

Property Auction Sale



EHSAN
Online
AUCTION

DATE:
FRIDAY
25-4-2025
TIME: 11.00 A.M.



HOW TO REGISTER & PARTICIPATE IN ONLINE PROPERTY AUCTION?

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.



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

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

HQ OFFICE SUITE C-20-3A, LEVEL 20, BLOCK C, MEGAN AVENUE II, NO.12,
JALAN YAP KWAN SENG, 50450 KUALA LUMPUR

TEL NO. 03-2161 6649 / 03-2162 6649
HP NO. 016-2161 047 / 010-2161 147
(CALL, WHATSAPP & SMS)

 Ehsan Auctioneers Sdn Bhd

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 www.ehsanauctioneers.com

PROCLAMATION OF SALE

In exercise of the rights and powers conferred upon HONG LEONG BANK BERHAD (CO.NO.97141-X) & HONG LEONG ISLAMIC BANK BERHAD (CO.NO.686191-W) and the Assignor(s)/Borrower(s), under the Loan Agreement(s) And Deed of Assignment(s), it is hereby proclaimed that the said Assignee with the assistance of the undermentioned Auctioneer(s)

**WILL SELL THE PROPERTIES DESCRIBED BELOW BY PUBLIC AUCTION
ON FRIDAY, THE 25TH APRIL 2025, AT 11.00 A.M. IN THE MORNING,
VIA ONLINE BIDDING AT www.ehsanauctioneers.com
("AUCTIONEER'S WEBSITE")**



(Bidder registration must be made at least one (1) working day before the auction date and bidders are advised to log in to the Auctioneer's Website provided above and be on standby before the auction time. Bidders are further subject to the Auctioneer's Online Terms and Conditions)

NOTE: Prior to the auction sale, all intending bidders are advised to :-

(i) inspect the subject property (ii) obtain a copy of Proclamation of Sale and seek independent legal advice on the Condition of Sale (iii) conduct official Titles search (iv) make the necessary enquiries with the Developer and/or other relevant authorities on the terms of consent to the sale and to check whether the sale is open to all races or to Malaysian Citizens who are Bumiputras only. All prospective bidders should note that any properties listed as available for auction sale herein may at any time be withdrawn from the auction sale without any prior notice for any reason whatsoever and neither we, the Assignee nor our agents shall incur any liability whatsoever to prospective bidders by reason of such withdrawal.



AMPANG		1
Type	: AN INTERMEDIATE 4-BEDROOM APARTMENT	
Area	: 646 sq. ft.	
Assignor(s)	: Yong Soff Binti Yub & Shahrul Nizam Bin Othman	
Solicitor	: M/S Manjit Singh Sachdev, Mohammad Radzi & Partners	
Our Ref	: FIFAH/HLBB1904	
No. 14-09, Block A, Pangsapuri Taman Industri Lembah Jaya, Off Jalan Lembah Jaya, Taman Industri Lembah Jaya, 68000 Ampang, Selangor		
HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 180,000.00	

CALLED OFF



BANDAR PUNCAK ALAM		3
Type	: AN APARTMENT UNIT	
Area	: 901 sq. ft.	
Assignor(s)	: Gunaseelan A/L Ramachandran & Nithiahkanni A/P Santharakes	
Solicitor	: M/S Seow & Megat	
Our Ref	: FIFAH/HLBB1755	
Unit No. MPA-11-09, Pangsapuri Melodi Perdana, LBS Alam Perdana, Jalan Perdana 1, 42300 Bandar Puncak Alam, Selangor		
HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 280,000.00	



BANDAR PUNCAK ALAM		4
Type	: AN END STRATIFIED DOUBLE (2) STOREY TERRACE HOUSE WITH EXTRA LAND	
Area	: 1,420 sq. ft.	
Assignor(s)	: Dzul Affandi Bin Matnoor	
Solicitor	: M/S Seow & Megat	
Our Ref	: FIFAH/HLBB0587	
No. 33, Jalan Rentak 2/4, Rentak Perdana, LBS Alam Perdana, 42300 Bandar Puncak Alam, Selangor		
BUMI LOT HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 378,000.00	



