

# Auction Addendum

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The Hilton Brighton Metropole, Brighton, East Sussex

LAND AND PROPERTY AUCTIONEERS

Tuesday 7 February 2017

## ADDITIONS, AMENDMENTS AND ANNOUNCEMENTS TO BE READ IN CONJUNCTION WITH THE CATALOGUE, COMMON AUCTION CONDITIONS, SPECIAL CONDITIONS OF SALE AND ALL LEGAL DOCUMENTATION

All Lots are offered subject to their Special Conditions of Sale, or Revised Special Conditions of Sale (as applicable), which will be attached to the Memorandum of Sale and will form part of the Contract. Bidders will be deemed to have read, understood and taken independent advice on the Legal Documentation which may contain clauses relating to extra fees and costs payable by the buyer in addition to the bid price. Bidders will be deemed to have satisfied themselves as to the areas quoted and the boundaries as these may vary from the plans produced in the catalogue, which are solely for location purposes and are specifically excluded from the Contract. All sizes and measurements provided are approximate and may have been scaled from Ordnance Survey or other plans.

The deposit required is 10% of the purchase price (or £3,000 whichever is the greater).

An administration fee is payable at the same time as the deposit for each Lot purchased and is on the following scale:

Up to £20,000 = £400    £20,001 to £50,000 = £600    £50,001 - £100,000 = £800    £100,001 and above = £1,000

### **LOT 00 - ADDITIONAL LOT - 203 GUILDBOURNE COURT, GUILDBOURNE CENTRE, WORTHING, WEST SUSSEX**

The property is let at £600 per calendar month and not as stated.

### **LOT 58 - LAND COOLAKILTY PADDOCK, LEWES ROAD, EAST GRINSTEAD, WEST SUSSEX**

Sold prior to auction.

### **LOT 59 - FLAT 1, 10 MOAT CROFT ROAD, EASTBOURNE, EAST SUSSEX**

Revised Special Conditions of Sale, dated 6th February 2017, are available for inspection at the Clerks' Desk.

### **LOT 60 - WHITEWOOD, HIGH STREET, NUTLEY, UCKFIELD, EAST SUSSEX**

Withdrawn prior to auction.

### **LOT 62 - 18 THE NOOKERY, EAST PRESTON, LITTLEHAMPTON, WEST SUSSEX**

The guide price has been amended to £475,000 Plus.

### **LOT 63 - LAND ON THE SOUTH SIDE OF ISLAND FARM ROAD, WEST MOLESEY, SURREY**

To be sold in accordance with the Office Copy Entries Filed Plan which is available for inspection at the Clerks Desk.

### **LOT 64 - 1 FURNACE COTTAGE, BRIGHTLING ROAD, ROBERTSBRIDGE, EAST SUSSEX**

The correct address for the property is Furnace Cottage, Brightling Road, Robertsbridge, and not as stated. The property is offered along with the Land Lying to the North of Brightling Road and further information is available for inspection at the Clerks' Desk.

### **LOT 70 - PLOT 3, SOUTH HILL FARM, LONDON ROAD, PYECOMBE, BRIGHTON**

To be sold in accordance with the Transfer Plan attached to the Special Conditions of Sale, which are available for inspection at the Clerks' Desk.

### **LOT 73 - LAND NORTHLANDS FARM, RYE ROAD, NORTHIAM, RYE, EAST SUSSEX**

Sold prior to auction.

### **LOT 74 - 23 THE PROMENADE, 17-18 EVERSFIELD PLACE, ST. LEONARDS-ON-SEA, EAST SUSSEX**

Withdrawn prior to auction.

### **LOT 75 - 74 HAROLD ROAD, HASTINGS, EAST SUSSEX**

Revised Special Conditions of Sale, dated 26th January 2017, are available for inspection at the Clerks' Desk.

*Thank you for attending today's auction*

*If you intend to bid on any of the Lots to be offered at our Hampshire, West Country & Essex sales the Addendums will be available on-line the day before each auction and also available in the auction room on the day.*