



**APPRECIATING
PROPERTY
INFLUENCE**

THE
HIGH S^T
AUCTION C^O



NAA GLOBAL WINNERS

VIRTUAL ONLINE AUCTION EVENT

~ 10 SEPTEMBER 2020 @ 12:00 ~

Auctioneer: Joff van Reenen

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The High Street Auction Company



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APP REGISTRATION & BIDDING PROCESS

SIGN UP & APP REGISTRATION PROCESS

- Once you have downloaded the app, open it and click on **"VIEW AUCTION"** to view our current auction properties.
- In order to bid on a property you will need to SIGN IN. Either click on the drop-down menu top right or click on **"REGISTER TO BID"**.
- If this is the 1st time using the app please click on **"SIGN UP HERE"**, otherwise type in your email address and password and sign in.
- Fill in all fields (Please ensure your password is a min. of 8 characters), and tick **"Receive bidding notifications via email"** & click **"CONTINUE"**.
- Agree to the Terms of use and click **"SIGN UP"**.
- Once you have signed up you need to register to bid on a specific auction. Please click on "REGISTER TO BID". Please note you need to register for each auction to would like to participate in.
- Please complete all the fields and click **"CONTINUE"**.
- Agree to the Auction Terms & Conditions and click **"REGISTER"**.
- You will receive a successfully registered message, where you will be approved once all your documents and we have received your proof of payment of your registration fee.



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ONLINE BIDDING PROCESS

- Once you have been approved by The High Street Auction Co, you will be notified that you can begin to bid.
- Once bidding opens, all registered bidders are free to place bids on their chosen properties. Bidding takes place on the specific property page that includes the description and all relevant information on the property/movable.
- Once you place a bid, you must confirm the bid before it is registered as an online bid. The online platform is fully transparent. All bids are recorded in real time. Please note your privacy will not be jeopardized as bidders will be presented by a number.
- We have a maximum bid facility that can be set to automatically bid for you until a maximum amount. Your Maximum Bid can't be viewed publicly, so only you will know how high you're willing to go.
- Once the bidding is closed, we will contact you to either refund your deposit if you were an under bidder or assist you further if you were the highest bidder.

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Thursday 10 September 2020 @ 12pm
Auctioneer: Joff van Reenen CAI, AARE (USA)

FROM THE PODIUM

Welcome to today's premier auction event

Today you will be hosted by our Lead Auctioneer Joff van Reenen. Should you require any assistance, please feel free to approach any of our representatives.

Please acquaint yourself with the rules of auction which are available on our website: www.highstreetauctions.com/auction-info-high-street-auctions.php#rules.

Alternatively our bidding assistants can provide you with a copy of the rules.

PROPERTIES ON AUCTION

- Lot 01** Corner Ben Swart & Steve Biko Road, Gezina, Gauteng
- Lot 02** 147 Main Street, Marshalltown, Gauteng
- Lot 03** Main Road, Tsolo, Eastern Cape
- Lot 04** 11 Barnsley Street, Benoni South, Gauteng
- Lot 05** 20 Plantation Road, Eastleigh, Edenvale, Gauteng
- Lot 06** 18 Plantation Road, Eastleigh, Edenvale, Gauteng
- Lot 07** 502 Madison Lofts, 28 Juta Street, Braamfontein, Gauteng
- Lot 08** 165 Donkin Street, Beaufort West, Western Cape
- Lot 09** 441 Rodericks Road, Lynnwood, Pretoria, Gauteng
- Lot 10** 61 Boom Street, Parys, Free State
- Lot 11** 70 Market Street, Vryburg, North West
- Lot 12** 19 & 21 Stuart Avenue, Morningside Manor, Gauteng
- Lot 13** Corner Voortrekker Street & Kruger Avenue, Vereeniging, Gauteng
- Lot 14** 42 Oude Libertas Street, Summerset, GautengBANK INSTRUCTION
- Lot 15** Door 201 SS Morning Gardens, 21 Clarise Avenue, Morningside Manor, Gauteng
- Lot 16** 54 Schoeman Street, Polokwane, Limpopo
- Lot 17** 68 Hans van Rensburg Street, Polokwane, Limpopo



Notice is given that all sales are subject to an undisclosed reserve price. Any Master of the High Court order, Sales in Execution, Deceased Auction, Absolute or Divorce Auction is clearly indicated in the index, as well as on every application property.

