

PROCLAMATION OF SALES

ONLINE PROPERTY AUCTION

In exercise of the rights and powers conferred upon Hong Leong Bank Berhad [193401000023 (97141-X)] & Hong Leong Islamic Bank Berhad [200501009144 (686191-W)] and the Assignor(s)/Borrower(s) / Customer(s) under the Loan / Facilities / Property Sale / Property Purchase Agreement(s) And Deed of Assignment(s), it is hereby proclaimed that the said Assignee with the assistance of the undermentioned Auctioneers.



DAY
Tuesday



DATE
29TH September 2026



TIME
11:00 A.M.



ONLINE BIDDING AT
<https://palma.bidnow.my>

IMPORTANT

Bidder registration and payment of auction deposit must be made by 2pm, at least one (1) working day before auction date; otherwise the Auctioneer has the right to reject the registration. Bidders are advised to log in to the online bidding hyperlink provided and be on standby before the auction time

01 PLEASE NOTE



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



(I) Inspect the subject property



(II) Conduct an official Strata Title search



(III) Enquire from the Developer/Proprietor and/or other relevant authorities as to whether the sale is open to all races or to Malaysian Citizens who are Bumiputras only and also on the other terms of consent or restrictions to the sale herein prior to the auction sale



(IV) Obtain a copy of the Conditions of Sale from the Auctioneer and seek independent legal advice on all matters in connection with the auction sale, including the Conditions of Sale.

02 INFORMATION DETAILS



This material is based upon information which we consider reliable. As it has been supplied by third parties we cannot represent that it is accurate or complete. As such it is subject to errors or omissions.

03 CONSENT



As at the auction date, consent (if applicable) from the Developer/Proprietor and/or the relevant authorities is yet to be obtained, however it is the responsibility and liability of successful bidder to obtain the consent/transfer (if applicable) pertaining to the auction from the Developer/ Proprietor and/ or the relevant authorities.



1 LIVE AUCTION

View live auction at
<https://palma.bidnow.my>



2 INSPECT THE PROPERTY

Intending Bidders are advised to inspect the subject property and for more details obtain a copy of Proclamation of Sale by calling the undermentioned Auctioneer or download via <https://palma.bidnow.my>

LOT 01



Reserved Price **RM 288,800**

-  **Bukit Mertajam, Pulau Pinang**
-  Condominium Unit
1,475 Sq.Ft
-  Unit No. A-2-03A, Pangsapuri Bukit Minyak Permai, Jalan Bukit Minyak Permai 2, 14000 Bukit Mertajam, Pulau Pinang.

ASSIGNOR / BORROWER

Low Chong Yeow

SOLICITOR :

Murad & Foo
Tel: 04-2631233

LOT 02



Reserved Price **RM 220,000**

-  **Butterworth, Pulau Pinang**
-  Apartment Unit
748 Sq.Ft
-  Unit No. 3-04, Blok B, Lorong Widuri 1, Pangsapuri Widuri, 12200 Butterworth, Pulau Pinang.

ASSIGNOR / BORROWER

S Elango A/L Supramaniam

SOLICITOR :

Murad & Foo
Tel: 04-2631233

LOT 03



Reserved Price **RM 430,000**

-  **Simpang Ampat, Pulau Pinang**
-  Condominium Unit
1,464 Sq.Ft
-  Unit No. C-13-09, Kondominium Lembah Indah, Lorong Lembah Indah 1, 14100 Simpang Ampat, Pulau Pinang.

ASSIGNOR / BORROWER

Ooi Shiah Choeng
Tan Lee Eng

SOLICITOR :

Kek Ooi & Lee Hong
Tel: 04-2618845

 = Hong Leong Bank Berhad

 = Hong Leong Islamic Bank Berhad



RESERVED PRICE

The subject properties will be sold on an "as is where is" basis and subject to the reserve price as mentioned above and the Conditions of Sale and subject to the consent (if applicable) being obtained by the Purchaser from the Developer/Proprietor and other relevant authorities.



