

CHANGES AND ADDITIONAL INFORMATION 13.03.12 Issue 14

Auction Tuesday 13th March 2012 Sale starts at 2.00 pm

SOLD PRIOR: 12, 23, 24, 28, 37, 54, 67 WITHDRAWN: 19, 59, 68, 69, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80

Personal cheques will only be accepted with additional identification showing your name & address, eg: a driving licence, passport or utility bill.

A payment may be due from the buyer on completion on certain lots, as a contribution towards fees incurred by the vendor. Please consult the Special Conditions in each case.

Lot 1 – There is NO gas central heating at the property.

Lot 15 - 254a Stockport Road, rent on flat is £425 pcm NOT £400

Lot 19 – The purchase price on this lot will be subject to VAT

Lot 23 – The guide price has been reduced by £5000 to £50,000. Completion will be 10 working days from exchange of contracts.

Lot 27 – Completion will be six weeks from exchange of contracts.

Lot 30 – Completion will be six weeks from exchange of contracts.

Lot 32 - Please refer to legal pack for correspondence with planning department regarding proposed redevelopment of site

Lot 33 – The completion date will be the 4th April 2012.

Lot 34 - The property does not have central heating or a rear yard, architects plans for potential conversion are detailed in the legal pack

Lot 39 – The guide price has increased to £60,000.

Lot 42 - We understand that the garage is included in the sale, however, the land it stands on is rented from New Charter at £100 plus vat per annum.

Lot 46 - Both flats are tenanted, Flat 47a 6 Month AST from 21 November 2011 at £325 PCM

Flat 47b 6 Month AST from 20 February 2012 at £325 PCM

Lot 47 – Eight of the garages currently producing £2703.36 per annum.

Lot 50 - The guide price has been reduced by £10,000 to £60,000+

Lot 56 – The property is now being sold with vacant possession.

Lot 60 - The property has three bedrooms and NO loft room.

Lot 61 – The property is now being sold with vacant possession.

Lot 84 – The guide price has increased to £200,000+

I have read and acknowledge these amendments along with the legal pack for the property I am purchasing.

Signed

Date