



love
living
homes

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Tunbridge Wells, Kent TN1 1LQ

Love Living Homes is the trading name of  Town & Country
Housing
Peabody Group

INTENTION TO SELL SHARED OWNERSHIP PROPERTY

You should complete this form once you've had your property valued.

Please send a scanned copy (or a photo) of your completed and signed form together with your valuation report and EPC Certificate to us at buy@lovelivinghomes.co.uk. Alternatively, you can send this to us via our contact us page on our website.

Please read our **Guide to Selling Your Shared Ownership Home** on our website for additional information.

Name of all shared owners

Property Address

Home/Mobile number(s)

Email Address(s)

Valuation and EPC

Please note the valuations are valid for 3 months only and EPCs are valid for 10 years.

I/We have instructed a surveyor from your panel of valuers and a copy of the Valuation and EPC is enclosed.

I /We have obtained an RICS valuation undertaken by a Fellow of the Royal Institution of Chartered Surveyors and a copy is enclosed along with a current EPC

Photographs

I/ We have provided photographs for use on the Help to Buy Agent website and in any sales details, which has been emailed to buy@lovelivinghomes.co.uk

Intention to Sell

I/We acknowledge receipt of a RICS valuation for my property of £ _____ and I own _____ % therefore I will be selling my share at £ _____

Declaration:

I/We understand that the share cannot be sold for more than the market value determined by a RICS Valuer (condition of the Lease).

I/We understand I am/We are responsible to have an up to date valuation until completion date and I/We will provide an updated valuation to TCH and solicitors when it expires.

I/We understand that, if Town and Country Housing nominates a buyer for my/our property, I/We are liable for a resale assignment fee of 1% plus VAT of the market value of the premises, unless otherwise specified in my Lease.

I am/We are aware that I/We are liable to pay Town and Country Housing solicitor's costs.

I am/ We are aware that all payments for rent and/or service charge must be up to date at the time of completion.

Please tick the options that apply to you below

I/We consent for my contact details to be given to potential buyers to arrange viewing with me.

I/We consent for TCH to discuss the sales progress of my/our property with a third party, such as an Estate Agent or housing developer for my/our onward purchase.

Please tick the options that apply to you below

- I/We consent for my contact details to be given to potential buyers to arrange viewing with me.
- I/We consent for TCH to discuss the sales progress of my/our property with a third party, such as an Estate Agent or housing developer for my/our onward purchase.

Details of an estate agent

Details of the developer

Additional Information about your property:

To ensure we have correct information about your property for marketing purposes, please choose from options below that best describes your property:

PROPERTY TYPE

- Property type:** House Apartment Bungalow Coach House
- Build form:** Detached Semi Mid-Terrace End-Terrace
- Apartment only:** Ground floor First floor Second floor Other

ROOMS

- Kitchen Kitchen/Diner Lounge Lounge/Diner
- Dining Room Cloakroom Utility Room Hallway
- Number of bedrooms Ensuite Storage Cupboards Conservatory

PARKING

- Garage Driveway Shared Parking Off Street Parking
- Allocated Parking Parking Permit Other

OUTSIDE SPACE

- Private Front Garden Private Rear Garden Communal Garden
- Private Balcony Juliette Balcony Other

HEATING TYPE

- Gas Electricity Oil Solar

Local Authority

Council Tax Band

Signature of all Leaseholders

If there are joint leaseholders, all leaseholders must sign this form to confirm the intention to assign the lease, and to confirm the above information is correct to the best of your knowledge.

1. _____ **Date** _____
2. _____ **Date** _____