

# Property Auction Sale



## EHSAN Online AUCTION

**DATE:**  
**FRIDAY**  
**14-3-2025**  
**TIME: 11.00 A.M.**

-  Sign up today, it's easy!
-  Search Property you wish to bid
-  Click "View Details"
-  Click "Registration For Online Bidders"
-  Click "Confirm & Submit"
-  You will notified by email

### HOW TO REGISTER & PARTICIPATE IN ONLINE PROPERTY AUCTION?

1. Register / Login as member at [www.ehsanauctioneers.com](http://www.ehsanauctioneers.com)
2. Search property you wish to bid.
3. Click "View Details"
4. Click "Registration For Online Bidders" and fill in buyer's details & deposit details.
5. Click "Confirm & Submit" and you are done!

You will be notified once your registration has been approved.



DATO' HAJI ABDUL HAMID BIN P.V. ABDU (D.I.M.P.)  
/ ABDUL RAHIM BIN HUSSIN  
(Licensed Auctioneers)

**MESSRS EHSAN AUCTIONEERS SDN. BHD.** [200301014889 (617309-U)]

**HQ OFFICE** SUITE C-20-3A, LEVEL 20, BLOCK C, MEGAN AVENUE II, NO.12,  
JALAN YAP KWAN SENG, 50450 KUALA LUMPUR

**TEL NO.** 03-2161 6649 / 03-2162 6649  
**HP NO.** 016-2161 047 / 010-2161 147  
(CALL, WHATSAPP & SMS)

 Ehsan Auctioneers Sdn Bhd

 [coordinator@ehsanauctioneers.com](mailto:coordinator@ehsanauctioneers.com)

 [www.ehsanauctioneers.com](http://www.ehsanauctioneers.com)

# PROCLAMATION OF SALE

In exercise of the rights and powers conferred upon HONG LEONG BANK BERHAD (CO.NO.97141-X) & HONG LEONG ISLAMIC BANK BERHAD (CO.NO.686191-W) and the Assignor(s)/Borrower(s), under the Loan Agreement(s) And Deed of Assignment(s), it is hereby proclaimed that the said Assignee with the assistance of the undermentioned Auctioneer(s)

**WILL SELL THE PROPERTIES DESCRIBED BELOW BY PUBLIC AUCTION  
ON FRIDAY, THE 14TH MARCH 2025, AT 11.00 A.M. IN THE MORNING,  
VIA ONLINE BIDDING AT [www.ehsanauctioneers.com](http://www.ehsanauctioneers.com)  
("AUCTIONEER'S WEBSITE")**



(Bidder registration must be made at least one (1) working day before the auction date and bidders are advised to log in to the Auctioneer's Website provided above and be on standby before the auction time. Bidders are further subject to the Auctioneer's Online Terms and Conditions)

**NOTE:** Prior to the auction sale, all intending bidders are advised to :-

(i) inspect the subject property (ii) obtain a copy of Proclamation of Sale and seek independent legal advice on the Condition of Sale (iii) conduct official Titles search (iv) make the necessary enquiries with the Developer and/or other relevant authorities on the terms of consent to the sale and to check whether the sale is open to all races or to Malaysian Citizens who are Bumiputras only. 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 nor our agents shall incur any liability whatsoever to prospective bidders by reason of such withdrawal.



**PUCHONG 1**

Type : **A 3-BEDROOM LOW-COST APARTMENT**  
Area : 678 sq. ft.  
Assignor(s) : Mohd Nasarudin Bin Naaim  
Solicitor : M/S Wan Chin & Co  
Our Ref : FIFAH/HLBB0553  
No. D-8-20, Block D, Pangsapuri Enggang, Jalan Kinrara 6F, Bandar Kinrara, 47180 Puchong, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 153,900.00**



