

# RE & Portion I of Erf 421 "NYLSTROOM EXT 2"

8452 m<sup>2</sup> - Modimolle , Limpopo



**LOT 5**

**AUCTION DATE:**

**FRIDAY 3 OCTOBER 2025 @ 11H00 - ONSITE (FARM ZANDFONTEIN 385 KR, PORTION 5) & ONLINE**



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## TERMS AND CONDITIONS OF AUCTION:

Deposit	5% payable on the day of the auction.
Commission	6% (plus VAT) payable on the day of the auction over and above bid price.
Guarantees	45 (Forty-five) days from date of acceptance.
Confirmation	7 (Seven) days (Owner can confirm on the day of the auction.
VAT / Transfer Duty	VAT applicable
Bidding Registration Fee	R10 000.00 (Refundable if unsuccessful)

### AUCTION DISCLAIMER:

Whilst all reasonable care has been taken to ensure the accuracy of the information provided, Landhouse Agricultural does not guarantee its correctness and will not be held liable for any direct or indirect damages or losses, of whatsoever nature, suffered by any person as a result of errors or omissions in the information supplied, whether due to the negligence of Landhouse Agricultural, the Sellers, or any other party. The proposed Consumer Protection Regulations, 2010, as well as the Rules of Auction, can be viewed at [www.landhouse.co.za](http://www.landhouse.co.za). Bidders must register to bid and must provide original proof of identity and residence upon registration. The Rules of Auction outline the registration requirements if you intend to bid on behalf of another person or an entity. All lots listed above are subject to a reserve price, and the sale by auction is subject to a right to bid by or on behalf of the owner or auctioneer.



## GENERAL

**Property Address:**

RE & Portion I of Erf 421 "NYLSTROOM EXT 2"

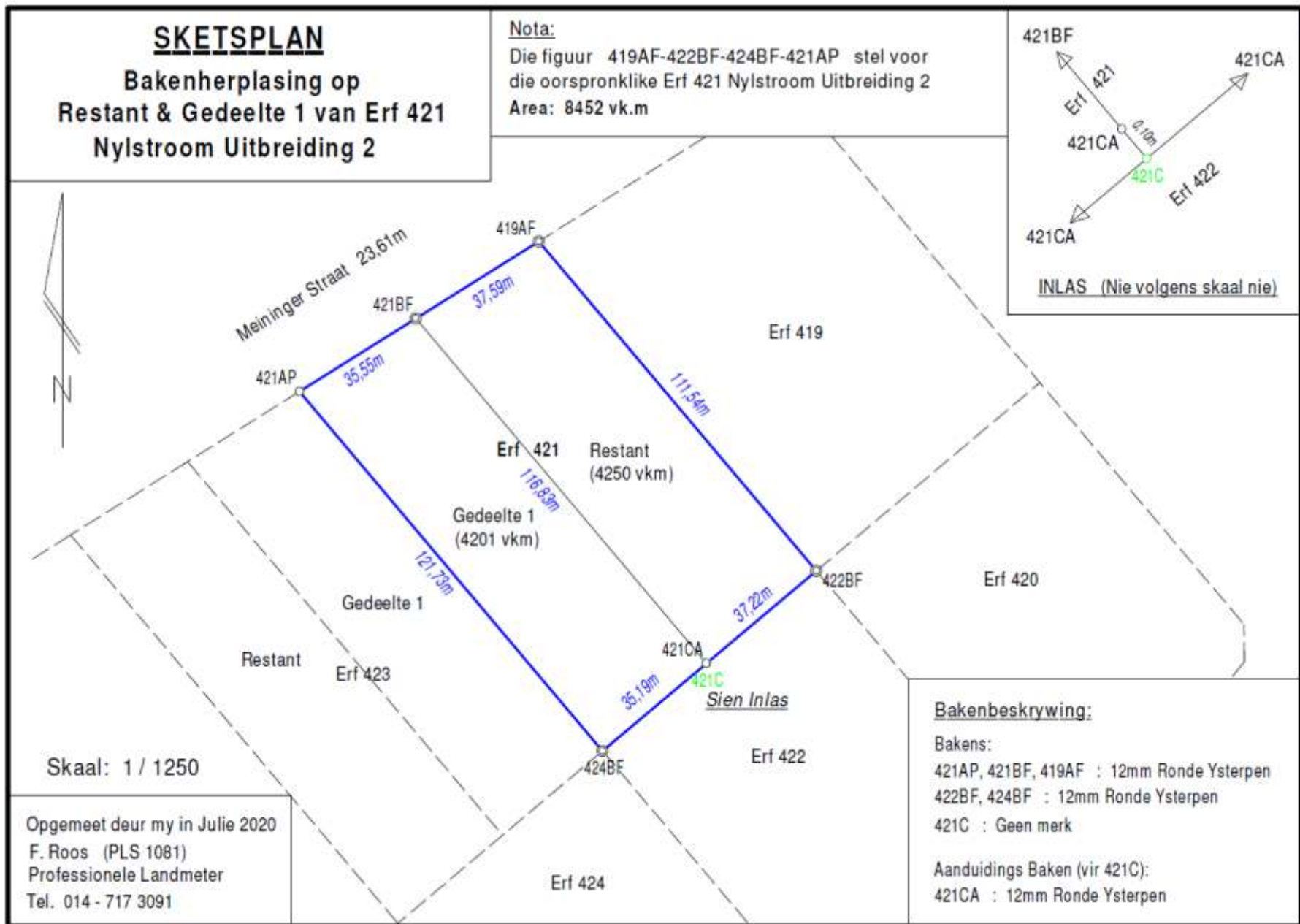
-24.708216, 28.417438

**Suburb & City:**

Modimolle , Limpopo



## LOCALITY





## TITLE DEED DESCRIPTION

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**Title Deed Number:** T96848/2008PTA  
**Registered Owner:** VENTER HENDRINA & VAN  
DEVENTER LOURENS JACOBUS  
**Registered description:** RE & Portion 1 of Erf 421  
"NYLSTROOM EXT 2"  
**Site Area:** 8452 m<sup>2</sup>  
**Vat / Transfer Duty:** VAT TBC

## DESCRIPTION & IMPROVEMENTS:

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Vacant stand in Modimolle.





# landhouse properties

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