

# COLLECTIUS AMC 1 SDN. BHD.

## PROCLAMATION OF SALE

COLLECTIUS AMC 1 SDN. BHD.  
[COMPANY NO: 201601039481/1210422-W]

In exercising the rights and power conferred upon the Assignee under the Facility Agreement, Deed of Assignment and Power of Attorney entered between the Assignee, the Borrower/s and the Assignor/s

**Will Sell By Public Auction Via Online Bidding**  
**On Thursday, 26th September 2024, Time : 2.30 p.m.**  
**at [WWW.NGCHANMAU.COM](http://WWW.NGCHANMAU.COM)**

(Bidder registration and payment of auction deposit must be made by 5pm, 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.)

Prospective bidders are advised to: (i) inspect the subject properties and check on the issuance of separate individual Titles/Strata Titles (ii) obtain a copy of the Proclamation Of Sale together with the Conditions of Sale and seek independent legal advice (iii) conduct official Parent Master Titles/Individual Titles search at the relevant Land Office and/or other relevant authorities and (iv) make the necessary enquiries with the Developer(s) as to whether the sale is open to all races or to Malaysian Citizens who are Bumiputras or Malay only and with the relevant authorities on the terms of consent to the sale prior to the auction sale.

The photographs shown herein are solely for general identification. The Assignee/Bank makes no representation or warranty as to their accuracy or the actual condition of the property(ies). All prospective bidders should note that any properties listed as available for auction sale herein may at any time be withdrawn from the auction sale without any prior notice for any reason whatsoever and neither we, the Assignee/Bank nor our agents shall incur any liability whatsoever to prospective bidders by reason of such withdrawal.

View Live Auction at [www.ngchanmau.com/live-auction](http://www.ngchanmau.com/live-auction)

<b>LOT 1</b> <b>CHERAS</b>	Reserve Price <b>RM 160,000</b>
	<b>Low Cost Flat</b> <b>700 sq. ft.</b> <b>Unit No. D-1-2, 1st Floor, Block D,</b> <b>Seri Perindu, Jalan 7/154D, Alam Damai,</b> <b>Cheras, 56000 Kuala Lumpur.</b> Assignors/Borrowers : Mayong Jalal Bin Mohd Yusof & Hairani Binti Rabani Solicitor : M/S Chye, Chow, Chung & Co. (Tel : 03-7982 4390)
<b>KUALA LUMPUR</b>	

<b>LOT 2</b> <b>BERANANG</b>	Reserve Price <b>RM 370,000</b>
	<b>2 Storey Mid Terraced House</b> <b>1,604 sq. ft.</b> <b>No. 33, Jalan Kesuma 6/1E, Bandar</b> <b>Tasik Kesuma, 43700 Beranang,</b> <b>Selangor.</b> Assignors/Borrowers : Zulkifly Bin Zakaria & Rashimah Binti Jantan Solicitor : M/S Peters Chambers (Tel : 03-7932 3875)
<b>SELANGOR</b>	

Varities of  
Landed Properties  
& Apartments

Buy for Own Use  
or Investment

**RESERVE PRICE** : The subject properties will be sold **on an "as is where is" basis**, to the **respective reserve price** and to the **Conditions of Sale**. All intending bidders are required to deposit **10%** of the fixed reserve price by a **bank draft** only in favour of **COLLECTIUS CMS (M) SDN BHD** The balance of the purchase money to be settled within **90 days**. For further particulars, please contact the **respective Solicitors** or the **undermentioned Auctioneer**. 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 [www.ngchanmau.com](http://www.ngchanmau.com).

\*Publication as dated 12th September 2024.

Licensed Auctioneers :

**MR. LOW CHEE HIAN** | **PN. ROSEMAINI BT AHMAD RADZI**

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**NG CHAN MAU & CO. SDN. BHD.** [ 200601018098 (737850-T) ]

**Kuala Lumpur**

No. 6 & 7, Level 1, Block B, Megan Avenue II,  
No. 12, Jalan Yap Kwan Seng, 50450 Kuala Lumpur.

**Johor**

Unit 19-04B, Level 19, Menara Zurich, Johor.

**Contact Us (Mon - Fri)**

Hotline : 03-2162 3333 (ext. 1023 / 1038 / 2008 / 2020)  
(Call/Whatsapp)

E-mail : [info@ngchanmau.com](mailto:info@ngchanmau.com)

Website : [www.ngchanmau.com](http://www.ngchanmau.com)



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## HOW TO BID AUCTION PROPERTY ONLINE?

[www.ngchanmau.com/hybrid/guide-to-bid](http://www.ngchanmau.com/hybrid/guide-to-bid)



**STEP  
1**

Register  
As User



**STEP  
2**

Select  
Property



**STEP  
3**

Register To  
Bid Online



**STEP  
4**

Placement Of  
Auction Deposit  
\*Refer T&C



**STEP  
5**

On The Auction Day,  
Log On Via  
[www.ngchanmau.com](http://www.ngchanmau.com)  
And Start To Bid

## WHY SHOULD I BID ONLINE?



Safe and  
Convenient



Save Time  
and Cost



Transparent  
Bidding Process

## DEVICE TIPS BEFORE AUCTION

-  MAKE SURE YOUR DEVICE IS IN GOOD RUNNING CONDITION
-  MAKE SURE YOUR DEVICE HAS SUFFICIENT POWER
-  MAKE SURE YOUR INTERNET CONNECTION IS STABLE WITH STRONG SIGNAL
-  DISABLE THE SCREENSAVER OF YOUR DEVICE
-  USE LATEST VERSION OF INTERNET BROWSER (GOOGLE CHROME, APPLE SAFARI, FIREFOX OR INTERNET EXPLORER)
-  TEST YOUR AUDIO AND VISUAL COMPATIBILITY ON [www.ngchanmau.com](http://www.ngchanmau.com)

## DURING AUCTION



DON'T USE YOUR DEVICE FOR OTHER APPS THAT CONSUME INTERNET BANDWIDTH



DON'T PRESS BACK BUTTON OF YOUR BROWSER WHEN AUCTION STARTED

**NOTE :**