**BANDAR PUNCAK ALAM 2**

Type : **AN INTERMEDIATE STRATIFIED DOUBLE (2) STOREY TERRACED HOUSE**  
Area : 1,420 sq. ft.  
Assignor(s) : Ahmad Suhaimi Bin Zakaria & Anith Nasihah Binti Sabirin  
Solicitor : M/S S.N Yap & Associates  
Our Ref : UMI/HLBB0565  
No. 55 (Developer's Parcel No. RT-1364), Jalan Rentak 1/5, Rentak Perdana, LBS Alam Perdana, 42300 Bandar Puncak Alam, Selangor

BUMI LOT  
HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 450,000.00**



**BANDAR PUNCAK ALAM 3**

Type : **A UNIT OF APARTMENT**  
Area : 901 sq. ft.  
Assignor(s) : Mohamad Taufiq Bin Baharom  
Solicitor : M/S Mazlifah & Partners  
Our Ref : ALIN/HLBB0564  
No. MPC-16-15, Pangsapuri Melodi Perdana, LBS Alam Perdana, Jalan Perdana 1, 42300 Bandar Puncak Alam, Selangor

BUMI LOT  
HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 260,000.00**



**BANDAR PUNCAK ALAM 4**

Type : **AN END STRATIFIED DOUBLE (2) STOREY TERRACE HOUSE WITH EXTRA LAND**  
Area : 1,691 sq. ft.  
Assignor(s) : Dzul Affandi Bin Matnoor  
Solicitor : M/S Seow & Megat  
Our Ref : LIYANA/HLBB0567  
No. 33, Jalan Rentak 2/4, Rentak Perdana, LBS Alam Perdana, 42300 Bandar Puncak Alam, Selangor

BUMI LOT  
HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 520,000.00**



**BANDAR PUNCAK ALAM 5**

Type : **AN APARTMENT UNIT**  
Area : 901 sq. ft.  
Assignor(s) : Shami Rosdi Bin Mahmed Remaji & Nurul Amirah Binti Wahidin  
Solicitor : M/S Mimirahayu Haniff Heng & Partners  
Our Ref : LIYANA/HLBB0569  
Unit No. MPD-05-13, 5th Floor, Block D, Pangsapuri Melodi Perdana, LBS Alam Perdana, Jalan Perdana 1, 42300 Bandar Puncak Alam, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 280,000.00**



**BUKIT SENTOSA 6**

Type : **A STRATIFIED GROUND FLOOR AND FIRST FLOOR SHOP-OFFICE**  
Area : Ground Floor 130.43 sq.m First Floor 137.75 sq.m sq. ft.  
Assignor(s) : Lee Fook  
Solicitor : M/S YH Teh & Quek  
Our Ref : UMI/HLBB1886  
No. 15, Jalan Kemboja 3E, Perniagaan Jalan Kemboja, 48300 Bukit Sentosa, Selangor


RESERVE PRICE **RM 70,000.00**



**CHERAS 7**

Type : **A UNIT OF SERVICED APARTMENT**  
Area : 1,677 sq. ft.  
Assignor(s) : Ooi Kim Kooi Eng Kok Wah  
Solicitor : M/S Shui Tai  
Our Ref : FIFAH/HLBB1880  
No. 7-15, (Developer's Unit No. L1-15 (7th Floor)), Silk Residence, Jalan Sutera, 43200 Cheras, Selangor

RESERVE PRICE **RM 450,000.00**



**CYBERJAYA 8**

Type : **A DUPLEX SERVICED APARTMENT**  
Area : 955 sq. ft.  
Assignor(s) : Muhammad Yusri Bin Abdullah  
Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners  
Our Ref : UMI/HLBB1890  
No. H-16-02 (Developer's Parcel No. H1602), Blok H, Mutiara Ville, Cyber 11, 63000 Cyberjaya, Selangor Darul Ehsan

RESERVE PRICE **RM 400,000.00**

**9**

**CALLED OFF**



**DENGKIL 10**

Type : **A UNIT OF SERVICED APARTMENT**  
Area : 915 sq. ft.  
Assignor(s) : Nur Syuhada Binti Mohamad Salleh  
Solicitor : M/S YH Teh & Quek  
Our Ref : FIFAH/HLBB0552  
No. B-20-01, Sensory Residence, Jalan Southville 1, Southville City, 43800 Dengkil, Selangor

