

Auction Addendum

Venue: The St Mellion International Resort, Saltash

Date: Thursday, 2nd May 2019 - 11am

LAND AND PROPERTY AUCTIONEERS

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 the Common Auction Conditions and any individual 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 99 - 44 FORE STREET, CALLINGTON, CORNWALL

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

LOT 103 - 94 EAST HILL, ST AUSTELL, CORNWALL

Sold prior.

LOT 109 - 51 PARKFIELD ROAD, TORQUAY, DEVON

The property is offered with vacant possession and not as stated.

LOT 110 - 49 PARKFIELD ROAD, TORQUAY, DEVON

Sold prior.

LOT 112 - 8 TRELOWARREN STREET, CAMBORNE, CORNWALL

Contrary to the Filed Plan there is an element of Flying Freehold over part of the first floor of the property.

Our Next Five Day Auction

June 2019

Day 1	Monday, 10th June	Essex and North & East London
Day 2	Tuesday, 11th June	Sussex & Surrey
Day 3	Wednesday, 12th June	Kent & South East London
Day 4	Thursday, 13th June	West Country
Day 5	Friday, 14th June	Hampshire & Isle of Wight

Auction entries are now invited

Closing date Monday, 13th May