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Notice of an auction for an immovable in enforcement proceedings

Public from: 09.04.2025

Public until: until the end of the enforcement procedure or the end of the validity of the sales advertisement, but no longer than 1 year

Kohtutäitur Marek Laanemets publishes this announcement under [Subsection 2 of § 153 of the Code of Enforcement Procedure \(TMS\)](#).

The bailiff sell the following assets in a <https://www.oksjonikeskus.ee> in the auction environment of the Chamber of bailiffs and bankruptcy administrators electronic auction:

Aleksei Süvaorg 2-room apartment located in Tisleri 6-2, Kehra

The apartment is entered in the register part of the land registry department of Tartu County Court No 9086502 (cadastral code 29001:001:0230) 100% residential land, Harju County, Anija Rural Municipality, Kehra City, Tisleri tn 6. 428/3678 a meaningful part of the immovable and dwelling No 2 of the object of special ownership, the total area of which is 42,80 m² and the designation of which in the plan is 2. Other apartment ownerships of the same immovable property No 9086402, 9086602, 9086702, 9086802, 9086902, 9087002, 9087102. The object and content of the special ownership pursuant to the special ownership agreement of 16.04.2004 and the building distribution plan which forms part thereof. Area of immovable 3505.0 m².

The assets belonging to the debtor are encumbered by the rights identified by third parties together with their rankings and other restrictions on immovable property ownership:

In Section III, entry No 1 - prohibition notation prohibiting disposal in favour of Bondora AS, bailiff Marek Laanemets.

In Section III, entry 2 - prohibition notation prohibiting the disposal of immovable property in favour of Anija Municipality, Kehra City, Tisleri tn 6 apartment association (registry code 80530077).

Section IV - mortgage in the amount of 390 000.00 kroons in favour of AS SEB Pank. Every owner of a registered immovable is required to submit to immediate compulsory enforcement in order to satisfy a claim secured by a mortgage. Congested property: 5427502.

An auction shall be conducted for satisfaction of claims secured by mortgages and prohibitions. A mortgage encumbering an immovable and notices of prohibition shall be deleted after a successful auction.

the auction on 02.04.2025 failed because no bid was made for at least the starting price.

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Opening price: 21 600 EUR(s). .

Proprietor: ALEKSEI SÜVAORG (national identification 37211280241) .

To participate in an auction, you must register in the auction environment on the asset page specified in this notice with a permanent link to: <https://www.oksjonikeskus.ee/oksjon/view/?okid=89097> and to pay the deposit of EUR 2 160 to Marek Laanemets current account No. EE511010011762196228 (SEB Pank AS). Payment statement: "Guarantee money 29.04.2025 23:59 for participating in auction ID89097. Real estate: Tisleri tn 6, Anija Municipality, Harju County. 'A deposit shall be deemed to have been paid as of the moment of receipt thereof. The deposit must have been received no later than 29.04.2025 at 23:59. Subsequent receipts will not be counted. The deposit paid by the buyer shall be included in the purchase price and returned to the other participants in the auction on the working day following the day of the

auction.

Registration in the auction begin on 09.04.2025 at 16:00 and ends on 29.04.2025 at 23:59.

A person be registered as an auction participant if the application for registration and the necessary annexes to the application meet the conditions for the auction , deposit paid and the person may participate in the auction as a bidder.

The auction starts on 30.04.2025 at 11:00 and ends on 09.05.2025 at 11:00. The interval for the prolonged end is 5 minute(s).

The bid step for auctions be 500 EUR(s).

Bids can only be made in the auction environment according to the conditions indicated in the auction environment.

The winner of an electronic auction pay the purchase price on the working day following the day on which the auction ends, as pursuant to [§93\(3\) of TMS](#). If the purchase price exceeds EUR 12 700, the auction winner must pay one tenth of the purchase price immediately after the end of the auction, the remaining price having to be paid within 15 days.

THE RIGHTS OF THIRD PARTIES

Before the start of the auction, the person must inform the bailiff of his or her rights to the thing to be sold if it have not yet been notified to the bailiff, and the reasons for those rights should be given at the request of the bailiff. Persons holding rights which impede the auctioning shall, in agreement with the claimant or on the basis of a court decision, obtain the termination or suspension of the auctions before the day on which the result is distributed.

EXAMINATION OF THE ASSETS. ADDITIONAL INFO

Examination of property by agreement with bailiff. Info tel: 58 973 184 (Mon-N 10:00-16:00 and Fri 10:00-14:00) or e-mail: marek.laanemets@kohtutaitur.eu

Proceeding no: 014/2023/2429

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Announcement number 2441226