

Addendum



Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
1	2 Well Road, Camden, London NW3 1LJ	Completion Date 30.05.2023 We have not been provided with evidence of rental payments and cannot therefore confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
2	29 Provident Street, Derby DE23 6WS	As a variation of clause 6.1.3 and 22.2.7 in the Buyers Terms, completion will take place in 28 days following exchange of contracts, or 10 days following receipt of the updated title showing the removal of the charge in favour National Westminster Bank PLC dated 23rd April 2007, whichever is later.
3	155 Upper Dale Road, Derby DE23 8BP	Buyers are to note the Derby City Council letter of 24 October 2022 in the legal pack. We have not been provided with a copy of the Tenancy Agreement and cannot therefore confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
4	46 Dairyhouse Road, Derby DE23 8HL	Completion Date 30.05.2023
6	Land at Cadley Hill Road, Swadlincote DE11 9EU	Completion Date 30.05.2023
8	63 Clifton Road, Prestwich, Manchester M25 3HG	New guide price: £215,000+
9	9 Russell Street, Ashton-Under-Lyne OL6 9PX	Sold Prior
10	125 Hutton Road, Handsworth, Birmingham, West Midlands B20 3RQ	Withdrawn

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
11	Plot 9 Pedmore Lane, Pedmore Hall Lane, Pedmore DY9 0SS	Completion 25.05.2023 The Buyer will be required to sign a Deed of Covenant and will need to liaise with the title restriction holders solicitors to obtain the necessary certificate, signed Deed of Covenant and pay their legal fees.
12	Former Russells Hall Youth Centre, Overfield Road, Dudley, West Midlands DY1 2NX	Postponed
16	Netherend Neighbourhood Centre, Mogul Lane, Halesowen, West Midlands B63 2QQ	Postponed
17	Bailiffs Mead House, 67 High Street, Castle Donington, Derby DE74 2PQ	Completion Date 30.5.2023
19	39 Queen Street, Waingroves, Ripley DE5 9TJ	Completion Date 30.05.2023
20	59 Heanor Road, Codnor, Ripley DE5 9SF	Completion Date 30.05.2023
21	57 Holbrook Road, Belper, Derbyshire DE56 1PA	Postponed
24	Herrick House, 2 Herrick Road, Loughborough, Leicestershire LE11 2BT	Postponed

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum



Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
25	92 Orkney Walk, Corby, Northamptonshire NN17 2QT	We have not been provided with evidence of rent increased and cannot therefore confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
26	5 Dorchester Road, Taunton TA2 7LN	New guide price: £150,000+ The postcode on the Title Register is referred to as TA2 7LN.
27	14 Shortlands Green, Welwyn Garden City AL7 3RX	Completion Date: 29.05.2023
28	2 and 4 Heidelberg Road, Bradford BD9 5EB	Withdrawn
30	22 Edenfield Road, Prestwich, Manchester M25 0EE	Sold Prior
34	105 Mayfield Road, Chaddesden, Derby DE21 6FX	Postponed
38	48 and 50 Woodhouse Road, Kilburn, Belper DE56 0NA	Sold Prior
44	36 Highfield Street, Leicester, Leicestershire LE2 1AD	A copy of the HMO Licence has been requested but has not been made available. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum



Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
45	18 Church Road, Great Glen, Leicester LE8 9FE	Postponed
46	50 North Street, Whitwick, Coalville, Leicestershire LE67 5HA	Completion Date 12.05.2023
47	39 High Street, Lutterworth, Leicestershire LE17 4AY	Postponed
48	West Wing, Sutton Fields House, Station Road, Sutton Bonington, Loughborough LE12 5NU	Completion Date: 25.05.2023
49	33 Westleigh Road, Leicester, Leicestershire LE3 0HH	Postponed
50	14 Albion Street, Leicester, Leicestershire LE1 6GB	Sold Prior
51	181 Park Road, Loughborough, Leicestershire LE11 2HE	Completion date 30.05.2023
52	113 Station Street, Loughborough, Leicestershire LE11 5EG	Completion Date 30.05.2023

