

Fox Grant Collective Property Auction – Wednesday 25 May, 1pm

ADDENDUM NOTICES – as at 23 May 2011 (11.45am)

General Notes of Sale :

- The Auctioneer reserves the right to alter the Order of Sale, so buyers are advised to register early and be ready from 1pm to bid to avoid disappointment.
- The following list of multiple auction sites will be offered by **PRIVATE AUCTION** in the room as follows:-
FIRSTLY in parts (which the auctioneer totals without the final fall of the hammer), then **SECONDLY** as a Whole (with offers invited over the sum of the parts). The Lots will sell to the highest bidder over the agreed Reserve.
Lots 7, 8, 11, 12, 15, 16, 17, 18, 19, 23, 24, 25 offered first individually, then 31, 34 and 35 offered together as a bundle, with 32 and 33 together, with 31 – 37 thereafter as a whole. Then 38 and 39 separately.

LOTS	UPDATE NOTES
1	The correct postcode is SO51 0QP
2	
3	Under Offer
4	Under Offer
5	
6	
7	
8	
9	WITHDRAWN
10	WITHDRAWN
11	
12	
13	Revised Auction Guide £195,000+
14	
15	
16	The right of access previously shown has been withdrawn due to planning. There is an excellent new access at the south of Lot 15. Access to Lot 16 would be granted through a Right of Way through Lot 15.
17	Grade II Listed
18	Grade II Listed
19	Grade II Listed
20	WITHDRAWN – The auctioneer invites interested parties to speak to him directly as this Lot will be dealt with by Private Treaty outside the Auction.
21	WITHDRAWN – The auctioneer invites interested parties to speak to him directly as this Lot will be dealt with by Private Treaty outside the Auction.
22	WITHDRAWN – The auctioneer invites interested parties to speak to him directly as this Lot will be dealt with by Private Treaty outside the Auction.
23	WITHDRAWN – The auctioneer invites interested parties to speak to him directly as this Lot will be dealt with by Private Treaty outside the Auction.
24	Under Offer – contact agent Chris McNiven for details
25	Under Offer – contact agent Chris McNiven for details
26	SOLD PRIOR at premium. Similar wanted
27	SOLD PRIOR at premium. Similar wanted
28	WITHDRAWN – address should read Farley not Lyndhurst
29	WITHDRAWN – address should read Farley not Lyndhurst
30	WITHDRAWN – address should read Farley not Lyndhurst
31	a) The correct address for Bear Farm is Shurlock Row. b) The house is tenanted and the Completion date would be subject to a 2 month notice period being served under the Lease terms. c) Lots 31, 34 and 35 will be offered together at a collective Auction Guide of £1.255m+ (12.8 Acres total) d) A revised sale plan showing the altered Lots has been published and is available on the website. e) Lots 31 – 37 will be offered as a whole at £2.43m+
32	a) The correct address for Bear Farm is Shurlock Row. b) Lots 32 and 33 will be offered together at a collective auction guide of £430k+ (3 Acres total) c) A revised sale plan showing the altered Lots has been published and is available on the website. d) Lots 31 – 37 will be offered as a whole at £2.43m+

33	<p>a) The correct address for Bear Farm is Shurlock Row.</p> <p>b) Lots 32 and 33 will be offered together at a collective auction guide of £430k+ (3.5 Acres total)</p> <p>c) A revised sale plan showing the altered Lots has been published and is available on the website.</p> <p>d) Lots 31 – 37 will be offered as a whole at £2.43m+</p>
34	<p>a) The correct address for Bear Farm is Shurlock Row.</p> <p>b) Lots 31, 34 and 35 will be offered together at a collective auction guide of £1.255m+ (12.8 Acres total)</p> <p>c) A revised sale plan showing the altered Lots has been published and is available on the website.</p> <p>d) Lots 31 – 37 will be offered as a whole at £2.43m+</p>
35	<p>a) The correct address for Bear Farm is Shurlock Row.</p> <p>b) Lots 31, 34 and 35 will be offered together at a collective auction guide of £1.255m+ (12.8 Acres total)</p> <p>c) A revised sale plan showing the altered Lots has been published and is available on the website.</p> <p>d) Lots 31 – 37 will be offered as a whole at £2.43m+</p>
36	<p>a) The correct address for Bear Farm is Shurlock Row.</p> <p>b) Lot 36 is no longer being offered for sale as a separate Lot, but only as part of the sale of the Whole (Lots 31-37).</p> <p>c) In the event of the sale as a whole the Completion date for Lots 36 and 37 would be delayed by 6-12 months. For further details contact agent Phil Howard.</p> <p>d) A revised sale plan showing the altered Lots has been published and is available on the website.</p>
37	<p>a) The correct address for Bear Farm is Shurlock Row.</p> <p>b) Lot 37 is no longer being offered for sale as a separate Lot, but only as part of the sale of the Whole (Lots 31-37).</p> <p>c) In the event of the sale as a whole the Completion date for Lots 36 and 37 would be delayed by 6-12 months. For further details contact agent Phil Howard.</p> <p>c) A revised sale plan showing the altered Lots has been published and is available on the website.</p>
38	<p>LATE ENTRY: Haxton Dairy, Haxton, Wiltshire – Farmhouse refurbishment + with 1 Acre. Auction Guide £425k+. See website for full details. An extension to the completion date from 28 days to 56 may be agreed in advance with the sales agents if finance is required.</p>
39	<p>LATE ENTRY: Haxton Dairy, Haxton, Wiltshire – Pony paddock / amenity land with 2 Acres. Auction Guide £35k+. See website for full details.</p>
40	<p>LATE ENTRY: Charlie’s Corner, Durrington, Wiltshire – Commercial retail unit. (Current contents not included in fixtures and fittings). Auction Guide £35k+. See website for full details.</p>