

COMPLETION STATEMENT

DEVELOPMENT: Chobham Manor Ph4, Stratford
 PLOT: 836
 PURCHASER: Mr Bradley James Terise

DATE: 23/12/21
 COMPLETION DATE: 04/01/22

	NET OF VAT	VAT	TOTAL
Sale Price 483,000.00			483,000.00
Optional Extras (zero rate VAT)	7,629.53	0.00	7,629.53
Engrossment Fee (standard rate VAT)	100.00	20.00	120.00
Ground Rent Apportionment for 178 days up to 30/06/22 at a rate of 960.00 per annum	468.16	0.00	468.16
Service Charge Apportionment for 178 days up to 30/06/22 at a rate of 2,480.94 per annum	1,209.88	0.00	1,209.88
PRICE BEFORE DEDUCTIONS	492,407.57	20.00	492,427.57
DEDUCTIONS/INCENTIVES			
Help to Buy Equity Loan (Third Party contribution)	96,600.00	0.00	96,600.00
Legal Fees incentive	500.00	0.00	500.00
TOTAL SELLING PRICE	395,307.57	20.00	395,327.57
CASH RECEIVED			
Reservation Fee			500.00
Deposit			23,650.00
Optional Extras Payments			3,814.00
BALANCE DUE TO COMPLETE			367,363.57

The company's Representative at the Estate will ONLY be given authority to hand the keys to the Purchaser when the whole of the balance due has been received by us. If it is intended to make payment by way of a Telegraphic Transfer it has become quite apparent to the Vendor Company that this procedure for transmitting is taking a considerable period of time to process through all the respective Banks. We therefore take this opportunity in reminding purchasers Solicitors that under no circumstances will keys be released to Purchasers on site until such time that the Company have been notified by ITS BANKERS that the balance of purchase monies has been received and credited to its account.