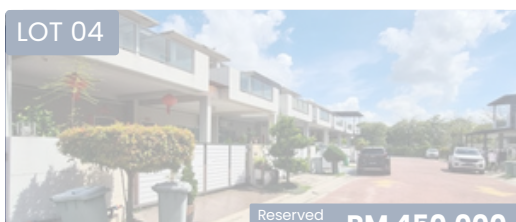
DEPOSIT

All intending bidders are required to deposit with the Auctioneer, the sum equivalent to ten per cent (10%) of the reserve price by Bank Draft in favour of HONG LEONG BANK BERHAD / HONG LEONG ISLAMIC Bank Berhad for the a/c of (Assignor(s)/Borrower(s)) or remit the same through online banking transfer by 2PM, AT LEAST ONE (1) WORKING DAY BEFORE AUCTION DATE. For further information in respect of the proclamation of sale and conditions of sale, steps to bid online and deposit payment, please visit our website at <https://palma.bidnow.my>



HONG LEONG BANK BERHAD HONG LEONG ISLAMIC BANK BERHAD

LOT 04



Reserved Price **RM 150,000**

CALLLED OFF

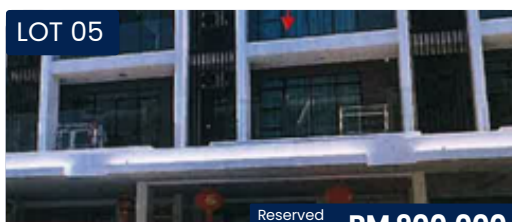
2 Storey Terrace House Unit
2,641 Sq.Ft (Land 1,453 Sq.Ft)

Unit No. 88, Jalan Villa Mutiara, Villa Mutiara,
Bandar Tasek Mutiara, 14120 Simpang
Ampat, Pulau Pinang.

ASSIGNOR / BORROWER
Surendran A/L Chandrasegaran
Janta Kaur A/P Veer Singh

SOLICITOR :
Kek Ooi & Lee Hong
Tel: 04-2618845

LOT 05



Reserved Price **RM 900,000**

Bukit Mertajam, Pulau Pinang

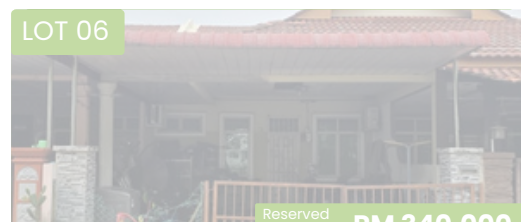
3 Storey Terrace House Unit
3,560 Sq.Ft (Land 1,615 Sq.Ft)

Unit No. 11, Jalan Bukit Minyak Idaman 1,
Taman Bukit Minyak Idaman, 14000
Bukit Mertajam, Pulau Pinang.

ASSIGNOR / BORROWER
Tan Boon Siang

SOLICITOR :
Kek Ooi & Lee Hong
Tel: 04-2618845

LOT 06



Reserved Price **RM 240,000**

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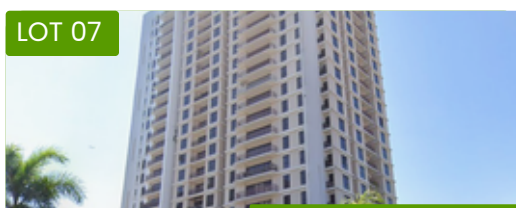
1 Storey Terrace House Unit
1,399 Sq.Ft

Unit No. 25, Lorong Sepadu 26, Taman
Sepadu, 13300 Tasek Glugor, Pulau Pinang.

ASSIGNOR / BORROWER
Iswade Bin Ismail
Norzilawati Binti Ibrahim

SOLICITOR :
Salina, Lim Kim Chuan
& Co. Tel: 04-228 2089

LOT 07



Reserved Price **RM 670,000**

Alor Setar, Kedah

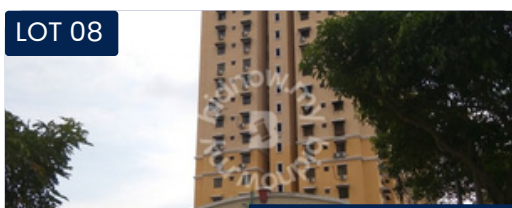
Condominium Unit
1,576 Sq.Ft

Unit No. B-8-5, Amansuri Residences, No.
99, Lebuhraya Darulaman, 05100 Alor Setar,
Kedah Darul Aman.

ASSIGNOR / BORROWER
Azhar Bin Md Yusoff

SOLICITOR :
Hoe & Ahmad Zaki
Tel: 04-4215737

LOT 08



Reserved Price **RM 269,800**

Jelutong, Pulau Pinang

Apartment Unit
700 Sq.Ft

Unit No. 16-12-3A, Serina Bay, Hilir Sungai
Pinang, 11600 Jelutong, Pulau Pinang.

ASSIGNOR / BORROWER
Kamarulzaman Bin Kader
Mydin

SOLICITOR :
Murad & Foo
Tel: 04-2631233

 = Hong Leong Bank Berhad

 = Hong Leong Islamic Bank Berhad



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LICENSED AUCTIONEER

ROHAYAH BINTI ISMAIL



04-2299777 / 018-4005117



<https://palma.bidnow.my>



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PALMA AUCTIONEERS SDN BHD
(1324107-M)

