Floor, Block B,
Lorong Kayu Manis 1, Damai Plaza,
Jalan Damai Luyang,
88300 KOTA KINABALU.
Tel : 016-7226667/088-387711

3. Assistant Collector of Land Revenue,
KOTA KINABALU.
Tel. : 088-309423/426
Fax : 088-309422

THIS Proclamation of Sale is PREPARED AND APPROVED by the ASSISTANT COLLECTOR OF LAND REVENUE, KOTA KINABALU.