BUMI LOT  
HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 270,000.00**



**JENJAROM 11**

Type : **A SERVICE RESIDENCE**  
Area : 1,044 sq. ft.  
Assignor(s) : Barry Ngau & Elliyan'na Puyang Was  
Solicitor : M/S YH Teh, & Quek  
Our Ref : FIFAH/HLBB0485  
Unit No. H-03-03, BSP 21, Persiaran Saujana Putra Utama, Bandar Saujana Putra, 42610 Jenjarom, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 378,000.00**



**KAJANG 12**

Type : **A UNIT OF CONDOMINIUM**  
Area : 1,048 sq. ft.  
Assignor(s) : Yeow Keng Yian  
Solicitor : M/S Wan Chin & Co  
Our Ref : FIFAH/HLBB1865  
Unit No. 07-15, Residensi Iris, Jalan Kiara Sungai Long, 43000 Kajang, Selangor Darul Ehsan

RESERVE PRICE **RM 298,900.00**



**KAJANG 13**

Type : **AN APARTMENT UNIT**  
Area : 955 sq. ft.  
Assignor(s) : Aiman Bin Zulkepli & Norazilah Binti Ramly  
Solicitor : M/S Azhar & Wong  
Our Ref : LIYANA/HLBB0563  
Unit No. C-7-7, Block C, Pangsapuri Putra, Jalan Putra Impian, Taman Putra Impian, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 270,000.00**



**KLANG 14**

Type : **A UNIT OF SERVICED APARTMENT**  
Area : 1,238.16 sq. ft.  
Assignor(s) : Frederick Silva Tan  
Solicitor : M/S Thomas Ong Leong & Associates  
Our Ref : FIFAH/HLBB1873  
No. A-20-07, Block A, Maple Residence, Jalan Bestari 7/KS09, Bandar Bestari, 42000 Klang, Selangor

RESERVE PRICE **RM 432,000.00**



**KLANG 15**

Type : **A SERVICED APARTMENT**  
Area : 861 sq. ft.  
Assignor(s) : Kevin Maurice A/L Joseph  
Solicitor : M/S Wan Chin & Co  
Our Ref : FIFAH/HLBB1874  
No. B-22-10, Block B, Maple Residences, Jalan Bestari 7/KS09, 41200 Klang, Selangor


RESERVE PRICE **RM 351,900.00**

FOR MORE INFORMATION PLEASE CONTACT OR VISIT OUR WEBSITE AT:

[www.ehsanauctioneers.com](http://www.ehsanauctioneers.com)  
03 2161 6649 / 010 2161 147

FOR MORE INFORMATION PLEASE CONTACT: HONG LEONG BANK BERHAD AUCTION SALE HOTLINE

**Daniel Ng : 012-264 0446**  
**Jerrick Ong : 011-7276 2243**



**PETALING JAYA 16**

Type : **A SERVICE SUITE**  
 Area : 674 sq. ft.  
 Assignor(s) : Adilah Binti Ahmad Ghazi  
 Solicitor : M/S YH Teh & Quek  
 Our Ref : FIFAH/HLBB0540  
 Unit No. C-11-15, Block C, Residensi Damai Meriah - The Zizz, No. 2, Jalan PJU 10/1A, Damansara Damai, PJU 10, 47830 Petaling Jaya, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 229,700.00**



**PETALING JAYA 17**

Type : **A STUDIO SERVICED APARTMENT**  
 Area : 301 sq. ft.  
 Assignor(s) : Yow Wei Sian & Pang Puai Hong  
 Solicitor : M/S Seow & Megat  
 Our Ref : FIFAH/HLBB1876  
 No. A-16-16, Menara A, PJ Centrestage, No. 1, Jalan 13/1, Seksyen 13, 46100 Petaling Jaya, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 180,000.00**




