

Attention all Prospective Bidders



In line with Money Laundering Regulations 2017, McHugh & Co, as Auctioneers & Estate Agents, are required to seek proof of the purchaser's identity. All successful bidders/purchasers must provide photographic identity and evidence of address following their successful bid.

Photographic Identity (one item only required)

- Current Signed Passport
- Current Full UK/EU Photo Card Driving Licence
- Firearms Certificate
- Resident Permit issued by the Home Office to EU Nationals

Evidence of Address (Secondary identification) (one item only required)

- A Utility Bill issued within the last three months (mobile phone bills are not acceptable)
- Council Tax Bill (for the current year)
- HMRC Tax Notification
- Recent Bank, Building Society, Credit Card/Mortgage Statement
- Current Full UK Driving Licence (if not used as photo ID)

If required McHugh & Co will use Smart Search/Experian to confirm a purchaser's identity.

If you wish to purchase in the name of a company we will require the original or a certified copy of incorporation as well as the two forms of aforementioned identification from two directors.

If the purchaser(s) details are different from the successful bidder's, the purchaser will also be required to submit their details, and this will be requested from the purchaser's solicitors following the auction unless available in the auction room.

The successful bidder will also be required to have a valid letter of authority from the purchaser.

Note: The documents will be photocopied and retained on our paper files.

If you have any query about the acceptable forms of identification please do not hesitate to contact the auctioneer's office prior to the sale day.

- Any measurements referred to in the particulars are for guidance only and do not form part of any contract.
- All photographs and plans are published for the convenience of Purchasers only and do not form part of any contract.
- Remember your cheque book, banker's draft, Solicitor's client account cheque or debit card for the deposit and bring your identification referred to above. **CASH DEPOSITS ARE NOT ACCEPTABLE.**
- The successful bidder is under a Binding contract as soon as the Auctioneer's gavel falls on his/her bid. Immediately thereafter, the Purchaser is required to hand to the Auctioneer's Clerk a note of his/her name and address and that of his/her Solicitors, produce his/her identification, and to sign a Memorandum of Contract and to pay the stipulated deposit and buyer's fee (£360 inclusive of VAT) before leaving the auction room.
- Upon purchase of any Lot, please complete the purchaser's slip tendered and return to the Auctioneer's Clerk together with 10% deposit (minimum deposit of £5,000 or whichever sum shall be the greater) the Memorandum will then be completed by the Clerks for signature and exchange. **CASH DEPOSITS ARE NOT ACCEPTABLE.**
- Prospective Purchasers are advised that sales are subject to (a) the General Conditions of Sale printed in the catalogue; (b) Special Conditions of Sale available on application to the Auctioneers; (c) any addendums or alterations, made available for inspection; (d) any late amendments distributed in the room or made by the Auctioneer from the rostrum.
- **BUYER'S FEE - Each successful buyer or bidder will be required to pay the Auctioneers McHugh & Co., a non-refundable buyer's fee of £360 inclusive of VAT.**
- **The seller may charge additional fees payable upon completion. If applicable, such fees are detailed within the special conditions of sale. Buyers are deemed to bid in full knowledge of this.**