BANDAR PUNCAK ALAM		5
Type	: A UNIT OF APARTMENT	
Area	: 889 sq. ft.	
Assignor(s)	: Mohd Azmir Bin Zainal	
Solicitor	: M/S Mazlifah & Partners	
Our Ref	: FIFAH/HLBB0574	
Unit No. A-10-18, Pangsapuri Danau Perintis, Persiaran Puncak Alam 12, 42300 Bandar Puncak Alam, Selangor		
HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 210,000.00	



BANDAR PUNCAK ALAM		6
Type	: AN INTERMEDIATE STRATIFIED DOUBLE (2) STOREY TERRACED HOUSE	
Area	: 1,195 sq. ft.	
Assignor(s)	: Muhammad Zulalif Bin M Mazlan & Nurussaadah Binti Abdul Razak	
Solicitor	: M/S Thomas Ong Leong & Associates	
Our Ref	: FIFAH/HLBB0573	
No. 47, Jalan Rentak 1/6, Rentak Perdana, LBS Alam Perdana, 42300 Bandar Puncak Alam, Selangor		
HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 360,000.00	



BANDAR PUNCAK ALAM		7
Type	: A UNIT OF APARTMENT	
Area	: 901 sq. ft.	
Assignor(s)	: Mohd Zahir Bin Abd Bahari	
Solicitor	: M/S Azhar & Wong	
Our Ref	: UMI/HLBB0591	
No. MPD-15-16 (Developer's Parcel No. Mpd-15-16), Pangsapuri Melodi Perdana, LBS Alam Perdana, Jalan Perdana 1, 42300 Bandar Puncak Alam, Selangor		
BUMI LOT HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 260,000.00	



BANDAR PUNCAK ALAM		8
Type	: A UNIT OF APARTMENT	
Area	: 901 sq. ft.	
Assignor(s)	: Hisyamuddin Bin Ramli	
Solicitor	: M/S Thomas Ong Leong & Associates	
Our Ref	: UMI/HLBB0583	
Unit No. MPC-03-05, Pangsapuri Melodi Perdana, LBS Alam Perdana, Jalan Perdana 1, 42300 Bandar Puncak Alam, Selangor		
BUMI LOT HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 260,000.00	

CALLED OFF

CALLED OFF



CHERAS		11
Type	: A UNIT OF CONDOMINIUM	
Area	: 1,550 sq. ft.	
Assignor(s)	: Wong Chun Yee & Koh Pei Kim	
Solicitor	: M/S YH Teh & Quek	
Our Ref	: LIYANA/HLBB1908	
Unit No. A-02-01, Vina Residency, Jalan Seri Taming, 43200 Cheras, Selangor		
HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 500,000.00	



CYBERJAYA		12
Type	: A SERVICE APARTMENT UNIT	
Area	: 450 sq. ft.	
Assignor(s)	: Ng Hock Chai	
Solicitor	: M/S Manjit Singh Sachdev, Mohammad Radzi & Partners	
Our Ref	: FIFAH/HLBB1367	
Unit No. ST1-32-09, Menara Solstice 1, Persiaran Bestari, Cyber 11, 63000 Cyberjaya, Selangor		
HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 200,000.00	

CALLED OFF



CYBERJAYA		14
Type	: A CORNER OFFICE UNIT	
Area	: 1,760sq. ft.	
Assignor(s)	: Kontrek Mesra Holding Sdn Bhd	
Solicitor	: M/S Manjit Singh Sachdev, Mohammad Radzi & Partners	
Our Ref	: FIFAH/HLBB1809	
Unit No. T5-16-10, Tower 5, Sky Park @ Cyberjaya, Jalan Teknokrat 1, Cyber 3, 63000 Cyberjaya, Selangor		
HONG LEONG ISLAMIC BANK BERHAD		
RESERVE PRICE	RM 620,000.00	

CALLED OFF

FOR MORE INFORMATION PLEASE CONTACT OR VISIT OUR WEBSITE AT:

