

## Reservation Form

### Subject to Contract

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|--|---|
| <b>Development:</b>  |   |
| <b>Building / Plot Number:</b><br><br>(the "Property")   | <b>Purchase Price:</b>  |
| <b>Buyer(s):</b><br><i>As applicable, print full name as shown on your passport (incl. middle name(s) and title) or full company name and contact name</i><br><br>(the "Buyer")  | <b>Purchasers Solicitor:</b> Child & Child<br><b>Contact:</b> Andrew Li & Team  |
| <b>Address:</b><br><br><b>Contact numbers:</b><br><br><b>Email:</b>  | <b>Address:</b> 21 Grosvenor Place,<br>London,<br>SW1X 7HN<br><br><b>Contact Number:</b> 020 7235 8000<br><br><b>Email:</b> Newbuild@childandchild.co.uk  |
| <b>Developer:</b> Tunham Limited   | <b>Developer's Solicitor:</b> Kuits<br><b>Contact:</b> Sebastian Wahlstrom  |
| <b>Address:</b> 112 Jermyn<br>Street, London,<br>England, SW1Y 6LS   | <b>Address:</b><br><br><b>Contact Number :</b> 0161 832 3434<br><b>Email:</b> sebastianwahlstrom@kuits.com  |
| <b>Reservation Fee:</b><br><br><b>£5,000 Please note:</b><br><br><ol style="list-style-type: none"><li>Reservation of the Property will only be confirmed once the reservation fee and this reservation form has been received by the Developer.</li><li>The reservation fee is non-refundable (other than as described in point 5 below).</li><li>Should the Buyer choose to pay the reservation fee via card payment to Alliance Investment's UK office a 1% administrative fee will apply.</li><li>Should the Buyer fail to exchange within the agreed Reservation Period (stated below) the Developer may return the Property to market and retain the reservation fee.</li><li>Should the Developer withdraw within the Reservation Period, the reservation fee will be refunded less reasonable costs relating to legal and administrative fees.</li></ol> | <b>Bank Account Details for Reservation Fee</b><br><br><b>Please reference the Property and your surname when making payment:</b><br><br>Bank Name: Barclays Bank<br>Address: 51 Mosley street, Manchester, M60 2AU,<br>UK Account Name: Alliance Investments (Real Estate) Ltd Account Number: 53660206<br>Sort Code: 20-55-41<br>IBAN: GB13 BUKB 2055 4153 6602<br>06 Swift: BARCGB22 |

**Please complete points 1,2 & 4:**

1. Method of finance intended for purchase of the Property (circle as appropriate): Cash /Mortgage
2. Intended use of the Property (circle as appropriate): Owner Occupier / Buy-to-Let
3. Reservation Period: **From the date notification of sale is issued to solicitors until 5.30pm UKtime on the 30<sup>th</sup> day from such date.** The exact date will be confirmed within the notification of sale and introductory emails.
4. Special conditions (where applicable):
5. Payment plan:
  - £5,000 – Reservation fee
  - 15% - Exchange deposit (less reservation fee)
  - 85% - Development completion balance

**Transaction process:**

1. Once we have received the signed reservation form and reservation fee from the Buyer, and carried out appropriate anti-money laundering and 'know your client' checks, we will instruct the Developer's solicitors to send to the Buyer's solicitors a draft contract for the sale and purchase of the Property, together with all other usual conveyance documents.
2. During the Reservation Period there will be no negotiation of a sale of the Property to any other prospective buyer.
3. During the Reservation Period the Developer and the Buyer will deal with each other in good faith.
4. If either the Developer or the Buyer decides to withdraw from the transaction they will immediately notify the other in writing, with a copy of the notice sent to the agent that they have been liaising with (if the agent has not already been notified). If the Developer withdraws from the sale during the Reservation Period then the Developer will forthwith return the reservation fee to the Buyer (less reasonable costs relating to legal and administrative fees) and the restrictions placed upon the Developer in negotiating a sale to any other prospective buyer shall cease to apply with immediate effect. If the Purchaser withdraws from the purchase during the Reservation Period the reservation fee shall be forfeited by the Buyer, kept by the Developer and the restrictions placed upon the Developer in negotiating a sale to any other prospective buyer shall cease to apply with immediate effect.
5. The Developer will endeavor to provide completion dates as accurate as possible where the development is off plan, however please note that these are approximate dates only and the Buyer should not rely on them.

**I/We, the undersigned, acknowledge and understand that the proposed purchase of the Property remains subject to contract from which, prior to exchange, either party may withdraw. I/We acknowledge that any documents provided to the agent and my/our contact details will be shared with all necessary parties to assist with completing the purchase of the Property. I/We understand that I/we will be provided with updates on the progress of the Property development. I/We acknowledge that my/our personal information will be used in accordance with Alliance Investments' Privacy Policy which can be found at [www.alliance-investments.com](http://www.alliance-investments.com). I/We, the undersigned, agree to the terms set out in this reservation form (if the Buyer is a company, the undersigned confirms they have authority to bind and sign on behalf of the company):**

**Buyer 1**

Signed:

Print Name:

Dated:

**Buyer 2**

Signed:

Print Name:

Dated:

**Any solicitor whom we may refer to you is an independent professional from whom you will receive impartial and confidential advice. You are free to choose another solicitor.**