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
53	Flat 2 Metro House, 34 Biggin Street, Loughborough, Leicestershire LE11 1UA	Completion Date 30.05.2023. The title confirms that no copy of the Lease dated 23.01.2004 is held by H M Land Registry.
54	Land to rear of 10 Wykin Road, Hinckley LE10 0HY	Withdrawn
55	Land Adjacent to White Cottage, Church Street, Wellesbourne CV35 9LS	Sold Prior
56	Land to the rear of Victoria House, Warwick Road, Wellesbourne CV35 9ND	Sold Prior
58	G1 Nexus Point, 10 Edwards Road, Birmingham B24 9EQ	Completion Date 25.05.2023
61	Clarage House, Long Lane, Halesowen, Halesowen, West Midlands B62 9LA	We have not had sight of all tenancy agreements and cannot confirm the rental figure set out in our marketing. Buyers are to inspect the legal pack and rely on independent enquiries in this respect.
62	Brookvale Social Club, 9 Anchorage Road, Birmingham B23 7LJ	Sold Prior
64	57 Bushbury Lane, Wolverhampton, West Midlands WV10 9TN	The tenancy agreement has been breached in that a security deposit was not taken at the time the tenancy agreement was entered into, despite the agreement referring to a deposit being taken. Prospective buyers are advised to make a viewing enquiry and any other necessary independent enquiries before placing their bid, as this will be binding.

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
65	Syerscote Barn, Main Road, Haunton, Tamworth B79 9HL	The seller has provided an FME1 from the management company which provides limited information and is not obliged to provide anything further. The buyer takes full responsibility for ensuring compliance with the restriction and obtaining the necessary certificate, post completion.
66	Flat 33, College House, Bridge Road, Birmingham B8 3TE	Postponed
70	106 Market House, Main Street, Dickens Heath, Shirley, Solihull B90 1UA	The legal pack does not confirm a rental figure of £750 pcm as referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
72	1 Kellett Crescent, Leeds LS12 4AQ	Completion Date: 29.05.2023 The Buyer acknowledges that the transfer of the Lot to the Seller has not yet been registered at HM Land Registry.
73	33a Peel Street, Padiham, Burnley BB12 8RP	Completion Date 25.05.2023
74	Mill House, Trafalgar Mill, Trafalgar Street, Burnley BB11 1TQ	Completion Date 25.05.2023 Burnley Borough Council have notified that a Land Charge has been registered against the property for a sum of £52,027.54 relating to works carried out under section 55 Planning (Listed Buildings and Conservation Areas) Act 1990 at Trafalgar Mill. Trafalgar Street, Burnley BB11 1TQ in default of a section 54 Planning (Listed Buildings and Conservation Areas) Urgent Works Notice dated 25th March 2021.
75	40 Eleanor Street, Wigan WN3 5AQ	Completion Date 25.05.2023
76	47 West Sunnyside, Sunderland SR1 1BA	Withdrawn

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum



Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
78	43 Goodman Street, Burton-On-Trent, Staffordshire DE14 2RD	The tenancy agreements do not total the rental figure set out in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
79	222 Belvedere Road, Burton-On-Trent, Staffordshire DE13 0RE	Sold Prior
81	Flat 41, Chatsworth Court, Park View, Ashbourne DE6 1PF	The new tenancy agreement in the legal documents states £700 pcm.
82	3-5 St. James Street, Derby DE1 1QT	Postponed
83	43 Babington Court, Gower Street, Derby DE1 1RH	The vendor has advised that the tenant is not currently up to date with their rent.
84	Former Castle Donington Methodist Church and 2 Priary Gate, Market Street, Castle Donington, Derby DE74 2JA	Postponed
85	14 Wheatley Avenue, Somercotes, Derby DE55 4LU	The buyer should be aware 3 of the 5 rooms are currently let, the EPC rating is an E, the property is sold as an existing HMO but no documentation or DPS certificates are being provided. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
86	16 Wheatley Avenue, Somercotes, Derbyshire DE55 4LU	The buyer should be aware the EPC rating is an E, the property is sold as an existing HMO but no documentation or DPS certificates are being provided. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
88	1-3 High Street, Alfreton, Derbyshire DE55 7DR	Postponed
89	40 Ladywood Road, Ilkeston DE7 4NE	Completion date 30.05.2023
90	Land to the rear of 40 Ladywood Road, Ilkeston DE7 4NE	Completion date 30.05.2023
91	27 New Street, Church Gresley, Swadlincote, Derbyshire DE11 9PS	The special conditions state that Room 1 is currently vacant (pending a new tenant). We cannot therefore confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
95	30 Attenborough Lane, Chilwell, Beeston, Nottingham, Nottinghamshire NG9 5JW	Postponed
96	53 Commercial Road, Bulwell, Nottingham NG6 8HF	Buyers are to note Japanese Knotweed is referred to on the Property Information Form included within the legal pack. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
97	55 Hazelwood Road, Nottingham NG7 5LA	We have not been provided with evidence of rent increased and cannot therefore confirm the rental figure referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.
98	43 Byron Street, Daybrook, Nottingham, Nottinghamshire NG5 6BQ	Completion Date: 25.05.2023