**PUCHONG 18**

Type : **A UNIT OF SERVICED APARTMENT**  
 Area : 1,050 sq. ft.  
 Assignor(s) : Lee Guat Leng  
 Solicitor : M/S YH Teh & Quek  
 Our Ref : FIFAH/HLBB0513  
 Unit No. A-17-13A, Skylake Residence, Jalan Putra Perdana 5A, Taman Putra Perdana, 47130 Puchong, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 288,000.00**



**PUCHONG 19**

Type : **A SERVICED APARTMENT UNIT**  
 Area : 549 sq. ft.  
 Assignor(s) : Mohd Kamarulzaman Bin Mohd Rosli  
 Solicitor : M/S S. N. Yap & Associates  
 Our Ref : FIFAH/HLBB0557  
 Unit No. B-14-04, Shorea Park Residence 1, Jalan SP 1, Shorea Park, 47120 Puchong, Selangor

BUMI LOT

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 225,000.00**



**PUCHONG 20**

Type : **A SERVICE APARTMENT UNIT**  
 Area : 549 sq. ft.  
 Assignor(s) : Prabu A/L Krishna Mohan  
 Solicitor : M/S Thomas Ong Leong & Associates  
 Our Ref : ALIN/HLBB1889  
 Unit No. B-30-05, Block B, Mira At Shorea Park Residence 1, Jalan SP 1, Shorea Park, 47120 Puchong, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 230,000.00**




**RAWANG 21**

Type : **A STRATIFIED END DOUBLE (2) STOREY TERRACED HOUSE**  
 Area : 1,744 sq. ft.  
 Assignor(s) : Muhammad Ngah Bin Md Yusof  
 Solicitor : M/S Azhar & Wong  
 Our Ref : LIYANA/HLBB0562  
 No. 45, Jalan MG 4 (Developer's Plot No. 164), Taman Myra Gardens, 48050 Rawang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 610,000.00**



**RAWANG 22**

Type : **A TOWNHOUSE**  
 Area : 1,000.00 sq. ft.  
 Assignor(s) : Roobindran A/L Hari Krishnan  
 Solicitor : M/S Mazlifah & Partners  
 Our Ref : ALIN/HLBB1884  
 Unit No. 1-1, Jalan SR 3, Taman Sendayu Rawang, 48020 Rawang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 250,000.00**



**RAWANG 23**

Type : **A STRATIFIED DOUBLE STOREY CORNER TERRACE HOUSE**  
 Area : 2,701 sq. ft.  
 Assignor(s) : Anumaren A/L Sandarmugam  
 Solicitor : M/S YH Teh & Quek  
 Our Ref : UMI/HLBB1888  
 No. 68, Jalan MR 2/21, Taman M-Residensi 2, 48020 Rawang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 600,000.00**




**RAWANG 24**

Type : **AN APARTMENT UNIT**  
 Area : 904 sq. ft.  
 Assignor(s) : Fhairil Hirman Bin Azlan & Nur Huda Binti Abdul Hamid  
 Solicitor : M/S Seow & Megat  
 Our Ref : LIYANA/HLBB0566  
 No. P3B-1-5, Pangsapuri Perdana Park, Pinggiran Lembah Hijau 7, Bandar Tasik Puteri, 48020 Rawang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 250,000.00**



**SEGAMPUT 25**

Type : **A SERVICE APARTMENT UNIT**  
 Area : 911 sq. ft.  
 Assignor(s) : Choong Koon Eu  
 Solicitor : M/S Zailan & Co  
 Our Ref : FIFAH/HLBB1866  
 Unit No. A-02-02, Tower A, Residensi Riana Dutamas 2, No. 352, Jalan Segambut, Segambut, 51200 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 437,400.00**