**www.ehsanauctioneers.com
03 2161 6649 / 010 2161 147**

FOR MORE INFORMATION PLEASE CONTACT: HONG LEONG BANK BERHAD AUCTION SALE HOTLINE

**Daniel Ng : 012-264 0446
Jerrick Ong: 011-7276 2243**



DENGKIL 16

Type : **A SERVICE APARTMENT UNIT**
 Area : 956 sq. ft.
 Assignor(s) : Khairul Ashraf Bin Kammed
 Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners
 Our Ref : LIYANA/HLBB0594
 Unit No. D2-26-13, 26th Floor, Block D2, Savanna Executive Suites, Jalan Southville 2, Southville City, 43800 Dengkil, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 320,000.00**

CALLLED OFF



KAJANG 18

Type : **AN APARTMENT UNIT**
 Area : 990 sq. ft.
 Assignor(s) : Hasfaris Bin Abdul Hamid
 Solicitor : M/S YH Teh & Quek
 Our Ref : ALIN/HLBB1917
 Unit No. P10-B-09-0, Sri Dahlia Apartments, Jalan Sepakat Indah 2/2, Taman Sepakat Indah 2, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 250,000.00**



KAJANG 19

Type : **A UNIT OF SERVICED-APARTMENT**
 Area : 829 sq. ft.
 Assignor(s) : Mohamad Asyraf Bin Zulkafely
 Solicitor : M/S Mazlifah & Partners
 Our Ref : ALIN/HLBB0586
 Unit No. B-17-06, Vista Bangi, Jalan Reko, 43000 Kajang, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 340,000.00**

CALLLED OFF



KAJANG 21

Type : **AN APARTMENT UNIT**
 Area : 987 sq. ft.
 Assignor(s) : Mohd Khalid Bin Md Johan
 Solicitor : M/S Mazlifah & Partners
 Our Ref : LIYANA/HLBB1909
 Unit No. P13-A-16-09, Apartment Sri Cempaka, Jalan Sepakat Indah 2/1, Taman Sepakat Indah 2, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 260,000.00**



KAJANG 22

Type : **A 1-BEDROOM SERVICED APARTMENT UNIT**
 Area : 549 sq. ft.
 Assignor(s) : Fong Kin Wai
 Solicitor : M/S YH Teh & Quek
 Our Ref : LIYANA/HLBB0588
 Unit No. 26-17, MKH Boulevard II, Jalan Bukit, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 300,000.00**



KAJANG 23

Type : **AN APARTMENT UNIT**
 Area : 914 sq. ft.
 Assignor(s) : Lee Lit Chin
 Solicitor : M/S Seow & Megat
 Our Ref : ALIN/HLBB1930
 Unit No. P6-B-12-03, 12th Floor, Block B, Plaza Indah, Jalan Sepakat Indah 1, Taman Sepakat Indah, Sungai Chua, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 220,000.00**



KAJANG 24

Type : **A SERVICE APARTMENT**
 Area : 484 sq. ft.
 Assignor(s) : Nam Chee Yong
 Solicitor : M/S YH Teh & Quek
 Our Ref : UMI/HLBB0585
 Unit No. B-33-11, Vista Bangi, Jalan Reko, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 270,000.00**



KAJANG 25

Type : **AN INTERMEDIATE STRATIFIED DOUBLE STOREY TERRACED HOUSE**
 Area : 1,841 sq. ft.
 Assignor(s) : Liong Yu Soong
 Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners
 Our Ref : LIYANA/HLBB1924
 No. 18, Jalan Ridgeview 5, The Ridgeview Residence, Taman Bukit Permai, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 760,000.00**



KAJANG 26

Type : **A UNIT OF APARTMENT**
 Area : 728 sq. ft.
 Assignor(s) : Mohd Shakir Bin Shaari
 Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners
 Our Ref : LIYANA/HLBB0593
 Unit No. 203-A, Jalan Tenaga 18, Taman Tenaga, 43000 Kajang, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 160,000.00**

