

Confirmation of Instructions

This Confirmation of Instructions must be read together with the associated Estate Agency Standard Terms and Conditions of Business. The terms set out on this page prevail over any of our Estate Agency Standard Terms and Conditions of Business.

This agreement is between: B&B Property Ladder Ltd, 98 Crostwick Lane Spixworth NR10 3NQ trading as Property Ladder and you, the Seller.

Seller Names: MR + MRS WOODHOUSE

Address of Property: FLAT 7, 30 CHRISTCHURCH RD, NR2 2AE

Contact address (if different from above): _____

Contact telephone number: 07831939302

Price at which the property will be offered for sale: £ 0100 £175,000

Type of Agency: Sole Agency ☒ Joint Agency ☐ Multiple Agency ☐

Minimum term of the Agreement: 20 weeks

Agreed Fee: £2000 + VAT £2400 Inc VAT

Where the agency fee is a percentage and the property sells at the agreed asking price our fee will be £ 2400 including VAT.

Should the property realise a higher or lower figure the fee payable will increase or decrease accordingly.

Percentage fees are subject to a minimum fee of £2400 including VAT.

Personal Interest (See clause 16): There is no personal interest ☒ There is a personal interest ☐

Date to begin marketing (see clauses 24 & 25): 16 - 04 - 26

Client declaration

- I/We confirm I/we have read, understood & agree to this Confirmation of Instructions and Estate Agency Terms and Conditions of Business.
- I/we agree that I/we will be personally liable to pay your fees under this agreement.
- I/we confirm that I am/we are the legal owner(s) of the property and/or that I am/we are authorised to sell the property.
- Where not signed by all the owners or trustees, etc of the property, I/we confirm that I/we are authorised to sign on their behalf.
- I/We confirm I/we have read & understood clause 21 of this agreement and the GDPR appendix and consent to my/our data being used and shared in this way.

Signed W. Woodhouse Name W. WOODHOUSE Date 16-4-26

For and behalf of seller (Please print)

Signed _____ Name _____ Date _____

For and behalf of seller (Please print)

Signed [Signature] Name J. Brooks Date 16-4-26

For and behalf of property ladder (Please print)

CANCELLATION NOTICE

To: Mr J Brooks, Property Ladder, 98 Crostwick Lane Spixworth NR10 3NQ

I/We hereby give notice that I/we cancel the contract for the supply of estate agency services that was agreed on _____ in relation to my/our property at _____ (Enter the property address).

I/We understand that I/we may be liable for the expenses/fees, as outlined within the agreement I/we signed.

Client/s name & address: _____

Signed: _____ Dated: _____ Signed: _____ Dated: _____