**SERI KEMBANGAN 26**

Type : **A SERVICED APARTMENT UNIT**  
 Area : 1,000 sq. ft.  
 Assignor(s) : Ng Pak Hoong  
 Solicitor : M/S Amin Tan & Co  
 Our Ref : FIFAH/HLBB1863  
 No. C-05-07, Menara C, City Of Green, Jalan Pbs 14/2, Taman Bukit Serdang, 43300 Seri Kembangan, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 313,500.00**



**SERI KEMBANGAN 27**

Type : **A CONDOMINIUM UNIT**  
 Area : 998 sq. ft.  
 Assignor(s) : Wong Kok Leong  
 Solicitor : M/S Mimirahayu Haniff Heng & Partners  
 Our Ref : FIFAH/HLBB0555  
 Unit No. E-12-3A, 12th Floor, Block E, Cloudfree Residence, Jalan Juara, 43300 Seri Kembangan, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 414,000.00**



**SERI KEMBANGAN 28**

Type : **A UNIT OF APARTMENT**  
 Area : 829.25sq. ft.  
 Assignor(s) : Rahayu Binti Me Ishamuddin Bin Palen  
 Solicitor : M/S Mazlifah & Partners  
 Our Ref : ALIN/HLBB1885  
 No. D-4-7, Jalan Indah 2/6, Red Ruby Shop-Apartment, Taman Universiti Indah, 43300 Seri Kembangan, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 190,000.00**




**SETAPAK 29**

Type : **AN APARTMENT UNIT**  
 Area : 1,184 sq. ft.  
 Assignor(s) : Nor Hafiz Bin Ahmad Helimi  
 Solicitor : M/S Zailan & Co  
 Our Ref : FIFAH/HLBB0559  
 Unit No. A-16-03, Residensi Danau, No. 3, Jalan 5/23E, Taman Danau Kota, Setapak, 53300 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 450,000.00**



**SHAH ALAM 30**

Type : **A MEDIUM COST APARTMENT UNIT**  
 Area : 900 sq. ft.  
 Assignor(s) : Rosmah Binti Mohd Johar & Ahmad Saifullah Bin Mohd Johar  
 Solicitor : M/S YH Teh & Quek  
 Our Ref : FIFAH/HLBB1853  
 Unit No. 2-2-06, Blok 2, Pangsapuri Flora III, Jalan Asteroid U5/30, Seksyen U5, 40150 Shah Alam, Selangor

BUMIPUTRA LOT

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 175,000.00**



**SHAH ALAM 31**

Type : **A UNIT OF SERVICE APARTMENT**  
 Area : 912 sq. ft.  
 Assignor(s) : Tham Fong Soon  
 Solicitor : M/S Azhar & Wong  
 Our Ref : FIFAH/HLBB1878  
 No. B-21-10, Alam Sanjung, Jalan Budiman 22/3, 40300 Shah Alam, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 351,000.00**



**SHAH ALAM 32**

Type : **A LOW COST APARTMENT UNIT**  
 Area : 683.80 sq. ft.  
 Assignor(s) : Suresh Kumar A/L Samba Sivam  
 Solicitor : M/S Mazlifah & Partners  
 Our Ref : FIFAH/HLBB1882  
 Unit No. 09-01-B3, Blok 3, Pangsapuri Seri Era, Jalan Nagasari 36/2, Desa Lania, Seksyen 36, 40470 Shah Alam, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 126,000.00**



**TELUK PANGLIMA GARANG 33**

Type : **A SERVICE APARTMENT UNIT**  
 Area : 657 sq. ft.  
 Assignor(s) : Mohd Hafizze Bin Shahri  
 Solicitor : M/S Simon Hue & Associate  
 Our Ref : FIFAH/HLBB0536  
 Unit No. B-13-11, The Amber Residences, Persiaran Oleander, Gamuda Kemuning 25.7, 42500 Telok Panglima Garang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 275,600.00**



