

SUBJECT TO CONTRACT

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From: Lucy Halperin [Lucy Halperin [REDACTED]]
Sent: 10 August 2017 14:06
To: Ameer Papat [REDACTED]
Cc: Clive Gmail [REDACTED] Harvey Posener [REDACTED] Simon Philipp [REDACTED]
Subject: Re: Flat [52A Chalk Farm Road, London NW1](#) [GSC=H687-1]

That seems great thank-you Ameer .

Sent from my iPhone

On Aug 10, 2017, at 7:11 AM, Ameer Papat [REDACTED] wrote:

Hi Lucy,

We have received the file back relating to your purchase of the flat and I make the following comments:

1. I attach copies of letters received from the seller's solicitors, Gelbergs, on 12 June 2007 and 15 June 2007, showing that the property has always been used as a flat;
2. I also attach a copy of a permission from Camden Council dated 31 October 2003 relating to the roof terrace boundary together with copies of the associated drawings which show that the flat was in existence in 2003 when planning permission was granted by the local authority in 2003;
3. In any event, it is quite clear that the property has been used as a residential flat since 2003 and, indeed, far longer. I cannot see there is a problem but would have thought a simple indemnity policy could be obtained if necessary (which I do not think it is).

Kind regards,

Ameer Papat

Partner
GSC Solicitors LLP





31-32 Ely Place, London EC1N 6TD | DX 462 London/Chancery Lane | Fax 

<image728e7a.PNG>

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