



AUCTION INFORMATION PACK

**57 NORTH BANK ROAD
TUGELA MOUTH**

**BIDDING OPENS WEDNESDAY 30 SEPTEMBER 2026 | 12H00
BIDDING CLOSES THURSDAY 1 OCTOBER 2026 | 12H00**

SEA VIEW IN POPULAR TUGELA MOUTH

Two dwellings, pool and elevated coastal views



ONLINE BIDDING

30 SEPTEMBER TO 1 OCTOBER 2026

AUCTION DETAILS

BIDDING OPENS

Wednesday, 30 September 2026 at 12h00

BIDDING CLOSES

Thursday, 1 October 2026 at 12h00

AUCTION FORMAT

Timed online auction

VIEWING

Before the auction by appointment only

CONTACT

Paul Holdt | 082 220 1312

HIGHLIGHTS

- Elevated coastal position with sea and Tugela River estuary views
- Two separate residential dwellings
- Five bedrooms and three bathrooms in total
- Large verandah and swimming pool
- Domestic quarters with bedroom and toilet
- Substantial 3,216 m² residential erf

HOW TO REGISTER

Register through the OnlineAuctions.africa auction page. FICA documents and the refundable registration deposit must be supplied before bidding access can be approved.

[CLICK HERE TO REGISTER AND BID ONLINE](#)

REFUNDABLE REGISTRATION DEPOSIT

R25 000

Payable by EFT. Winning bidder: 10% deposit. Subject to the Conditions of Sale.

PROPERTY INFORMATION

Registered particulars and accommodation

SUBJECT PROPERTY

Erf 57, Tugela Mouth, also known as 57 North Bank Road, Tugela Mouth, KwaZulu-Natal.

EXTENT

3,216 m²

PROPERTY TYPE

Freehold residential property

TITLE DEED

T10706/2015

REGISTERED OWNER

Fine Asset Investments 475 CC

REGISTRATION NUMBER

2007/212239/23

ZONING

Residential

MAIN DWELLING

- 3 bedrooms
- 2 bathrooms
- Lounge
- Dining room
- Kitchen
- Large verandah

SECOND DWELLING

- 2 bedrooms
- Bathroom
- Kitchen
- Open-plan lounge

ADDITIONAL IMPROVEMENTS

- Swimming pool
- Domestic quarters with bedroom and toilet
- Plastered brick construction



Main dwelling and paved forecourt



Second dwelling

LOCATION AND SETTING

Tugela Mouth coastal settlement



ELEVATED SEA AND ESTUARY OUTLOOK

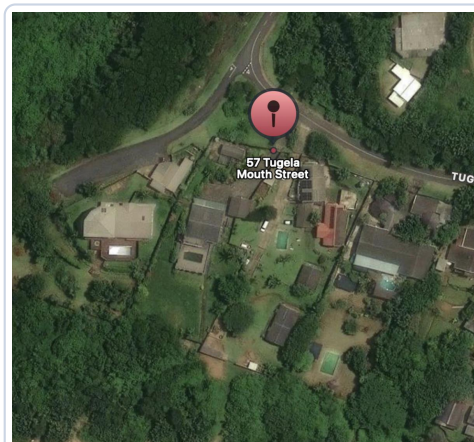
Close to the beach and the Tugela River estuary

COASTAL LOCATION

The property lies in the established coastal settlement of Tugela Mouth, an area comprising permanent residences and holiday accommodation. Its elevated position provides attractive sea and estuary views and supports the property's residential and holiday-home appeal.