**WANGSA MAJU 34**

Type : **A APARTMENT UNIT**  
 Area : 2,267 sq. ft.  
 Assignor(s) : Soo Boon Chet & Irance Anak Alexander  
 Solicitor : M/S Zahrin Emrad & Sujaihah  
 Our Ref : ALIN/HLBB0568  
 No. A-22-1, Residensi Infiniti 3, Jalan Seri Wangsa 2, Wangsa Maju, 53300 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 1,100,000.00**



**AMPANG 35**

Type : **A CORNER 3-BEDROOM LOW-COST APARTMENT**  
 Area : 660 sq. ft.  
 Assignor(s) : Analechimy A/P Periasamy & Balamurugan A/L Karpaiya  
 Solicitor : M/S Mazlifah & Partners  
 Our Ref : FIFAH/HLBB1694  
 Unit No. 03-10, Permai Ria Apartment, Jalan Permai M, Bukit Ampang Permai, 68000 Ampang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 170,000.00**



**DENGKIL 36**

Type : **A UNIT OF SERVICED APARTMENT**  
 Area : 825 sq. ft.  
 Assignor(s) : Mekar Anak Nyuak  
 Solicitor : M/S Mazlifah & Partners  
 Our Ref : ALIN/HLBB1893  
 No. B-22-07, Cerrado (Blok B), Jalan Southville 1, Southville City, 43800 Dengkil, Selangor Darul Ehsan

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 270,000.00**



**KUALA LUMPUR 37**

Type : **A SERVICED APARTMENT UNIT**  
 Area : 1,299 sq. ft.  
 Assignor(s) : Low Wei Kean  
 Solicitor : M/S Amin Tan & Co  
 Our Ref : ALIN/HLBB0572  
 Unit No. C-11-1, Vipod Residences, No. 6, Jalan Kia Peng, 50450 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 1,500,000.00**



**KUALA LUMPUR 38**

Type : **AN APARTMENT UNIT**  
 Area : 750 sq. ft.  
 Assignor(s) : Mohd Zan Bin Abdullah  
 Solicitor : M/S Amin Tan & Co  
 Our Ref : UMI/HLBB0570  
 Unit No. 88-1-19, Apartment Abdullah Hukum 1, Kampung Haji Abdullah Hukum, 59200 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 320,000.00**



**KUALA LUMPUR 39**

Type : **A CONDOMINIUM UNIT**  
 Area : 1,389 sq. ft.  
 Assignor(s) : Hisham Bin Hussein  
 Solicitor : M/S CH Yeap Maluda Cheh  
 Our Ref : FIFAH/HLBB1703  
 Unit No. B-19-4, 19th Floor, Block B, Gurney Heights Condominium, Jalan Bukit Keramat, 54000 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 480,000.00**



**KUALA LUMPUR 40**

Type : **A CONDOMINIUM UNIT**  
 Area : 1,060 sq. ft.  
 Assignor(s) : Tham Yoon Sian & Yap Lee Ping  
 Solicitor : M/S Mazlifah & Partners  
 Our Ref : FIFAH/HLBB1493  
 Unit No. J-11-08, 11th Floor, Block J, Ketumbar Hill Condominium, Jalan Ketumbar, Taman Cheras Utama, 56100 Kuala Lumpur

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 380,000.00**



**KAJANG 41**

Type : **A UNIT OF LOW-COST APARTMENT**  
 Area : 656 sq. ft.  
 Assignor(s) : Gay Hlor San  
 Solicitor : M/S Azhar & Wong  
 Our Ref : LIYANA/HLBB1891  
 No. B3-34, Blok B, Pangsapuri Seri Pulai, Taman Balakong Jaya, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 100,000.00**



**KAJANG 42**

Type : **AN INTERMEDIATE TOWNHOUSE (UPPER UNIT)**  
 Area : 2,110 sq. ft.  
 Assignor(s) : Syed Ahmad Fasharuddin Bin Syed Abdal Aziz  
 Solicitor : M/S Wan Chin & Co  
 Our Ref : LIYANA/HLBB0571  
 No. 43, Jalan Puteri 5E/2, Strata Townhouse, Bandar Puteri Bangi, 43000 Kajang, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 570,000.00**



