

## **AUCTION NOTICE**

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| <b>Auction System Operator</b>                    | <b>REALITAS invest group, s.r.o.</b> , IČ: 26976064<br>Mokropeská 2026, 252 28 Černošice<br>MS v Praze, oddíl C, vložka 179121<br><a href="http://www.webaukci.cz">www.webaukci.cz</a>  |
| <b>Auction Proposer</b>                           | <b>REALITAS golf division, s.r.o.</b> , IČ 27673413<br>Mokropeská 2026, 252 28 Černošice<br>MS v Praze, oddíl C, vložka 179536  |
| <b>Conditions for the auction</b>                 | <ul style="list-style-type: none"><li>- register on the portal<br/><a href="http://www.webaukci.cz">www.webaukci.cz</a></li><li>- register for the auction</li><li>- the composition of the auction's security (bank details listed in the email you receive after registering for the auction)</li></ul>   |
| <b>The Start of the auction (Date &amp; Time)</b> | <b>26.11.2019 at 10:00am.</b>   |
| <b>The End of the auction (Date &amp; Time)</b>   | <b>26.11.2019 at 10:30am.</b><br>(if there is a bid in the last 5 minutes before the auction ends, the time to the end of the auction is automatically extended to 5 minutes from the time of the last bid)   |
| <b>The auction goes on the website :</b>          | <a href="http://www.webaukci.cz">www.webaukci.cz</a>  |
| <b>The object of the auction</b>                  | <b>Sets of property with family sized houses.<br/>Praha 6 - Nebušice:</b> <ul style="list-style-type: none"><li>- property parc.č. 1037/2,</li><li>- property parc.č. 1042/13,</li><li>- property parc.č. 1042/19 (part of property parc. č. 1042/19 is the building of č.p. 133),</li></ul> Everything is written down in the document of ownership č. 1291 for the cadastral area Nebušice, obec Praha, lead by the Cadastral office for the city of Prague, Cadastral workplace Praha (everything else is labeled as „ <b>Property</b> “), including all components and accessories. |
| <b>Verbal description of the object</b>           | A bright, warm, luxurious house in the elite part of Prague - Nebušice, awaits its new owner.<br><br>The house is built in an English style, that offers but is not limited to, a fireplace, terrace, three bedrooms, two luxury bathrooms, four toilets, sauna, relaxing area, fitness, and a personal workplace. The floor and the furniture is made from high quality materials, just like the rich bathrooms with golden taps. The  |

spacious garage offers two parking places as well as space for your bikes and motorcycles. Playing a big role in the elegance of the house, the breathtaking well-handled garden with automatic sprinklers, includes a great variety of growing fruit trees, flowerbeds, and much more. Not so far from the house, a beautiful park, Divoka Šarka, will give you the opportunity to go on long relaxing walks, as well as your bike rides.

Within the house's area you will find civic amenities, the international school of ISP, a Czech public school, an elementary school, public transports, the post office, pharmacy, beauty salons, restaurants, grocery stores and more.

To the city centre it's a 15-minute drive.  
The area of the house is 425 m<sup>2</sup>, while the area of the garden is 1440 m<sup>2</sup>.

For further information contact the email address : [kozumplik@realitas.cz](mailto:kozumplik@realitas.cz)

**Defects of the auction's object**

None.

**Tour Dates**

**12.11.2019 at 11:00am.**

**21.11.2019 at 11:00am.**

at the address of the auction object, always after the prior agreement with the auction organizer at least 3 days in advance.

**The Lowest**

**23.000.000,- Kč**

**Minimum Bid**

**100.000,- Kč**

**Auction Deposit**

**100.000,- Kč**

Auction deposit must be payed to the bank account č. **1416854389/0800**, of the bank České spořitelny, a.s. The period to create an auction deposit is 24 hours before the specific auction. Variable symbol will be sent to the participators of the auction on their email after registering for the auction. The auction deposit is considered paid when it is credited on the account above. The auction participate acknowledges and agrees that in the event of him becoming the winner of the auction, the auction deposit is not a part of the price determined at the auction and that it will be regarded as a remuneration for the auction's organizer. Auction security is forfeited as a contractual penalty in case of a breach of the auction winners obligations, unless the winner of the auction does not close the determined upon deal. The participators of

the acution, which payed the auction deposit, but those who also do not win the auction, will have their deposit returned by a bank transfer back onto their account from which the auction deposit was sent. The order to return the auction deposits will be placed within 48 hours after the end of the auction.

**Option period**

**15 days**, counted after the end of the auction, during which the auction organizer has the right to invite the auction winner to close the deal, and the auction winner is obliged to close the deal with the organizer. After the period expires the auctionwinner is no longer obliged to close the deal. As well as that the auction organizer is not allowed to force the winner to close the deal.

**Deadline for the conclusion of the contract**

**15 days** from the delivery of the contract proposal to the auction winner.

**Deadline for the Auction's price payment**

**60 days** since the conclusion of the contract.

**The auction will be carried out in accordance with the Auction Rules published on the website [www.webaukci.cz](http://www.webaukci.cz).**