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
102	84 North Gate, Newark NG24 1HF	Postponed
103	Land at Cross London Street, New Whittington, Chesterfield S43 2AG	Completion date 30.05.2023
106	124 Hardwick Lane, Sutton-In-Ashfield NG17 5DR	The buyer is aware the EPC Rating is an F, accepts the position thereto and indemnifies the seller of all and any costs and liabilities associated with the low rating and potential uplifting of the same.
109	11 Palmers Place, Wisbech, Lincolnshire PE13 2AJ	Completion Date: 25.05.2023
110	Land on the east side of Fen Road and North East side of St Pauls Road, Wisbech, Norfolk PE14 7DD	Withdrawn
111	27A Barmouth Road, London SW18 2DT	Postponed
113	12A Ankerdine Crescent, London SE18 3LQ	Postponed
114	Flat 4, 18 Kingsdown Avenue, South Croydon, Surrey CR2 6QF	Postponed

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
116	27B Norbury Road, Thornton Heath CR7 8JP	Postponed
117	79-80 Canal Walk, Southampton SO14 3BH	Postponed
118	123 The Broadway, Southend-On-Sea, Essex SS1 3EX	Completion Date 12.05.2023
120	384a Old London Road, Hastings TN35 5BB	Sold Prior
121	11-13 High Street, Kirton in Lindsey DN21 4LZ	Sold Prior
122	83 Pasture Street, Grimsby DN32 9EP	Sold Prior
123	81 Pasture Street, Grimsby DN32 9EP	Sold Prior
124	41 Tunnard Street, Grimsby DN32 7NA	Completion 30.05.2023 The property will be sold with vacant possession upon completion.

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
125	41 High Street, Boosbeck, Saltburn-By-The-Sea TS12 3AB	Completion Date: 25.05.2023
126	Unit AG01, All Saints House, Portobello Lane, Sunderland SR6 0DN	Postponed
127	Unit AG06, All Saints House, Portobello Lane, Sunderland SR6 0DN	Postponed
128	Unit AG09, All Saints House, Portobello Lane, Sunderland SR6 0DN	Completion Date: 30.05.23
129	72 Church Way, North Shields NE29 0AA	Completion 25.05.2023
130	Glenfarg Hotel, Main Street, Glenfarg, Perth PH2 9NU	Postponed
132	38-40 Tontine Street, Stoke-On-Trent ST1 1LY	Sold Prior
133	Land off Grove Road, Stoke-On-Trent, Staffordshire ST4 4LH	Buyers are referred to the Overage Agreement in the legal pack (TP1). Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
134	230 and 232 London Road, Stoke-On-Trent, Staffordshire ST4 5RH	<p>The property is registered as 230 London Road, Stoke-On-Trent (ST4 5RH) & 232 London Road and 10 Empire Street, Stoke-on-Trent.</p> <p>We have not been provided with a copy of the Tenancy Agreement/Lease and cannot therefore confirm the rental figure. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.</p>
135	95 Station Road, Halfway, Sheffield S20 3GS	<p>We have not been provided with evidence of rent increase and cannot therefore confirm the rental figure of £400 referred to in our marketing. Prospective buyers are advised to make all necessary independent enquiries prior to placing their bid as this will be binding.</p>
136	32A Welbeck Road, Bolsover, Chesterfield, Derbyshire S44 6DE	<p>The property is sold with vacant possession upon completion. Completion Date: 30.05.2023</p>
137	49 Wyntham Street, Burnley BB10 1UQ	Sold Prior
138	142 Hollingreave Road, Burnley BB11 2HU	Sold Prior
139	82 Dall Street, Burnley BB11 3LF	Sold Prior
140	29 Netherby Street, Burnley BB11 4NR	Sold Prior
141	Flat 4, 8 Balmoral Terrace, Fleetwood FY7 6HG	Sold Prior

