

## Resale Marketing Information

Property address:

*Under the obligations imposed by Consumer Protection from Unfair Trading Regulations 2008, we are obliged to ensure that any information used to assist in marketing your property is not false or misleading to a material extent. In addition, it is an offence to omit any information about a property either known now or which occurs at any point during marketing, which is likely to impact a buyer's transactional decision. Accordingly, it is important that you provide us with accurate answers to all the following questions, which apply to your property since any prospective buyer may rely upon this information when submitting their offer to purchase.*

### 1. Summary of property

*E.g. Well-presented two-bedroom, first floor maisonette available for sale through Shared Ownership scheme. This home is finished to a high standard, available with a large private garden, loft, built in cupboards to the master bedroom, smart heating controls and great transport links.*

### 2. Location information:

*E.g. A brief description on local amenities, transport links etc. For example: Transport links Located within 20 miles of London, commuting couldn't be easier. Hatfield Train Station is a 5-minute drive away and will get you to London's Kings Cross in 20 minutes; Stevenage in 15 minutes; and Cambridge in under 1 hour. The UK's road networks are within easy reach via the M25, A1(M) and A414.*

### 3. Property details:

<b>Property Type:</b>	Apartment/maisonette/house etc If apartment, please state floor level	semi-detached
<b>Council Tax Band:</b>	<a href="https://www.gov.uk/council-tax-bands">https://www.gov.uk/council-tax-bands</a>	Band C
<b>EPC rating:</b>	<a href="https://www.gov.uk/find-energy-certificate">https://www.gov.uk/find-energy-certificate</a>	B
<b>Leasehold/Freehold:</b>	If leasehold, please state remaining years on lease and when the lease was granted	N/A
<b>Furnished/Unfurnished:</b>		unfurnished
<b>Overall size of property:</b>	Sq.m / Sq.ft	
<b>No. of rooms:</b>		3 bedrooms - 7 total
<b>Appliances:</b>	Please list all appliances that will remain in the property	washing machine, fridge/freezer
<b>Parking:</b>	Right to use/allocated/No. of spaces/demised in lease etc	x2 allocated spaces
<b>Outside space:</b>	Garden/balcony/other (please specify)	garden
<b>Year property built:</b>		2019
<b>Communal lift:</b>		N/A
<b>Heating Supply:</b>	Gas boiler/communal heating system/electrical heating	gas boiler
<b>Utility providers:</b>	Gas/Electric/Water/Broadband (please state)	utility warehouse

I/We confirm that to the best of my/our knowledge and belief these statements are fair and accurate and that the information given may be used in connection with the proposed sale of my/our property and that I/we are not aware of any other facts or information which would impact a prospective buyers transactional decision.

<b>Applicant 1</b> Name:	Chelsea Brewster
Signature:	Brewster
Date:	31/03/2026 -

<b>Applicant 2</b> (if applicable) Name:	
Signature:	
Date:	

**Proceeding Form & Confirmation Agreement**

**5 Pipistrelle Way, Capel St Mary, Colchester, IP9 2RH**

I/we can confirm that I/we are happy for Eastlight/Red Loft to market Property at £310,000 and sell the share of our home at £108,500.

I/we understand that the valuation on this property is valid until the 16<sup>th</sup> June 2026 and should this valuation expire then an extension or new valuation will be required. I/we understand that we will bear the cost of any fees with regards to this service.

I/we understand that we will be liable to pay the Eastlight Resale Fee of £1,302 (1% of the share value + VAT). As indicated in the application to sell my/our home.

I/we give consent to Eastlight/Red Loft to provide our contact details mentioned below to interested applicants who wish to view our home and also for Nichecom to contact I/us to book an appointment for the photographs and floorplans to be carried out.

<b>Applicant 1</b>	
Name:	Chelsea Brewster
Telephone Number:	07718 929 957
Signature:	<i>Brewster</i>
Date:	31/03/2026

<b>Applicant 2</b>	
Name:	
Telephone Number:	
Signature:	
Date:	