PROPERTIES ON AUCTION

- Lot 18** 51 Schoeman Street, Polokwane, Limpopo
- Lot 19** 71 Biccard Street, Polokwane, Limpopo
- Lot 20** 74 Corlett Drive, Melrose North, Gauteng
- Lot 21** 72 Corlett Drive, Melrose North, Gauteng
- Lot 22** 70 Corlett Drive, Melrose North, Gauteng
- Lot 23** 68 Corlett Drive, Melrose North, Gauteng
- Lot 24** 66 Corlett Drive, Melrose North, Gauteng
- Lot 25** 9 Gregory Avenue, Melrose North, Gauteng
- Lot 26** 45 Anderson Street, Nelspruit, Mpumalanga
- Lot 27** 36 Homestead Road, Rivonia, Gauteng
- Lot 28** 224 Hennops Drive, Irene Glen Estate, Irene, GautengBANK INSTRUCTION
- Lot 29** 11 Beacon Street, New Doornfontein, Gauteng
- Lot 30** Blocks A & B, Sandhaven Office Park, 12 Pongola Crescent, Eastgate, Sandton, Gauteng
- Lot 31** 11 Schonland Drive, Ferrobank, Witbank, Mpumalanga
- Lot 32** 82 Long Street, Hilton, Free State
- Lot 33** 66A Eccleston Crescent, Bryanston, GautengBANK INSTRUCTION
- Lot 34** 904 Zefania Road, Ambot AH, Gauteng
- Lot 35** 39 Keyes Avenue, 192 Jan Smuts Avenue, Rosebank, Gauteng



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**LISTED
FUND DISPOSAL**



LOT 01

ABSA Centre

Web Ref: 109510

Corner Ben Swart & Steve Biko Road, Gezina, Gauteng

Opening Bid R4 Million

- Single storey building
- Fully let ABSA bank
- Neat & well-maintained
- GLA: 2 053m²
- Erf size: ± 3 828m²
- 41 Parking bays
- GLA: ± R1.4 million
- Well established Commercial / Retail node

Themba 083 608 7059

themba@highstreetauctions.com

LOT 02



Tenanted Resi / Retail Building - JHB

Web Ref: 110805

147 Main Street, Marshalltown, Gauteng

- Tenanted building
- Projected GAL: ± R2.2 million
- GLA: 850m²
- ABSA Prescient
- Great corner exposure
- Excellent security - biometric access
- Residential / Retail

Ricardo 072 246 8129

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LOT 03

Tsolo Retail Centre

Web Ref: 110818

Main Road, Tsolo, Eastern Cape

Opening Bid R15 Million

- GLA: 4 097m²
- GAI: ± R4.8 million
- Fully let to Boxer, FNB, Beares, PEP & many more
- Central taxi stop
- Large catchment area
- Massive amount of foot traffic
- Approximately 40km from Umtata off N2
- Large open market stalls

Nikolai 082 764 3381

nikolaia@highstreetauctions.com



LOT 04

Tenanted Long Lease - Industrial

Web Ref: 110806

11 Barnsley Street, Benoni South, Gauteng

- Long lease until February 2026
- GAI: ± R2.8 million • GLA: 7 548m²
- Industrial 1 Zoning • Located in a National Key Point alongside Denel Land Systems
- 3 Double volume warehouses, ancillary buildings & modern office component
- Main factory: ± 6 700m²
- Power capacity: ± 800 kVA
- 2 Overhead cranes on gantries the length of the factory
- Large, flat yard giving easy access for large trucks - weigh bridge • Ample parking

Guy 082 335 1749

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LOT 05

Neat Mini Industrial Units

Web Ref: 110825

20 Plantation Road, Eastleigh, Edenvale, Gauteng

Opening Bid R6 Million

- 6 Mini industrial units
- Stand size: 8 122m²
- GLA: 4 209m²
- GAI: R3.2 million
- Fully let
- Good power - own substation
- Established tenants - leases in place