CALLLED OFF



KAJANG 28

Type : **A UNIT OF SERVICED APARTMENT**
 Area : 689 sq. ft.
 Assignor(s) : Clement A/L Ambrose & Ezekiel Simon A/L Clement
 Solicitor : M/S Wan Chin & Co
 Our Ref : UMI/HLBB1927
 No. A-17-05, Residensi Mutiara, Jalan Zamrud Utama, Sungai Tangkas, 43000 Kajang, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 270,000.00**



KLANG 29

Type : **A UNIT OF SERVICED APARTMENT**
 Area : 863 sq. ft.
 Assignor(s) : Chua Kok Hui & Siaw Yi Shi
 Solicitor : M/S Yh Teh & Quek
 Our Ref : FIFAH/HLBB1898
 No. A-08-03, (Developer's Parcel No. A-08-03 (Type A4, (Mirror Unit)), Block A, Maple Residence, Jalan Bestari 7/KS09, Bandar Bestari, 41200 Klang, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 340,000.00**



KLANG 30

Type : **A TWO ROOM APARTMENT IN A SHOP/APARTMENT BUILDING**
 Area : 657 sq. ft.
 Assignor(s) : Lee Kar Ling & Lee Ah Poh
 Solicitor : M/S Mazlifah & Partners
 Our Ref : ALIN/HLBB1918
 Unit No. Block 14-2A, Tingkat 2, Jalan Sementa Utama, Batu 7, Off Jalan Kapar, Taman Sementa Utama, 42100 Klang, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 100,000.00**



KLANG 31

Type : **A UNIT OF SERVICED APARTMENT**
 Area : 83 sq.m
 Assignor(s) : Chu Lang Yen & Choo Wai Fun
 Solicitor : M/S Thomas Ong Leong & Associates
 Our Ref : UMI/HLBB1912
 Unit No. A1-09-07, Block A1, Graviti8, Jalan Bayu Laut/KS9, Kota Bayuemas, 41200 Klang, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 420,000.00**



KUALA LUMPUR 32

Type : **A CONDOMINIUM UNIT**
 Area : 1,060 sq. ft.
 Assignor(s) : Tham Yoon Sian & Yap Lee Ping
 Solicitor : M/S Mazlifah & Partners
 Our Ref : FIFAH/HLBB1493
 Unit No. J-11-08, 11th Floor, Block J, Ketumbar Hill Condominium, Jalan Ketumbar, Taman Cheras Utama, 56100 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 307,800.00**



KUALA LUMPUR 33

Type : **A SERVICE APARTMENT UNIT**
 Area : 775 sq. ft.
 Assignor(s) : Alwin Rajasurya A/L G Anthony
 Solicitor : M/S Zailan & Co
 Our Ref : FIFAH/HLBB0479
 Unit No. A-17-01, Residensi VIVO, 9 Seputeh, No. 29, Jalan Telok Datok, Off Jalan Kelang Lama, 58000 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 570,000.00**



KUALA LUMPUR 34

Type : **A SERVICED APARTMENT UNIT**
 Area : 878 sq. ft.
 Assignor(s) : Leong Foon Ling
 Solicitor : M/S Zailan & Co
 Our Ref : FIFAH/HLBB1899
 No. B-08-09, Nadayu 63, Jalan Melawati 8, Taman Nadayu, 53100 Kuala Lumpur

RESERVE PRICE RM 360,000.00



KUALA LUMPUR 35

Type : **A CONDOMINIUM UNIT**
 Area : 1,100 sq. ft.
 Assignor(s) : Loke Siew Foong
 Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners
 Our Ref : ALIN/HLBB1915
 Unit No. D-33A-03, Residensi Henge, Jalan Metro Perdana Barat, Taman Metropolitan, 52100 Kuala Lumpur

RESERVE PRICE RM 480,000.00



KUALA LUMPUR 36

Type : **A SERVICE APARTMENT**
 Area : 495 sq. ft.
 Assignor(s) : Johara Chai Binti Abdullah
 Solicitor : M/S Amin-Tan & Co
 Our Ref : LIYANA/HLBB1907
 Unit No. 21-18, Residensi Sambungan Selatan, No. 2A, Jalan Kerinchi Kiri 2, 59200 Kuala Lumpur

