

## LISTING CAPTURE FORM

PROPERTY ADDRESS		LISTING AGENT: <i>Elsa Olivier</i>		DATE OF LISTING: <i>Oct 2021</i>	
Unit No		Building/ Complex Name	<i>Oewekstroom</i>   Which floor		
Street No		Street Name			
Street Type					
Erf	<i>5969</i>	Title Deed	Owner or Bank?		
Portion No		Municipality	Mossel Bay		
Section Number		Section Plan			
Suburb	<i>Hartenbos</i>				
Farm/Holding Name					
Farm Number (if required)					
Map listing	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Show address <input type="checkbox"/> No address				

<b>MANAGE LISTING</b>			
Mandate Type	<input type="checkbox"/> Sole	<input type="checkbox"/> Open	<input type="checkbox"/> Joint
Urgency of Sale	<input type="checkbox"/> High	<input type="checkbox"/> Medium	<input type="checkbox"/> Low

<b>PROPERTY PRICE</b>					
Sale Price (Nett)	R <i>1,995,000</i>	<input type="checkbox"/> POA	Transfer duty <input type="checkbox"/> ??	<input type="checkbox"/> Vat Incl	<input type="checkbox"/> Vat Excl
Commission amount	R <i>125,000</i>	Incl VAT		Excl VAT	
Commission %	<i>1</i> %	Incl VAT		Excl VAT	
Sale Price (Gross)	R <i>2,130,000</i>	Land size	<i>198</i> 'm2	Building size	<i>155</i> 'm2
Offers From	R	Rates	R	Levy	R
Bond Amount		Bond Institution			
Price Includes					
Price Excludes					

<input type="checkbox"/> SELLER	<input type="checkbox"/> TENANT	<b>CONTACT DETAILS</b>			
Search your office leads database for a match before creating a new lead.					
Legal Entity	<input type="checkbox"/> Individual	<input type="checkbox"/> Company	<input type="checkbox"/> Bank Repo	<input type="checkbox"/> CC	<input type="checkbox"/> Trust
Residency	<input type="checkbox"/> SA Citizen	<input type="checkbox"/> Non Resident	<input type="checkbox"/> Married (IN)	<input type="checkbox"/> Married (OUT)	
Seller 1 - Name & Surname & ID	<i>Trio Bauers. Pty Ltd.</i>				
Seller 2 - Name & Surname & ID					
PTY/Trust Name		PTY / Trust reg nr:			
Email	<i>Janie@stbuilders.co.za</i>		<i>stephen@11plaw.co.za</i>		
Transfer Attorney	<i>Steven Le Roux</i>		Contact details	<i>082 456 9714</i>	
Seller Address					
Mobile nr Seller 1	<i>082 922 2536</i>		Tenant Cell 1		
Mobile nr Seller 2			Tenant Cell 2		
Key holder name			Rental expiry date?		
Key holder Cell			Managing Agent?		

**AGENT CHECK LIST**

<input type="checkbox"/> Copy of ID's	<input type="checkbox"/> Proof of residence	<input type="checkbox"/> Levy statement	<input type="checkbox"/> Complex Rules	<input type="checkbox"/> House plans	<input type="checkbox"/> Minutes of AGM
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✓ *1981133*  
Verw: *Elsa Op sisteem*

**From:** Danie Schoeman <danie@stbuilders.co.za>  
**Sent:** Monday, September 13, 2021 4:41 PM  
**To:** elsa@propertymonopoly.co.za  
**Subject:** FW: OEWRSTROOM 6969  
**Attachments:** Plans for HOA approval (6.69 MB)

Hi daar

Info

PRYS ERF	R 450.000
BOUKONTRAK	R 1545.000
TOTAAL	R 1995.000

Agentekomisie moet bykom. Klient betaal net oordrag. Jy weet mos in elk geval hoe di twerk. Ek is besig met renderings 3D

Ons gaan nie dieselfde huise bou as die mense wat daar reeds "gebou" het nie. Ons het die helebinnekante verander met duursame stagger deure orals ens. Garage is langer gemaak, gaste toilet onder die trappe ens ens.

Die een op nommer 11 gaan ons plot en plan doen en do 3 gaan ons bou en verhuur.

Laat maar weet as daar nog enige vrae is.

Groete



## DANIE SCHOEMAN

Home Builder in Mossel Bay



Schoeman Trio Builders - Sable Business Park, Office 1, Die Voor Bay, Mossel Bay, 6506



+27 82 922 2536



[danie@stbuilders.co.za](mailto:danie@stbuilders.co.za)



[stbuilders.co.za](http://stbuilders.co.za)

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*"There is no substitute for excellence"*

*Steven Le Roux  
Lone!*

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**From:** Danie Schoeman  
**Sent:** 13 September 2021 12:45 PM  
**To:** 'elsa@propertymonopoly.co.za' <elsa@propertymonopoly.co.za>  
**Subject:** OEWRSTROOM 6969

Groete



## DANIE SCHOEMAN

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elsa@propertymonopoly.co.za

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**From:** Danie Schoeman <danie@stbuilders.co.za>  
**Sent:** Thursday, October 07, 2021 4:07 PM  
**To:** elsa@propertymonopoly.co.za  
**Subject:** FW: OEWERSTROOM 5969 5797

Elsa

Vind aangeheg

Groete



## DANIE SCHOEMAN

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**From:** gary@axionarch.co.za  
**Sent:** 06 October 2021 09:56 AM  
**To:** danie@stbuilders.co.za  
**Subject:** RE: OEWERSTROOM 5969 5797

Hi Danie

See below the details for Gideon Van Dyk. He is chairman of HOA

## Gideon van Dyk

**PROBOOKS**

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regards



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