Neels 082 458 6899
neels@highstreetauctions.com



LOT 06

Industrial Mini Units

Web Ref: 109836

18 Plantation Road, Eastleigh, Edenvale, Gauteng

Opening Bid R6 Million

- 6 Mini industrial units
- Stand size: 7 718m²
- GLA: 3 954m²
- GAI: R2.5 million
- Fully let to established tenants

Neels 082 458 6899
neels@highstreetauctions.com



LOT 07

Penthouse with Magnificent Views

Web Ref: 110822

502 Madison Lofts, 28 Juta Street, Braamfontein
Gauteng

Opening Bid R800 000

- 2 Upstairs bedrooms
- 2 Bathrooms • Guest toilet
- Open plan kitchen
- Dining room / lounge
- Secure underground parking - 2 parkings
- Excellent 24 hr building security, fingerprint entry • Across from Wits University
- Magnificent views over Johannesburg
- Storage unit

Rodney 082 551 5841

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LOT 08

Karoo Junction Shopping Mall

Web Ref: 110820

165 Donkin Street, Beaufort West, Western Cape

Opening Bid R10 Million

- 10 Years OK Foods lease (2028)
- OK Foods occupy 2 200m² (32% of GLA)
- GLA: 6 899m²
- Stand size: 3.1579 ha
- Additional tenants include: Mr Price, Miladys, Sheet Street, Total Sports, PEP, Tekkie Town, Specsavers & more
- GAI: ± R2.3 million
- Approximately 10 years old
- Backs onto N1 highway

Nick 082 669 7738

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LOT 09

Multi-Tenanted Office Block

Web Ref: 110810

441 Rodericks Road, Lynnwood, Pretoria, Gauteng

Opening Bid R6 Million

- Sectional title office block
- Excellent yield • GAI: ± R4.3 million
- Stand size: 4 535m² • GLA: 3 336m²
- Anchor tenant - Media 24 plus others
- Section 1 & 2 can be sold together
- Section 8 & 9 can be sold together
- 93 Parking bays • Close to the University of Pretoria, Lynnridge Mall & many more
- Easy access to the N1 & N4 highways

Themba 083 608 7059

themba@highstreetauctions.com



LOT 10

Hotel Le Grand Chateau

Web Ref: 110802

61 Boom Street, Parys, Free State

- 20 Exclusive rooms
- All en-suite & fully equipped
- Air conditioning, DSTV & coffee station
- Conference facilities for 10 - 100 delegates
- Plus dining room, kitchen, laundry, storerooms & more
- Well established in the heart of Parys
- Walking distance to popular restaurants & antique shops
- Ample on-site secure parking
- Stand size: 2 141m²
- GBA: 1 269m² • Lock, stock & barrel

Lara 076 800 0778

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LOT 11

Sanlam Centre - Vryburg

Web Ref: 110817

70 Market Street, Vryburg, North West

Opening Bid R6 Million

- GLA: 1 861m²
- Stand size: 4 309m²
- GAI: ± R1.7 million
- Secure parking lot
- Well-maintained
- High foot traffic
- Positioned on Main road through town

Shawn 079 949 6325

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LOT 12



Prime Property - GAI ± R700k PA

Web Ref: 110804

19 & 21 Stuart Avenue, Morningside Manor, Gauteng

- Leases until 2022
- 2 Year corporate & residential lease in place
- Located near all major routes
- Stand size: 4 050m²
- Long standing tenants
- Corner site - great exposure
- GLA: ± 850m²
- Fantastic investment opportunity
- Rezoning near completion

Ricardo 072 246 8129

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LOT 13

Well Tenanted Commercial Building

Web Ref: 110819

Corner Voortrekker Street & Kruger Avenue,
Vereeniging, Gauteng

Opening Bid R6 Million

- GLA: 2 727m²
- GAI: ± R3.3 million
- Tenants include: Nedbank, SASSA, Atlas Finance & more
- Secure covered parking
- Great visibility
- Corner stand Vereeniging CBD