RESERVE PRICE RM 440,000.00



KUALA LUMPUR 37

Type : **AN INTERMEDIATE 3-BEDROOM SERVICED APARTMENT UNIT**
 Area : 1,098 sq. ft.
 Assignor(s) : Rathnamalah A/P P Paramasivam
 Solicitor : M/S Gregory, Yusran & Associates
 Our Ref : UMI/HLBB1913
 No. C-31-05, Residensi Vivo 9 Seputeh, No. 29, Jalan Telok Datok, Off Jalan Kelang Lama, 58100 Kuala Lumpur

RESERVE PRICE RM 710,000.00



KUALA LUMPUR 38

Type : **A CONDOMINIUM UNIT**
 Area : 1,066 sq. ft.
 Assignor(s) : Nik Mohd Ariff Bin Nik Abd Kadir
 Solicitor : M/S Gregory, Yusran & Associates
 Our Ref : UMI/HLBB0584
 Unit No. C-08-05, Block C, Residensi Semarak Platinum (Splendor), Jalan Lestari, Kampung Padang Tembak, 54000 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE RM 470,000.00



KUALA LUMPUR 39

Type : **A CONDOMINIUM UNIT**
 Area : 1,367sq. ft.
 Assignor(s) : Low Siew Thiam & Yeng Kok Jeng
 Solicitor : M/S CH Yeap Maluda Cheh
 Our Ref : UMI/HLBB0590
 Unit No. 22-03, Residensi Pantai Sentral 2 (Secoya Residences), No. 2A, Jalan Pantai Murni 7, Pantai Sentral, 59200 Kuala Lumpur

RESERVE PRICE RM 980,000.00



KUALA LUMPUR 40

Type : **A 2+1 BEDROOM SERVICED APARTMENT UNIT**
 Area : 1,152 sq. ft.
 Assignor(s) : Choi Sung Ho
 Solicitor : M/S Zailan & Co
 Our Ref : ALIN/HLBB1920
 Unit No. G-31-08, Residensi Premium 1, KI Gateway Premium Residences, No. 2, Jalan Kerinchi, Gerbang Kerinchi Lestari, 59200 Kuala Lumpur

RESERVE PRICE RM 900,000.00



SUNGAI BESI 41

Type : **A SERVICE APARTMENT UNIT**
 Area : 1062 sq. ft.
 Assignor(s) : Kunaseelan A/L Perumal
 Solicitor : M/S Gregory, Yusran & Associates
 Our Ref : ALIN/HLBB1916
 Unit No. D2-16-3A, Block D2, RC Residences (Also Known As Residensi Bandar Razak), No. 1, Jalan Razak Mansion, Sungai Besi, 57100 Kuala Lumpur

RESERVE PRICE RM 480,000.00



KUALA LUMPUR 42

Type : **A 1-BEDROOM SERVICED APARTMENT UNIT**
 Area : 678 sq. ft.
 Assignor(s) : Goh Yee Wen
 Solicitor : M/S Jeff Leong, Poon & Wong
 Our Ref : LIYANA/HLBB1929
 No. A-13A-02, Tower A, Residensi Sentral Kuchai (Kuchai Sentral), No. 2B, Jalan Kuchai Maju 9, Taman Kuchai Jaya, 58100 Kuala Lumpur

RESERVE PRICE RM 390,000.00



PETALING JAYA 43

Type : **A SHOP LOT WITHIN AN APARTMENT BUILDING**
 Area : 1,776 sq. ft.
 Assignor(s) : Panirselvam A/L Raman @ Ramasamy
 Solicitor : M/S Yh Teh & Quek
 Our Ref : FIFAH/HLBB1779
 Unit No. PS-G-9, Block Pelangi Sentral, Pelangi Damansara, Persiaran Surian, 47800 Petaling Jaya, Selangor Darul Ehsan

