

For Sale: P300,000

Information:

Plot size: 400m²

Built-up area: ca.54m²



-  > Kitchen
-  > 3 bedrooms
-  > Bathroom
-  > Lounge



View from the street



Front View of the house



Front / side view of the house

Description

An affordable family home, situated in a lovely and quiet neighbourhood, in close proximity to major business centres and amenities. This is a sound investment opportunity likely to benefit from strong capital growth and high demand from tenants and investors. Whether purchasing as investor/speculator or as a first-time buyer, this property offers the ideal start or addition to your property portfolio.

Situated in a good neighbourhood with tarred access road, this easily accessible property is fully enclosed by a diamond mesh fence and accessed via double swing gates. It consists of a three bedroom home which consists of a lounge, kitchen with a pantry and common bathroom (toilet, shower and wash hand basin).

This home, being the only development on the property leaves ample space for extensions or further developments on the property.

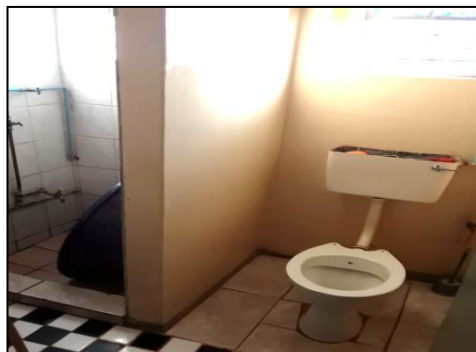
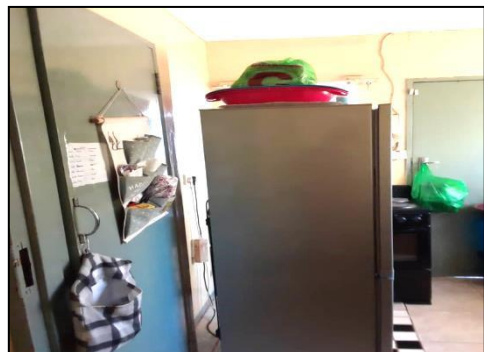
Enquiries and Viewing: **Thomas on 74867020 / oseberane@segodiauctions.co.bw**

Location Map



Location

Selebi-Phikwe has good amenities including hotels such as Cresta Bosele and Syringa Lodge as well as several guest houses, hospitals and private clinics. Some government offices are also found together with SPEDU in the town which has somewhat brought about a positive outlook of this town.



Directions: From the town centre, drive eastwards towards Bamangwato Toyota. Pass Bamangwato Toyota on the right and drive straight on Meepo Road for ca. 2.5kms then turn right on Mophane road. Drive straight until the T-junction at Morula Road and turn left then left again and immediate left again. It's the 5th property on the right.

T & C's

GENERAL TERMS AND CONDITIONS FOR PROSPECTIVE BUYERS

PLEASE NOTE: All prospective buyers acknowledge that they have read these terms and conditions of sale and agree to be bound thereby. If you do not understand any of these terms or conditions, please ask the Agent/ Auctioneer for clarification before making an offer.

1. The sale is subject to confirmation by the Seller.
2. 5% buyer's premium to be added over and above the final bid price.
3. If you are the highest bidder you will be required to pay 10% of the bid amount, on the auction day immediately post-auction – this comprises of a 5% deposit for the purchase of the property and 5% buyer's premium.
4. The balance of the purchase price plus VAT on the full purchase price, the bid amount less the 5% (deposit paid immediately post-auction), is payable within 30 days of the auction date.
5. The Seller has the right at his absolute discretion to refuse any bid. Upon confirmation of the highest bid, the highest bidder will be required to sign the Conditions of Sale.
6. Transfer of the property will be effected by the Transferring Attorneys/ Conveyancers appointed by the Seller.

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Disclaimer: All data and information set forth on this Sale Particulars are from sources regarded as reliable. No warranties are made as to the accuracy of any descriptions and/or other details and such information is subject to errors, omissions, changes of price, tenancies, commissions, prior sales, leases or financing, or withdrawal without notice. Square metres are approximate and may be verified by consulting a professional planner. All rights as to photographs and graphics are reserved to Segodi Auctions. Customers should seek advice and proper legal counsel with respect to all closing costs, timing considerations, financing options, default provisions, zoning implications, renovation considerations and appropriate transfer taxes. Segodi Auctions represents and has a fiduciary duty to those sellers with respect to Segodi Auctions' exclusives.