

BARNETT ROSS ONLINE AUCTION – THURSDAY 28TH OCTOBER 2021
ADDENDUM

The following Lot has been sold prior:

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LOT 2 – 33 SOUTHGATE STREET, BATH, SOMERSET

Please refer to the 'Addendum to the Special Conditions' in the legal pack.

LOT 3 – 12-13 DUDLEY STREET, WOLVERHAMPTON, WEST MIDLANDS

The Special Conditions of Sale provide that the Purchaser is to pay an additional sum of £1,000 + VAT towards the Vendor's costs.

LOT 6 – 262-264A HIGH STREET, BANGOR, GWYNEDD

The Special Conditions of Sale provide that the Purchaser is to pay an additional sum of £1,000 + VAT towards the Vendor's costs.

LOT 8 – 52 HIGH STREET, HAMPTON HILL, MIDDLESEX

Contrary to the Special Conditions of Sale, the deposit will be held by the Auctioneers as agent for the Vendor.

It has come to the Seller's attention that the site location plan showing the extent of the freehold property enclosed in the leases for shop unit 1 and shop unit 2 dated 20th November 2020 ("The Leases") (such Leases registered at HM Land Registry under title numbers TGL555617 and TGL554992 respectively) and the delineation of the parking spaces in the Leases as shown on the lease plans are both incorrect. The buyer is asked to note that parking spaces are situated on land outside of the freehold title for the Property and that the extent of the freehold property is as per the title plan registered at the HM Land Registry under title number SGL23298. The Buyer shall not be entitled to raise any objections or requisitions or refuse to complete the purchase of the Property as a result of any of the items disclosed in this addendum.

LOT 10 – 158/160 & 210/212 WALTON ROAD, EAST MOLESEY, SURREY

The Special Conditions of Sale provide that the Purchaser is to pay an additional sum of £1,500 + VAT towards the Vendor's costs.

LOT 13 – NU-WORLD, PEACOCK COURT, RINGLET ROAD, HEMEL HEMPSTEAD, HERTFORDSHIRE

The Special Conditions of Sale provide that the Purchaser is to pay an additional sum of £2,500 + VAT towards the Vendor's legal costs.

LOT 14 – 108 HIGH STREET, STEVENAGE, HERTFORDSHIRE

The Special Conditions of Sale provide that the Purchaser is to pay an additional sum of £1,250 + VAT towards the Vendor's legal costs.