RESERVE PRICE RM 1,100,000.00



PETALING JAYA 44

Type : **A STUDIO SERVICED APARTMENT**
 Area : 301 sq. ft.
 Assignor(s) : Yow Wei Sian & Pang Puai Hong
 Solicitor : M/S Seow & Megat
 Our Ref : FIFAH/HLBB1876
 No. A-16-16, Menara A, PJ Centrestage, No. 1, Jalan 13/1, Seksyen 13, 46100 Petaling Jaya, Selangor Darul Ehsan

RESERVE PRICE RM 145,800.00



PETALING JAYA 45

Type : **A UNIT OF LOW MEDIUM-COST APARTMENT**
 Area : 650 sq. ft.
 Assignor(s) : Saleh Bin Ibrahim & Deswita Binti Awaludin
 Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners
 Our Ref : UMI/HLBB1910
 Unit No. 7-2-4, Blok 7, Gugusan Dedap, Jalan Kenyalang 11/1, PJU 5, Kota Damansara, 47810 Petaling Jaya, Selangor Darul Ehsan

RESERVE PRICE RM 170,000.00



PETALING JAYA 46

Type : **A SERVICE APARTMENT UNIT**
 Area : 549 sq. ft.
 Assignor(s) : Muhammad Nazrin Bin Raman
 Solicitor : M/S YH Teh & Quek
 Our Ref : ALIN/HLBB0595
 Unit No. 30-22, Residensi Rimbun Perkasa, No. 8, Jalan PJU 8/8B, Sentral Damansara, PJU 8, 47820 Petaling Jaya, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE RM 270,000.00



PETALING JAYA 47

Type : **A SERVICE APARTMENT UNIT**
 Area : 549 sq. ft.
 Assignor(s) : Chin Chee Keong
 Solicitor : M/S Wan Chin & Co
 Our Ref : UMI/HLBB1926
 Unit No. 43-29, Residensi Rimbun Perkasa, No. 8, Jalan PJU 8/8B, Sentral Damansara, Jalan PJU 8, 47820 Petaling Jaya, Selangor Darul Ehsan

RESERVE PRICE RM 300,000.00



PETALING JAYA 48

Type : **A UNIT OF LOW-COST APARTMENT**
 Area : 654 sq.ft
 Assignor(s) : Sarojini Davi A/P Sinnasamy
 Solicitor : M/S YH Teh & Quek
 Our Ref : ALIN/HLBB1925
 Unit No. C-3-18, Block C, Impian Baiduri, No. 6, Jalan 224, (Jalan 51a/224), Seksyen 51A, 46100 Petaling Jaya, Selangor Darul Ehsan

RESERVE PRICE RM 140,000.00



PETALING JAYA 49

Type : **A SERVICE SUITE**
 Area : 674 sq. ft.
 Assignor(s) : Adilah Binti Ahmad Ghazi
 Solicitor : M/S YH Teh & Quek
 Our Ref : FIFAH/HLBB0540
 Unit No. C-11-15, Block C, Residensi Damai Meriah - The Zizz, No. 2, Jalan PJU 10/1A, Damansara Damai, PJU 10, 47830 Petaling Jaya, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE RM 186,200.00



PUCHONG 50

Type : **AN APARTMENT UNIT**
 Area : 645 sq. ft.
 Assignor(s) : Johnny Anak Henry Ginyo
 Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners
 Our Ref : FIFAH/HLBB1892
 Unit No. 3-01-H6, Spring Court 2, Jalan Dagang Mas 2, Taman Mas, 47100 Puchong, Selangor Darul Ehsan

RESERVE PRICE RM 93,200.00

CALLLED OFF



PUCHONG		52
Type	: A UNIT OF APARTMENT	
Area	: 795 sq. ft.	
Assignor(s)	: Mohamad Ra'ayim Bin Jemakir	
Solicitor	: M/S Manjit Singh Sachdev, Mohammad Radzi & Partners	
Our Ref	: LIYANA/HLBB1923	
No. 6-4-1, Pangsapuri Kekwa, Taman Putra Perdana, 47100 Puchong, Selangor		
RESERVE PRICE	RM 170,000.00	