Nikolai 071 610 6365

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LOT 14

Double Storey 5 Bed Home + Cottage

Web Ref: 110821

42 Oude Libertas St, Summerset, Gauteng

Opening Bid R2.5 Million

- Bank Instruction - Power of Attorney
- 5 Bedrooms all en-suite • 3 Lounges
- Dining room • Kitchen • Study
- Patio & braai facilities
- 3 Automated garages
- Pool, tennis court & large garden
- Cottage: 1 bedroom, en-suite bathroom, kitchenette & lounge
- Land extent: ± 2 861m²
- Site improvements: ± 620m²

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138m² Penthouse in Morningside

Web Ref: 110823

Door 201 55 Morning Gardens, 21 Clarise Avenue, Morningside Manor, Gauteng

Opening Bid R1 Million

- Secure modern complex • 24 Hour security
- 3 Bedrooms (all en-suite)
- 3 Bathrooms
- Large balcony
- Open plan lounge, kitchen & dining room
- GLA: 138m²
- Pet friendly complex
- Double glazed windows
- In between Morning Glen & 90° Mall

Yoni 061 822 6128

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LOT 16

Mixed Use Building - Retail / Commercial
Web Ref: 110809

54 Schoeman Street, Polokwane, Limpopo

Opening Bid R8 Million

- Fully let - Jetline, African Bank & more
- Prime location within CBD
- GLA: 2 001m²
- Stand size: 1 428m²
- GAI: ± R2.5 million

Emmanuel 061 155 6457
emmanuel@highstreetauctions.com



LOT 17

Mixed Use Building - Retail / Commercial
Web Ref: 110814

68 Hans van Rensburg Street, Polokwane,
Limpopo

Opening Bid R10 Million

- Fully let
- Prime location within CBD
- GLA: 2 697m²
- Stand size: 2 855m²
- GAI: ± R3.7 million

Emmanuel 061 155 6457
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LOT 18

Mixed Use Building - Retail / Commercial

Web Ref: 110813

51 Schoeman Street, Polokwane, Limpopo

Opening Bid R3 Million

- 77% Let
- Prime location within CBD
- GLA: 1 196m²
- Stand size: 410m² + 541m² = 951m²
- GAI: ± R1.2 million
- Well-maintained

Emmanuel 061 155 6457
emmanuel@highstreetauctions.com

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LOT 19

Single Tenant Retail Building

Web Ref: 110815

71 Biccard Street, Polokwane, Limpopo

Opening Bid R3 Million

- Fully let to Office National - long term tenant
- Well established
- Prime location within CBD
- GLA: 877m²
- Stand size: 2 044m²
- GAI: ± R925 000

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LOT 20

Redevelopment Opportunity

Web Ref: 110706

74 Corlett Drive, Melrose North, Gauteng

- Prime redevelopment opportunity
- 6 Properties, land assembly option
- Sold with the option of acquiring adjacent properties 66, 68, 70, 72 Corlett Drive & 9 Gregory Avenue
- Each stand is $\pm 2\,000\text{m}^2$
- Combined land size: $\pm 12\,000\text{m}^2$
- 4 Bedroom home with cottage
- Situated up the road from Melrose Arch
- Highly desirable redevelopment node

Jaacov 082 622 4248

jaacov@highstreetauctions.com



LOT 21

Adjacent Properties

Web Ref: 110705

72 Corlett Drive, Melrose North, Gauteng

- Prime redevelopment opportunity
- 6 Properties, land assembly option
- Sold with the option of acquiring adjacent properties 66, 68, 70, 74 Corlett Drive & 9 Gregory Avenue
- Each stand is $\pm 2\,000\text{m}^2$
- Combined land size: $\pm 12\,000\text{m}^2$
- 4 Bedroom family home
- 2 Single lock-up garages
- Double carport
- Situated up the road from Melrose Arch
- Highly desirable redevelopment node