LOCATION COORDINATES

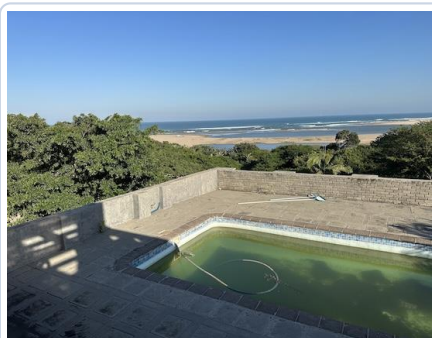
-29.221788, 31.500690



Approximate property location



Estuary view



Pool and coastline



Street frontage and entrance

IMAGE GALLERY EXTERIOR AND VIEWS

Selected photographs supplied for the auction pack



Main dwelling



Second dwelling



Covered verandah



Verandah with sea view



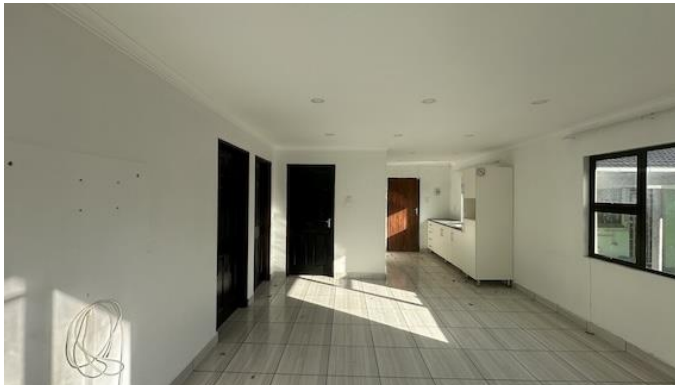
Pool terrace



Dwelling and pool area

IMAGE GALLERY INTERIORS

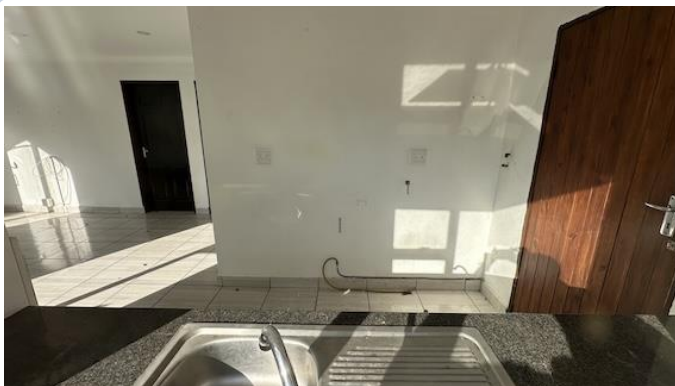
Selected photographs supplied for the auction pack



Living area



Living area



Kitchen



Second dwelling interior



Second dwelling interior



Kitchen area

CONDITION AND INSPECTION

Prospective purchasers should inspect before bidding

CURRENT CONDITION

The property was assessed as being in fair overall condition. Portions of the improvements appear to have been renovated, while the older main dwelling and certain external areas show deferred maintenance, weathering and localised damp penetration.

At the time of inspection, the swimming pool was not maintained, although no visible cracking was reported and it appeared to retain water. The gardens were substantially overgrown. Remedial work and ongoing maintenance should be allowed for.

IMPORTANT

The property is sold in its present condition, subject to the signed Conditions of Sale.



Swimming pool at inspection



External weathering



Localised damp

BIDDER DUE DILIGENCE

- Attend a viewing and assess the buildings, pool, services and grounds.
- Review the title information and the signed Conditions of Sale.
- Confirm finance, transfer requirements and all purchaser costs before bidding.
- Obtain independent professional advice where required.

AUCTION TERMS AND BIDDER GUIDE

Summary for convenient reference

TIMED ONLINE AUCTION

OPENS WEDNESDAY 30 SEPTEMBER 2026 AT 12H00

CLOSES THURSDAY 1 OCTOBER 2026 AT 12H00

The auction will be held online. Viewing is by appointment only.

BEFORE BIDDING

- Register through the OnlineAuctions.africa auction page.
- Submit the required FICA documents.
- Pay the R25,000 refundable registration deposit by EFT.
- Read and accept the complete Rules of Auction and Conditions of Sale.
- Arrange a property viewing with the auctioneer.

SALE SUMMARY

- Sale is subject to confirmation by the seller within 45 days.
- The winning bidder must pay a 10% deposit in accordance with the Conditions of Sale.
- The balance is payable against transfer.
- Purchaser commission, guarantees, occupation, risk and transfer terms are governed by the signed Conditions of Sale.
- The seller is not obliged to accept the highest or any bid.

AUCTION CONTACT

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KZN0276

Full auction terms take precedence over this summary.

REGISTER AND BID ONLINE



VIEWING BY APPOINTMENT

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