RASA		53
Type	: AN INTERMEDIATE DOUBLE (2) STOREY TERRACED HOUSE	
Area	: 1,399 sq. ft.	
Assignor(s)	: Mohd Aruldin Bin Suadi & Roswati Binti Ibrahim	
Solicitor	: M/S Azhar & Wong	
Our Ref	: FIFAH/HLBB1895	
No. 4, Jalan Keruing 4A/4, Taman Keruing, 44200 Rasa, Selangor		
RESERVE PRICE	RM 240,000.00	

BUMI LOT



RAWANG		54
Type	: AN APARTMENT UNIT	
Area	: 904 sq. ft.	
Assignor(s)	: Fhairil Hirman Bin Azlan & Nur Huda Binti Abdul Hamid	
Solicitor	: M/S Seow & Megat	
Our Ref	: FIFAH/HLBB0566	
No. P3B-1-5, Pangsapuri Perdana Park, Pinggiran Lembah Hijau 7, Bandar Tasik Puteri, 48020 Rawang, Selangor		
RESERVE PRICE	RM 180,000.00	

HONG LEONG ISLAMIC BANK BERHAD



RAWANG		55
Type	: A TOWNHOUSE UNIT	
Area	: 1,129 sq. ft.	
Assignor(s)	: Manimalar A/P Enambaram	
Solicitor	: M/S Manjit Singh Sachdev, Mohammad Radzi & Partners	
Our Ref	: FIFAH/HLBB1057	
No. 42-1, Jalan Amansiara 1/6, Taman Amansiara, 48000 Rawang, Selangor		
RESERVE PRICE	RM 320,000.00	



RAWANG		56
Type	: AN EXTENDED AND RENOVATED TWO AND HALF STOREY CORNER TERRACED HOUSE	
Area	: 3,455 sq. ft.	
Assignor(s)	: Wan Othman Bin Wan Salleh	
Solicitor	: M/S Manjit Singh Sachdev, Mohammad Radzi & Partners	
Our Ref	: ALIN/HLBB0587	
No. 51, Jalan Persiaran Desa Puteri 1, Taman Desa Puteri, 48020 Rawang, Selangor		
RESERVE PRICE	RM 600,000.00	

HONG LEONG ISLAMIC BANK BERHAD

CALLED OFF

CALLED OFF



SEPANG		59
Type	: A STRATIFIED DOUBLE STOREY MID TERRACED HOUSE	
Area	: 1,400 sq. ft.	
Assignor(s)	: Vinodkana A/L Sivarajoo & Deviga A/P Ramamurthy	
Solicitor	: M/S YH Teh & Quek	
Our Ref	: UMI/HLBB1914	
Unit No. 6, Jalan Sunsuria 3B/8, Monet Springtime, Bandar Sunsuria, 43900 Sepang, Selangor		
RESERVE PRICE	RM 680,000.00	



SETAPAK		60
Type	: A SERVICE APARTMENT UNIT	
Area	: 842 sq. ft.	
Assignor(s)	: Neo Huey Lan	
Solicitor	: M/S Ch Yeap Maluda Cheh	
Our Ref	: LIYANA/HLBB1928	
Unit No. A-16-07, KI Traders Square, No. 99, Jalan Gombak, Setapak, 53000 Kuala Lumpur		
RESERVE PRICE	RM 390,000.00	



SHAH ALAM		61
Type	: A UNIT OF SERVICE APARTMENT	
Area	: 912 sq. ft.	
Assignor(s)	: Tham Fong Soon	
Solicitor	: M/S Azhar & Wong	
Our Ref	: FIFAH/HLBB1878	
No. B-21-10, Alam Sanjung, Jalan Budiman 22/3, 40300 Shah Alam, Selangor		
RESERVE PRICE	RM 284,400.00	

