

ASSETHUB TENDER SALE

Under The Instruction of The Liquidator of
Koshidaka Singapore (In Liquidation)

**Karaoke, F&B And Office Equipment & Furniture, &
Large stocks of Liquor**

Tender Sale Offer Form

SUBMITTING IRREVOCABLE OFFERS:

1. OFFERS ARE SUBJECT TO APPROVAL BY THE SELLER. ASSETHUB PTE LTD IS ACTING AS AGENT FOR THE SELLER
2. Please submit your irrevocable offer to AssetHub Pte Ltd, the Auctioneer by **4pm on 8 June 2021 ("Tender Closing Date). (Except for Lot 7 -by 7 June 2021, 4pm - please see note below)**
3. Your offer price shall hereinafter be referred to as the "**Tender Price**". A further **18% Buyer's Premium ("BP")** and **7% GST** will be chargeable on the Tender Price.
4. The tender must be accompanied by a cashier's order or a crossed cheque issued in favour of "AssetHub Pte Ltd" for a sum equivalent to 10% of the total Tender Price ("the **Deposit**").
5. AssetHub will convey your offer to the Seller for approval. The Seller is not bound to accept the highest offer or any offer received
6. All Lots are sold on an "**AS IS WHERE IS**" basis with all faults and errors of description. The successful tenderers are deemed to have inspected the Lot/s, be satisfied with same and purchase them at their own risks. The agent or the vendor shall not be responsible for any deficiency or discrepancy in quality, quantity, weight and mis-description or merchantability of the Lot/s sold to the successful tenderers.
7. All items must be removed at buyer's expenses and risk **immediately** upon acceptance subject to full payment. All items not removed by the date/time as instructed will be deem abandoned.

* **NOTE:** Offer for **Lot 7 only**– All assets at the **Tampines outlet (at Tampines 1)** – must be submitted by **7 June 2021, 4pm. The successful buyer must remove all the items between 10pm on 8 June and 10am on 9th June 2021.**

Particulars of Tenderer

Name:	
Company Name:	
Address:	
Tel:	
Email:	

I hereby instruct AssetHub Pte Ltd to enter the following irrevocable offers on my behalf:

Lot No	Qty	Description	Offer Price S\$
1	Lot	All Stainless Steel KITCHEN EQUIPMENT located at 4 outlets (Safra Jurong, Punggol, Bugis & Lucky Chinatown) All lots sold As Is Where Is. Listing provided for reference only	
2	Lot	All Operating & Karaoke Equipment / movable assets located at 4 outlets (Safra Jurong, Punggol, Bugis & Lucky Chinatown) - Including furniture, TVs, Speakers. (EXCLUDE kitchen equipment and Liquors sold in other lots) All lots sold As Is Where Is. Listing provided for reference only	
3	Lot	All office furniture and Equipment, stationery, appliances/ movable assets (EXCEPT LIQUORS) located at the UBI HQ office . All lots sold As Is Where Is. Listing provided for reference only	
4	Lot	All liquors located UBI HQ Office All lots sold As Is Where Is. Listing provided for reference only	
5	Lot	All liquors located at Lucky Chinatown Outlet All lots sold As Is Where Is. Listing provided for reference only	
6	Lot	All liquors located in Outlets at Jurong Safra, Punggol Safra, and Bugis . All lots sold As Is Where Is. Listing provided for reference only	
7*	Lot	All assets located at Tampines outlet incl. all kitchen equipment, liquor and operating equipment. All lots sold As Is Where Is. Listing provided for reference only. * (SEE NOTE ON FRONT PAGE)	
8	Lot	Karaoke furniture, speakers, air coolers etc. in Tuas warehouse sold as is	
9	1	Nissan Urvan, GX6322Y, YOM: 2004	
		TOTAL :S\$	
		Add 7% GST on offered price :S\$	
		Buyer's Premium @ 18% on offered price: S\$	
		GRAND TOTAL	

By submitting this offer, I agree to and acknowledge all terms and conditions set forth above and on the following pages as well as any other terms and conditions applicable to this tender sale.