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LOT 22

Land Assembly on Corlett Drive

Web Ref: 110828

70 Corlett Drive, Melrose North, Gauteng

- Prime redevelopment opportunity
- 6 Properties, land assembly option
- Sold with the option of acquiring adjacent properties 66, 68, 72, 74 Corlett Drive & 9 Gregory Avenue
- Each stand is $\pm 2\,000\text{m}^2$
- Combined land size: $\pm 12\,000\text{m}^2$
- Multiple parking bays
- Situated up the road from Melrose Arch
- Highly desirable redevelopment node

Jaacov 082 622 4248

jaacov@highstreetauctions.com



LOT 23

Offices on Corlett Drive

Web Ref: 110824

68 Corlett Drive, Melrose North, Gauteng

- Prime offices with main road exposure
- 6 Properties, land assembly option
- Sold with the option of acquiring adjacent properties 66, 70, 72, 74 Corlett Drive & 9 Gregory Avenue
- Each stand is $\pm 2\,000\text{m}^2$
- Combined land size: $\pm 12\,000\text{m}^2$
- Multiple tenants
- Zoned Business 4
- Situated up the road from Melrose Arch
- Highly desirable redevelopment node

Jaacov 082 622 4248

jaacov@highstreetauctions.com

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LOT 24

Prime Redevelopment Land

Web Ref: 110827

66 Corlett Drive, Melrose North, Gauteng

- Prime redevelopment opportunity
- 6 Properties, land assembly option
- Sold with the option of acquiring adjacent properties 68, 70, 72, 74 Corlett Drive & 9 Gregory Avenue
- Each stand is $\pm 2\,000\text{m}^2$
- Combined land size: $\pm 12\,000\text{m}^2$
- Multiple parking bays
- Situated up the road from Melrose Arch
- Highly desirable redevelopment node

Jaacov 082 622 4248

jaacov@highstreetauctions.com



LOT 25

Melrose Home - Potential Land Assembly

Web Ref: 110829

9 Gregory Avenue, Melrose North, Gauteng

- Prime redevelopment opportunity
- 6 Properties, land assembly option
- Sold with potential of acquiring properties on Corlett Drive (66, 68, 70, 72 & 74)
- Each stand is $\pm 2\,000\text{m}^2$
- Combined land size: $\pm 12\,000\text{m}^2$
- Family home with 2 year lease
- 3 Bedrooms (main en-suite) • 3 Bathrooms
- GLA: $\pm 450\text{m}^2$ • Double garage
- Situated up the road from Melrose Arch
- Highly desirable redevelopment node
- Provides access from Gregory Avenue

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**LISTED
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LOT 26

Federal & Mogul Building

Web Ref: 110812

45 Anderson Street, Nelspruit, Mpumalanga

Opening Bid R2 Million

- Fully let to Roing Qiang Trading cc (2022)
- GLA: 900m²
- Stand size: 1 502m²
- Good security
- GAI: ± R900 000
- Well-maintained
- Fronts onto 4 lane - one way, Anderson Street in Nelspruit CBD

Wikus 084 495 2188

wikus@highstreetauctions.com

LOT 27

**LISTED
FUND DISPOSAL**



Single Tenanted Office Block

Web Ref: 110811

36 Homestead Road, Rivonia, Gauteng

Opening Bid R10 Million

- Stand size: 6 160m²
- GLA: 2 459m²
- GAI: ± R5.3 million
- Current lease expiry - September 2023
- 139 Parking bays
- Close to Rivonia Boulevard & Rivonia Village Shopping Centres
- Easy access to Rivonia Road, N1 South & M1

Themba 083 608 7059

themba@highstreetauctions.com

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LOT 28

Large 4 Bedroom Family Home

Web Ref: 110409

224 Hennops Drive, Irene Glen Estate, Irene, Gauteng

Opening Bid R1 Million

- Bank Instruction - Power of Attorney
- Stand size: 8 664m² • GBA: 641m²
- 4 Bedrooms • 3 Bathrooms (2 en-suite)
- Lounge • Dining room
- Large entertainment area overlooking pool
- 2 Studies • Kitchen with scullery
- 4 Garages
- 24 Hour security
- Vast Fauna & Flora

