

INVITATION TO BID  
REAL ESTATE PROPERTIES

TCT under SBA’s name; with possession (7)

	Property Type	Location	Landmarks	Lot Area	Total Floor Area	Suggested Price	Pictures
BULACAN							
1	Residential Lot with 2-storey Improvement	No. 468 St. Paul Subdivision Canalate Malolos Bulacan	Near Malolos City Hall and Immaculate Concepcion College	200sqm	291.15 sqm	PhP 4,000,000	
VALENZUELA							
2	Residential Lot with 2-storey Improvement	No. 167 Hernandez Street, Brgy. Coloong II, Valenzuela City	Near commercial areas within McArthur Highway and Pasolo Road	231sqm	83sqm	PhP 1,550,000	
QUEZON CITY							
3	Vacant Residential Lot	No. 47 Lumot Ave., Tatalon, Sta. Mesa Heights, Quezon City	Near Barangay Tatalon Hall and La Funeraria Paz	563.52 sqm	-	PhP 7,600,000	
CAINTA							
4	3-storey residential house and lot	L28-B B3 Ph3 Buenmar Ave., Greenland Executive Village, Cainta Rizal	Near Rublou Market Place, Cainta Municipal Hall and Cainta Elementary School	182sqm	500sqm	PhP 5,000,000	

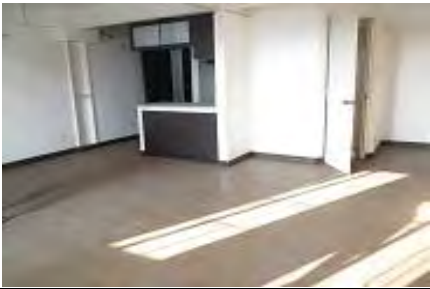
CAVITE							
5	Residential Lot w/ 2-storey Improvement	Blk 1 Lot 46 & 47 Lauan Street, Don Gregorio Heights Subd. Brgy. Bucal, Dasmariñas Cavite	Near Robinsons & SM Dasmariñas, Cavite. Beside Metrogate Subdivision	488sqm	294sqm	Php 6,700,000	
6	Residential Lot with 2-storey Improvement	Lot 2 Summerwind Village, Salbury St. cor. Stockholm St. Brgy. Burol-main, Dasmariñas Cavite	Near De La Salle Dasmariñas, and De La Salle Health Science Institute	75sqm	150sqm	PhP 1,800,000	
7	3 (Three) contiguous parcel of lots with bungalow-type residential house	032 (3345) Kanlaon St. Greenville Heights Tabon 2 Kawit Cavite	Near Savemore Kawit, Cavite, Cherry's Resort Pavillon, Iglesia Ni Cristo Church and Rural Bank of Kawit	280sqm	188sqm	PhP 3,000,000	

# One Sapphire Condominium

858 Dr. Jose Fabella Road, Brgy. Plainview, Mandaluyong City

#	Unit Number	Total Floor Area	Suggested Price	Pictures
	Ground Floor			
1	Unit A - W/ Renovation	82.47 sqm.	3,472,920	
2	Unit C	82.47 sqm.	3,092,070	
3	Unit D	82.47 sqm.	3,092,070	
	2 <sup>nd</sup> Floor			
4	Unit 201	72.32 sqm.	3,310,140	
	3 <sup>rd</sup> Floor			
5	Unit 301	72.32 sqm.	3,310,140	

	4 <sup>th</sup> Floor			
6	Unit 401	72.32 sqm.	3,310,140	
	5 <sup>th</sup> Floor			
7	Unit 502	72.32 sqm.	3,310,140	
	6 <sup>th</sup> Floor			
8	Penthouse 1	75.87 sqm.	3,472,630	
9	Penthouse 3	75.87 sqm.	3,472,630	
10	Penthouse 5	76.53 sqm.	3,504,210	
11	Penthouse 11	75.87 sqm.	3,472,630	

12	Penthouse 12 W/ Renovation	75.87 sqm.	3,512,950	
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INVITATION’S RULES AND GUIDELINES:

- This invitation is open to the public.**
- THE INDICATED PRICES ARE ONLY VALID UNTIL February 9, 2017.**
- The assets are offered on an “as is, where is” basis, thus, prospective buyers are advised to personally visit, inspect and verify them and their pertaining document/s of ownership to ascertain their actual condition and status.
- Visits to the property, photocopies of the ownership documents, pictures and vicinity maps can be coordinated with the personnel of Acquired Assets Management Department, specifically **Adrian (361-7771 or 0917-8786540) and Joey (361-7766 or 0917- 3058373)** They may also be reached through **acquired.assets@sterlingbankasia.com**.
- The indicated floor prices are the minimum bid prices, thus, any bid below the floor price would automatically be disqualified.**
- All interested parties may submit their bids in **sealed envelopes** to the **Office of the Audit Group Head, 2<sup>nd</sup> Flr. Sterling Bank of Asia Corporate Center, Ortigas Ave., Greenhills, San Juan.**
- All bids must be submitted in the prescribed **bid form** and must be accompanied by a **deposit in the form of a check payable to Sterling Bank of Asia amounting to Php 50,000 or 10% of the bid price, whichever is lower**. It would form part of the purchase price in case the bidder wins. In the case of a losing bid, it would be returned to the bidder.
- The last day of submission of bids shall be on **Thursday, February 9, 2017, 3:00 p.m.** The prices quoted above shall be valid only up to the last day of submission.
- The bids would be opened and evaluated by the Office of the Internal Audit Head together with a representative from acquired assets mgt. dept. on the next banking day following the last day of submission. The properties shall be awarded to the **highest bidder**. **In the event of a tie, the same shall be settled by the drawing of lots.**
- Sterling Bank reserves the right to reject any or all bids, to waive any formality therein and to accept the bid most advantageous to the Bank. The decision of Sterling Bank would also be final and binding.**
- Winning bidders would be notified by Acquired Assets Mgt. Dept. after the results of the bidding are approved by the Bank’s management. Notified winners would have **ten (10) working days** from receipt of notice to complete the purchase price either in cash or through an approval for a real estate loan facility from Sterling Bank. Failure to fully settle the bid price within the prescribed 10 working day period shall revoke the winning bidder’s right to purchase the subject property and forfeit his/her bid deposit in favor of the Bank.
- Losing bidding participants would also be notified of the results the following day after the Bank’s approval of the bidding results. Bid deposit checks of the losing bidders can be claimed upon receipt of notice at Acquired Assets Management Department, Between 7<sup>th</sup> and 8<sup>th</sup> Ave. Rizal Ave. Gracepark Caloocan.
- Upon full settlement of the winning bid price or purchase price, the Bank would execute a Deed of Sale in favor of the winning bidder and release all pertinent documents of the property within **five (5) working days** subject to the documentary requirements of the Bank. The creditable withholding tax on the sale shall be shouldered by the Bank while the other taxes, fees and expenses necessary for the transfer of ownership to the winning bidder or buyer shall be for the account of the buyer.
- The subject property would be turned over to the winning bidder or buyer upon full payment of the winning bid and completion of the Bank’s documentary requirements on the sale.
- For further inquiries, you may call **Adrian (361-7771 or 0917-8786540) and Joey (361-7766 or 0917-3058373)**. They may also be reached through **acquired.assets@sterlingbankasia.com**.