**PUCHONG 43**

Type : **AN APARTMENT UNIT**  
 Area : 645 sq. ft.  
 Assignor(s) : Johnny Anak Henry Ginyo  
 Solicitor : M/S Manjit Singh Sachdev, Mohammad Radzi & Partners  
 Our Ref : ALIN/HLBB1892  
 Unit No. 3-01-H6, Spring Court 2, Jalan Dagang Mas 2, Taman Mas, 47100 Puchong, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 115,000.00**



**SHAH ALAM 44**

Type : **TWO ROOM FLAT**  
 Area : 517 sq. ft.  
 Assignor(s) : Kunalan A/L Sivaraman  
 Solicitor : M/S Yh Teh & Quek  
 Our Ref : UMI/HLBB1894  
 No. 504, Blok 4, Rumah Pangsa (Kos Rendah) Seksyen 19, Jalan Cangkul 19/3, Seksyen 19, 40300 Shah Alam, Selangor

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 150,000.00**



**SERI KEMBANGAN 45**

Type : **A UNIT OF LOW-COST APARTMENT**  
 Area : 657 sq. ft.  
 Assignor(s) : Jayapandian A/L Thurasingam  
 Solicitor : M/S Mazlifah & Partners  
 Our Ref : FIFAH/HLBB1529  
 Unit No. A-05-06, Pangsapuri Anggerik, Taman Suria, Pekan Serdang Lama, 43300 Seri Kembangan, Selangor.

HONG LEONG ISLAMIC BANK BERHAD

RESERVE PRICE **RM 80,000.00**

All intending bidders are required to deposit with Ehsan Auctioneers Sdn. Bhd. ("the Auctioneer") a sum equivalent to 10% of the fixed reserve price ("the initial deposit") by way of bank draft or cashier's order crossed "A/C PAYEE ONLY" made payable to HONG LEONG BANK BERHAD / HONG LEONG ISLAMIC BANK BERHAD (FOR ASSIGNOR(S) NAME) or remit the same through online banking transfer to the bank account designated by the Auctioneer, ONE (1) WORKING DAY BEFORE THE AUCTION DATE and pay the difference between the initial deposit and the sum equivalent to 10% of the successful bid price ("differential sum") either via bank draft or cashier's order crossed "A/C PAYEE ONLY" made payable to HONG LEONG BANK BERHAD / HONG LEONG ISLAMIC BANK BERHAD (FOR ASSIGNOR(S) NAME) or remit the same through online banking transfer within THREE (3) WORKING DAYS after the fall of the hammer by the Auctioneer is made. The initial deposit and the differential sum shall be collectively known as "the deposit" and. Working Day means a day (excluding Saturdays, Sundays and Public Holidays) on which the Assignee is open for business in Kuala Lumpur. The balance of the purchase price is to be settled within ninety (90) days from the date of auction sale to HONG LEONG ISLAMIC BANK BERHAD. Please refer to the Auctioneer's Online Terms and Conditions on the [www.ehsanauctioneers.com](http://www.ehsanauctioneers.com) on the manner of payment of the deposit.



**HOW TO REGISTER & PARTICIPATE IN ONLINE PROPERTY AUCTION?**

1. Register / Login as member at [www.ehsanauctioneers.com](http://www.ehsanauctioneers.com)
2. Search property you wish to bid.
3. Click "View Details"
4. Click "Registration For Online Bidders" and fill in buyer's details & deposit details.
5. Click "Confirm & Submit" and you are done!

You will be notified once your registration has been approved.



FOR MORE INFORMATION PLEASE CONTACT OR VISIT OUR WEBSITE AT:

**www.ehsanauctioneers.com**  
**03 2161 6649 / 010 2161 147**

FOR MORE INFORMATION PLEASE CONTACT: HONG LEONG BANK BERHAD AUCTION SALE HOTLINE

**Daniel Ng : 012-264 0446**  
**Jerrick Ong: 011-7276 2243**