Emmanuel 061 155 6457

emmanuel@highstreetauctions.com



LOT 29

Educational Facility

Web Ref: 110808

11 Beacon Street, New Doornfontein, Gauteng

Opening Bid R10 Million

- GLA: 9 439m²
- Anchor tenant: Spark Schools (Occupy ± 78%)
- Lease expiry - Spark Schools: December 2027
- GAI: ± R4 million
- Secure parking
- Great visibility & easily accessible
- Access via 11 Beacon Street

Nikolai 071 610 6365

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LOT 30

Full Title Offices - Sandhaven Office Park

Web Ref: 110707

Blocks A & B, Sandhaven Office Park, 12 Pongola Crescent, Eastgate, Sandton, Gauteng

Opening Bid R8 Million

- 2 Free standing office blocks • Tenanted double storey offices • Projected GAI: ± R2.7 million
- Block A - Ground floor (467m²) & first floor (496m²) + basement (125m²)
- Block B - Ground floor (467m²) & first floor (496m²) + basement (152m²)
- Total GLA: 2 202m² • Erf size: 5 790m²
- Low maintenance - face brick buildings
- Main road exposure • Blocks sold as one lot

Guy 082 335 1749

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LOT 31

Full Title Supermarket & Sports Bar

Web Ref: 110803

11 Schonland Drive, Ferrobank, Witbank, Mpumalanga

Opening Bid R400 000

- Retail opportunity
- Land extent: 1 858m²
- GLA: ± 770m² • Additional bulk: ± 530m²
- Partly let - Supermarket trading on a month to month basis • Vacant occupation of the Sports Bar
- Purchase of movable assets in the Sports Bar could be negotiated
- Situated opposite the high-density residential area of Ackerville
- Ideally suited for owner-occupier • Motivated seller

Greer 082 454 9626

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LOT 32

Stand Alone Commercial Property

Web Ref: 110807

82 Long Street, Hilton, Free State

Opening Bid R500 000

- Sold with vacant occupation
- Stand size: 875m²
- GLA: 400m²
- Paved yard
- Garage with roller shutter doors
- Storage / security staff accommodation
- Working alarm system

Shawn 079 949 6325

shawn@highstreetauctions.com



LOT 33

Double Storey Cluster Home

Web Ref: 110008

66A Eccleston Crescent, Bryanston, Gauteng

Opening Bid R2 Million

- Millionaire's Mile - Unfinished House
- Stand size: 1 632m²
- Situated in secure cluster development
- 7 Bedrooms • 3 En-suite bathrooms
- Shared WC's • Kitchen, scullery & pantry
- Family & dining room
- Fireplace • Lounge • Study
- Entertainment & braai area
- Pyjama lounge • Triple garage • Pool
- Staff accommodation

Camilla 082 557 1938

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LOT 34

Country Estate - Potential Resi Development

Web Ref: 105013

904 Zefania Road, Ambot AH, Gauteng

Opening Bid R2.5 Million

- Stand size: ± 2.8 ha
- 2 Homes • 2 Entrances
- 8 Bedrooms • 8 Bathrooms
- 2 Kitchens • 4 Lounges
- 6 Garages
- Pool • Horse stables
- Staff accommodation
- Electric fence, alarm, CCTV cameras, generator
- Improvements ± 1000m²
- Potential residential development site

Shawn 079 949 6325

shawn@highstreetauctions.com



LOT 35

Redevelopment Rosebank

Web Ref: 110826

39 Keyes Ave, 192 Jan Smuts Ave, Rosebank, Gauteng

- Zoned offices facing Jan Smuts Avenue
- GLA: 380m²
- Zoned Business 4
- Land: ± 1 500m²
- Approved development on hand for 2 500m² office block
- Highly desirable redevelopment node

Yoni 061 822 6128

yonihighstreetauctions.com



NAA GLOBAL WINNERS

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www.highstretauctions.com



Kindly note that in order to bid at an auction, please bring proof of identity and residence and if bidding on behalf of a juristic entity, a letter of authority is also required. A registration fee is payable on registration.