



# Amendments to the catalogue

the **Property** auction specialist

## IMPORTANT NOTICE

The auctioneers cannot give any guarantee that this addendum represents a comprehensive list of all amendments and conditions included in individual sales contracts. All bidders are reminded that it is their responsibility to inspect the legal packs to satisfy themselves that they are fully aware of all terms and conditions. This should include any agents or solicitors fees/costs and disbursements for which they are responsible, completion dates and other relevant matters that they will be obliged to comply with once they have successfully purchased the property. The auctioneer will assume that by bidding for a property you have made all the appropriate enquiries.

### **Lot 2 – 32 Ravenscroft Avenue**

The guide price has been reduced to £52,000+

### **Lot 3 – 1 Wardlow Close**

The guide price has been reduced to £35,000 – £45,000

### **Lot 4 – 34 Newton Gardens**

The property has been withdrawn from the auction

### **Lot 5 – Broomgrove House**

The property has been withdrawn from the market but will be available in one of our later auctions

### **Lot 6 – 61 Ashley Lane**

The property has been withdrawn from the market but will be available in one of our later auctions

### **Lot 8 – 40 Mawfa Avenue**

The guide price has been reduced to £30,000 – £50,000

### **Lot 15 – 86 Castle Hill**

The property is Freehold.

### **Lot 16 – 36 Brinsworth Road**

The correct postcode is S60 5SG

### **Lot 18 – 20 Dawson Terrace**

The property is Freehold

### **Lot 22 – 10 Chatsworth Park Rise**

The guide price has been reduced to £65,000 - £75,000

**This addendum is correct as of the 6th September 2010**

**Our next auction is scheduled for Tuesday 19<sup>th</sup> October - Lots are currently being invited for this sale. Please call the auction team on 0114 2230777.**