

This is the style of Offer specified in the Deed of Declaration by the Edinburgh Conveyancers Forum dated 12th October 2007

[Enter Name and Address]

Fax: [Click here]

Our Ref: [Click here]

Your Ref: [Click here]

[Click here]

Dear Sirs

For the purposes of this offer and the Edinburgh Standard Clauses (2007 Edition) aftermentioned:

The Purchaser means [Click here] residing at [Click here]

The Property means [Click here] together with any garden, garage, parking space and/or outbuildings.

The **Price** is [Click here] POUNDS STERLING (£[Click here]).

The **Date of Entry** shall be [Click here] or such other date as may be mutually agreed.

The Purchaser hereby offers to purchase from your client (hereinafter referred to as "the Seller") the Property at the Price and upon the conditions contained in the Edinburgh Standard Clauses (2007 Edition) specified in the Deed of Declaration by the Edinburgh Conveyancers Forum dated() and registered in the Books of Council and Session for preservation on() both 2007, and upon the following further conditions:-

- (First) The Price shall include:
(a) the moveables specified in the Seller's sales particulars (if any)
(b) the following additional items (if any): [Click here]
- (Second) This offer unless earlier withdrawn is open for verbal acceptance by 5pm today with written acceptance reaching us no later than 5pm on the fifth working day following this offer and if not so accepted shall be deemed to be withdrawn.
- (Third) This offer and any contract to follow hereon are entirely conditional upon (a) a satisfactory survey report and (b) a satisfactory valuation report being obtained by the Purchaser in respect of the Property. The Purchaser and his lenders shall be the sole judges as to what constitutes satisfactory reports.

Yours faithfully