Bidder Signature & Company Stamp

Date

TERMS & CONDITIONS OF SALE

- 1 All Lots are sold on an “**AS IS WHERE IS**” basis with all faults and errors of description. The successful tenderers are deemed to have inspected the Lot/s, be satisfied with same and purchase them at their own risks. The agent or the vendor shall not be responsible for any deficiency or discrepancy in quality, quantity, weight and mis-description or merchantability of the Lot/s sold to the successful tenderers.
- 2 All tenderers are to submit their offer using the prescribed **Tender Sale Offer Form**.
- 3 The Tender Sale Offer Form must be completed correctly and returned to the Auctioneer, in a sealed envelope on or before **8 June 2021, 4:00pm**, to 80 Changi Road #02-58, Centropod @ Changi, Singapore 419715
- 4 The Tender must be accompanied by a cashier’s order or crossed cheque issued in favour of “AssetHub Pte Ltd” for a sum equivalent to **10% of the Total Tender Price (the “Deposit”)**.
- 5 The Deposit shall be forfeited if the tenderer withdraws his tender for any reason whatsoever arising any time after the submission of the Tender Sale Offer Form. However, if the Tenderer is unsuccessful, the Deposit shall be refunded without interest or compensation, and the unsuccessful tenderer shall have no claim whatsoever against the agent and/or the seller.
- 6 Successful tenderers must complete the sale by making payment of the outstanding balance of the Tender Price together with 18% Buyer’s Premium and 7% GST payable on the Tender Price as specified in the Notification of Acceptance immediately upon receiving the Notification of Acceptance.
- 7 The agent and/or the vendor shall not be liable for any expenses incurred by the tenderer in the preparation of the Tender.
- 8 The agent and/or the vendor may refuse any Tender and shall not be obliged to accept the highest offer received. The agent and/or the vendor will not enter into any correspondence with any tenderer regarding the reasons for the non acceptance of a tender.
- 9 The agent and/or the vendor reserve the right, unless the tenderer expressly stipulates to the contrary in writing on his tender form, of accepting the whole or any part of the Tender.

- 10 The agent and/or the vendor reserve the right to change the composition of, alter or withdraw any lot from the sale.
- 11 The tender offer received by the agent shall remain valid for a period of 21 calendar days or such longer period as may be mutually agreed in writing by the Tenderer and the Seller (the “Validity Period”).
- 12 A **Letter of Acceptance** shall be handed over or emailed, or posted to the successful tenderers at the address as provided in the Tender Sale Offer Form and such handing, emailing and posting shall be deemed good service of such notice.
- 13 The agent or the vendor reserves the right not to inform the unsuccessful tenders on the outcome of the tender offer.
- 14 Successful tenderers must complete the sale by making full payment of the total Tender Price including all buyer’s premium and GST as specified in the Letter of Acceptance immediately upon receiving the Letter of Acceptance. Full payment must be made directly to the auctioneer, AssetHub Pte Ltd, either by in **cash, cashier’s order or crossed cheque, or internet bank transfer**. For those payments by cheque, please be advised that the Lots can only be collected upon clearance of the cheque.
- 15 Should the successful tenderer fail to complete the sale immediately upon receiving the Letter of Acceptance, the vendor shall be at liberty (without prejudice to any other remedies) to resell the Lot(s) or any part thereof remaining un-removed and unpaid for by the buyer by private sale, without giving any notice to the buyer.
- 16 Neither the Seller nor AssetHub will be responsible for any loss or damage to the Items after the Notification of Acceptance is delivered to the successful Tenderer. The successful Tenderer shall assume the risk of damage or loss to Items after the Notification of Acceptance is delivered to him
- 17 Subject to full payment, buyers must collect and remove the entire lot immediately upon acceptance. Any items not removed by the instructed date and time will be deemed abandoned. There shall be no further claims whatsoever from the buyer/s thereafter.
- 18 Neither the agent nor the vendor will be responsible for any accident or damage to life or limb, which may occur prior to, or during the progress of the sale, or any time during the removal of the Lot(s) or part thereof.
- 19 **The purchaser shall take steps to ensure that no damage is caused to the floors, wall, ceiling, entrance, doors, stairs or any part of the premises during removal of the goods. The purchaser shall be responsible for any loss or damage caused to**

the premises during or because of the removal of the goods or should there be any claims from the landlord/s of any damages due to such removal.

- 20 The agent and the vendor do not make nor give nor have any person in the employment of the agent or under any authority to make or give any representation of warranty.
- 21 In any event neither the agent nor the vendor shall be responsible for any misrepresentation or warranty or any statement in the catalogues, advertisement or brochures of the sale.
- 22 The Seller and the AssetHub Pte Ltd reserve the right to rescind any sale for any reason in which case the buyer's sole remedy shall be the refund of the amount of the purchase price and any Buyer's Premium actually paid. Neither the AssetHub Pte Ltd nor Seller shall be liable for any damages of any type or nature (whether in contract, tort or otherwise) sustained or claimed by any bidder or any other person or entity in connection with the auction. Without limiting the foregoing, in no event shall AssetHub Pte Ltd's liability to any bidder for any act or omission occurring in connection with the auction exceed the amount that such bidder has actually paid to AssetHub Pte Ltd as a deposit or as payment for a purchased item.

Bidder Signature & Company Stamp

Date