



ADDENDUM

SHEFFIELD AUCTION

*Doubletree by Hilton Hotel Sheffield Park
Chesterfield Road South, Sheffield S8 8BW*

1st November 2018 - Commencing at 1 p.m.

GENERAL COMMENTS

The following Lots have been sold prior to auction: 4, 6, 7

The following Lots have been postponed prior to auction: 5, 12, 19

The following Lots have been withdrawn prior to auction:

Administration Charge

In addition to the deposit payable on exchange of contracts, buyers will be required to pay an administration charge. The charge is £1140 (inclusive of VAT) and may be paid by cheque or bankers draft. A full VAT receipt will be issued on the day of the auction.

If you are intending to purchase at one of our auctions, please ensure that you have the means to pay both the deposit and the administration charge.

Note

IMPORTANT: Prospective purchasers are reminded that they should, prior to the auction, read the Legal Pack for each property they intend bidding on. They should seek professional advice if necessary regarding the contents of the Legal Pack and the legal obligations which they will be subject to if they are the successful bidder for a property. The documents in the Legal Pack set out the terms and conditions which will apply to any sale and purchase and the successful bidder will be bound by them. Please note that the Special Conditions may require the purchaser to pay or reimburse costs incurred by the seller including but not limited to the seller's agent's fees, the seller's legal costs, the seller's costs of obtaining a Home Information Pack, search fees, transfer fees and the costs of providing documents.

Any measurements of accommodation/plot sizes etc in the auction sales particulars are provided for guidance purposes only. Purchasers should rely entirely on their own measurements. Any plans shown in the auction catalogue are purely for identification purposes only. Purchasers should satisfy themselves as to the extent/boundaries of the properties shown.

The following notes are important and relate to the properties concerned, as they are part of the catalogue or the General or Special Conditions.

ADDITIONAL INFORMATION

Lot 1 – 18 Spencer Street, Mexborough, South Yorkshire S64 9RD

A 14 day completion applies to this lot.

New guide price £25,500+

Lot 8 – 69 Thirlwell Road, Sheffield, South Yorkshire S8 9TF

New guide price £145,000+

Lot 9 – 1 Cromer Street, York YO30 6DQ

EPC Rating D

Lot 10 – 64 Beatty Avenue, Newcastle upon Tyne, Tyne and Wear NE2 3QN

New guide price £260,000+

Lot 13 – 16 Fielder Mews, Sheffield, South Yorkshire S5 6GY

A 14 day completion applies to this lot.

New guide price £45,000+

Lot 14 – 387 Greystones Road, Greystones, Sheffield S11 7BY

New guide price £200,000+

Lot 16 – 63 Lloyd Street, Firth Park, Sheffield S4 8JA

New guide price £35,000-£45,00

Lot 17 – 68 Hunter House Road, Hunters Bar, Sheffield S11 8TW

EPC Rating E

Lot 20 – Haile Sand Fort, Humberston Fitties, Humberston, Grimsby DN36 4HE

This property is Grade II listed building.

New guide price £90,000+

Lot 21 – 46 Redhill Park, Hull HU6 8QH

This is an additional lot which is supplementary to the catalogue.

Completion date is 29th November 2018

We are now listing for our 12th December 2018 auction. If you have any properties you wish to enter, please speak to a member of the team today.

Or contact Lucy on 07795 200128 lucy.crapper@countrywide.co.uk

Confirmed listings of residential houses and flats in Sheffield, Nottingham, Middlesbrough and land with planning permission.

Blundells Lettings Team are also on hand today for any Landlord advice and information