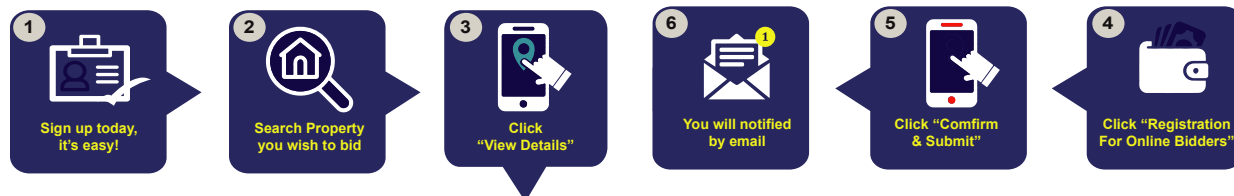


SHAH ALAM		62
Type	: A SERVICE APARTMENT UNIT	
Area	: 1,141 sq. ft.	
Assignor(s)	: Mohd Shakir Bin Shaari	
Solicitor	: M/S Manjit Singh Sachdev, Mohammad Radzi & Partners	
Our Ref	: FIFAH/HLBB1902	
Pangsapuri Perkhidmatan Residensi Alami No. 3-14-4, Blok 3, Jalan Tinju 13/50, Seksyen 13, 40100 Shah Alam, Selangor		
RESERVE PRICE	RM 405,000.00	

BUMI LOT

All intending bidders are required to deposit with Ehsan Auctioneers Sdn. Bhd. ("the Auctioneer") a sum equivalent to 10% of the fixed reserve price ("the initial deposit") by way of bank draft or cashier's order crossed "A/C PAYEE ONLY" made payable to HONG LEONG BANK BERHAD / HONG LEONG ISLAMIC BANK BERHAD (FOR ASSIGNOR(S) NAME) or remit the same through online banking transfer to the bank account designated by the Auctioneer, ONE (1) WORKING DAY BEFORE THE AUCTION DATE and pay the difference between the initial deposit and the sum equivalent to 10% of the successful bid price ("differential sum") either via bank draft or cashier's order crossed "A/C PAYEE ONLY" made payable to HONG LEONG BANK BERHAD / HONG LEONG ISLAMIC BANK BERHAD (FOR ASSIGNOR(S) NAME) or remit the same through online banking transfer within THREE (3) WORKING DAYS after the fall of the hammer by the Auctioneer is made. The initial deposit and the differential sum shall be collectively known as "the deposit" and. Working Day means a day (excluding Saturdays, Sundays and Public Holidays) on which the Assignee is open for business in Kuala Lumpur. The balance of the purchase price is to be settled within ninety (90) days from the date of auction sale to HONG LEONG ISLAMIC BANK BERHAD. Please refer to the Auctioneer's Online Terms and Conditions on the www.ehsanauctioneers.com on the manner of payment of the deposit.

HOW TO REGISTER & PARTICIPATE IN ONLINE PROPERTY AUCTION?



HOW TO REGISTER & PARTICIPATE IN ONLINE PROPERTY AUCTION?

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.



HOW TO DO ONLINE BIDDING?

1. Scan QR code or go to www.ehsanauctioneers.com.
2. Login using registered email with registered password.
3. Click "Profile" and slide right to find "View Bid Screen" button, and click it.
4. "Standby" will appear on the screen & bidders are advised to enable the sound.
5. "Next Bid" button will enable once auction has started, user is to click "Next Bid" button in order to bid.
6. Bidders can make their bid on 1st, 2nd & final calling. No bids taken at the "No More Bids"
7. An auto pop-up message will be displayed to successful & unsuccessful bidders.

"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.

DEVICE TIPS DURING AUCTION

1. Make sure device is in good condition.
2. Make sure your browser is updated.
3. Ensure you have strong internet connection either mobile data or WI-FI coverage on your device.
4. Make sure to enable the sound before bidding start.
5. Make sure no any interruption of other apps while on bidding screen.
6. Make sure your device has sufficient power when bidding going on.

FOR MORE INFORMATION PLEASE CONTACT OR VISIT OUR WEBSITE AT:

www.ehsanauctioneers.com
03 2161 6649 / 010 2161 147

FOR MORE INFORMATION PLEASE CONTACT: HONG LEONG BANK BERHAD AUCTION SALE HOTLINE

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