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum



Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
142	Flat 1 & 2, 33 Warbreck Drive, Blackpool FY2 9SZ	Completion Date: 25.05.2023
143	119 Castle Hill Road, Hindley, Wigan WN2 4BN	Postponed
144	50 Elm Road, Seaforth, Liverpool L21 1BL	Postponed
145	12 Houghton Road, Manchester M8 5SQ	Postponed
147	Land at 4-6, Holbrook Street, Manchester M1 7DB	Postponed
148	32 Daisy Bank, Bacup OL13 8AL	Sold Prior
149	6 Brunswick Terrace, Bacup OL13 0HD	Sold Prior
150	19 Newry Park, Chester CH2 2AR	Completion Date: 22.06.2023

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
151	Briar Croft, Church Road, Dodleston, Chester CH4 9NG	Completion Date: 25.05.2023
151a	Bwthyn Pereos, Black Brook, Sychdyn, Mold CH7 6LT	Completion Date: 25.05.2023
152	Flats 1, 2, 3 and 5, 16 Wellington Road, Prenton, Merseyside, CH43 2JE	Postponed
153	72/74/74a New Street and 37/39 Butt Lane, Idle, Bradford BD10 9RQ	Sold Prior
154	50 Damems Road, Keighley BD21 5EU	Completion Date: 25.05.2023
155	12 Farfield Crescent, Bradford BD6 2LY	New guide price: £140,000+ Completion Date: 01.06.2023
156	14 Highbury Lane, Meanwood, Leeds LS6 4HF	Completion Date: 22.06.2023
157	7 Hirst Gate, Mexborough S64 0LW	Completion Date: 30.05.2023

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum

Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
158	2 Wood Street, Swinton, Mexborough S64 8BA	Completion Date: 25.05.2023
159	63 Albert Street, Burnley BB11 3DE	Sold Prior
160	79 Albert Street, Burnley BB11 3DE	Sold Prior
161	115 Coal Clough Lane, Burnley BB11 4NW	Sold Prior
162	107 Dall Street, Burnley BB11 3LG	Sold Prior
163	1 Harold Street, Burnley BB11 4NU	Sold Prior
164	7 Hobart Street, Burnley BB11 3DQ	Sold Prior
165	93 Raglan Road, Burnley BB11 4LB	Sold Prior

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum



Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
166	89 Rosehill Road, Burnley BB11 2JH	Sold Prior
167	42 St. Matthew Street, Burnley BB11 4JJ	Sold Prior
168	23 Wilkie Avenue, Burnley BB11 3QE	Sold Prior
169	8 Brunswick Terrace, Bacup OL13 0HD	Sold Prior
170	18 Dale Street, Bacup OL13 8AP	Sold Prior
171	2 Huttock End Lane, Bacup OL13 8LD	Sold Prior
172	231 Newchurch Road, Bacup, Banes OL13 0UE	Sold Prior
173	184 Rochdale Road, Bacup OL13 9NS	Sold Prior

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.

Addendum



Auction: 27 April 2023

The National Property Auction will be broadcast live on our website and open to remote bidding online, on the phone and by proxy. Registration for bidding will close at 5pm the day before the auction.

Addendum as of 27 April 2023

Lot	Address	Amendment
177	30 Dalestorth Street, Sutton-In-Ashfield NG17 4EX	Sold Prior
178	11.5 acres to the rear of Rye Close Farm, Egginton, Derby DE65 6HG	Sold Prior

This document contains any alterations and additions we have been made aware of in relation to the lots for sale and any special conditions of sale by auction.

All lots are offered subject to the amendments in this document and will form part of the contract. It is the bidder's responsibility to read, understand and take independent advice on the legal documentation relating to extra fees and costs payable by the buyer in addition to the sale price.