

# Additional Enquiries

**Property Address** 12 Victor Terrace, Barnsley, S70 1UL

Please answer the following to the best of your knowledge:

1. Are you the registered owner of the property?  
(If no, we will need evidence of your right to sell, i.e. Grant of Probate, Power of Attorney) Yes ☒ No ☐  
Not Known ☐
2. Are you aware of any mortgage or charges over the property? Yes ☒ No ☐  
Not Known ☐
3. Have you experienced any issues regarding the rights granted, reserved or mentioned in the deeds? Yes ☐ No ☒  
Not Known ☐
4. Have you been asked to contribute to the maintenance of any shared areas? Yes ☐ No ☒  
Not Known ☐
5. Are you aware of any breaches to the covenants mentioned or referred to in the title deeds? Yes ☐ No ☒  
Not Known ☐

## **The Property**

1. Have any works been carried out on the property which may have required planning permission, or building regulation approval? Yes ☐ No ☒  
Not Known ☐
2. When answering this question, please refer to the title plan. Please note, you specifically need to tell us if you are selling more land/property than is shown edged red or if you are selling part of the land/property edged red on the title plan.

Do the boundaries shown edged in red on the title plan reflect what is being sold? Yes ☒ No ☐

If no, please provide further information.

3. To your knowledge, is the property affected by or does it contain:
  - (a) Contaminated Land or Subsidence Yes ☐ No ☒
  - (b) Underpinning Yes ☐ No ☒
  - (c) Drains in the boundaries that have been built over  
- If yes has the water board requested access? Yes ☐ No ☒
  - (d) Any contents subject to credit, repayment, or a hire purchase agreement Yes ☐ No ☒
  - (e) Solar panels Yes ☐ No ☒
  - (f) Fuel burning appliance such as a log burner (since 1 April 2002) Yes ☐ No ☒
  - (g) Driveway (since 1 October 2008) Yes ☐ No ☒
  - (h) Slate or tile roof Yes ☒ No ☐
  - (i) Decking (over 30cm high, covering over 50% of the garden) Yes ☐ No ☒
  - (j) Roof repair (over 30% of the roof has been replaced) Yes ☐ No ☒
  - (k) Conservatory, porch or garage erected Yes ☐ No ☒
  - (l) Extension or loft conversion Yes ☐ No ☒
  - (m) Flooding Yes ☐ No ☒
  - (n) Is the property constructed of brick or stone? Yes ☒ No ☐

If yes to any of the above, please provide the relevant documents.

