



Terms and Conditions

Property Cube Ltd was formed as a Property and Estates consultancy.

As part of the business we source & negotiate special incentives, financial discounts/deals with vendors of both new build and pre-owned properties in the UK and Overseas.

As the Client any Finder's Fee paid to Property Cube Ltd is to be deemed to be non-refundable once that exchange of contracts has taken place between you the client/ purchaser and the developer.

Any property referred to in any material/information supplied is accepted by the reader as an introduction by Property Cube Ltd and therefore no direct contact is permitted with the vendor and it is prohibited, unless permission is granted. If this agreement and statement is breached Property Cube Ltd reserves the right to charge a 5% (of gross/higher price) fee to the purchaser and/or the introducing agent.

The Client will be liable to pay a termination/administration fee (£250+vat per property) to Property Cube Ltd if they do not achieve exchange of contracts as a result of their own actions/inaction, non communication or attempting to deal direct with the vendor on any available properties.

In accordance with our services and in order to ensure that there will be no misunderstanding between Property Cube Ltd and you the Client, the following terms and conditions apply to any transaction that you enter into:-

1. The Finder's Fee shall be payable within 72 hours of reserving your chosen plot, failure to comply with this condition shall result in your chosen property being re-offered to other clients without further consultation.
2. As with all investments, property prices can go up or down. Property Cube Ltd cannot be held responsible for any losses incurred by the Client, as it is the Clients responsibility to take all appropriate advice, including legal advice and financial advice, before the Client commits to the purchase of any property.
3. Whilst Property Cube Ltd uses all reasonable efforts to ensure that the Property Information requested is accurate, current and complete at the date of publication, no warranty or guarantee or representation can be made, implied or inferred as to the accuracy of such information and should be checked out independently by the Client or the Client's Advisors.
4. Property Cube Ltd accepts no responsibility to the extent permitted by law for any errors, omissions or inaccuracies in any of the information of any kind or for any loss arising from the use of or any action taken in reliance on any information.
5. Property Cube Ltd is not authorised to give financial or legal advice and the Client should rely on the Client's own Financial or Legal Advisors.
6. For the avoidance of any doubt, the Client will in due course be required to comply with Money Laundering Regulations and give details of the identity as may be appropriate to any Legal or Financial Advisor.

Definitions

In these terms & conditions:

- 'Vendor' means the seller or the seller's agent of the properties in question. The vendor can therefore be a house builder/developer, receiver, administrator, owner or agent.
- 'Client' means the purchaser or recipient of the information or any associated parties to the recipient.
- 'Finder's Fee' means the fee charged by Property Cube Ltd. This fee can vary and is referred to in the property report or separately supplied.

For and on behalf of Property Cube Ltd