



## Title register for:

**18 Foots Cray Lane, Sidcup, DA14 4NR (Freehold)**

**SGL422770**

Accessed on 02 March 2026 at 10:55:24

This information can change if we receive an application. This service can not tell you if HM Land Registry are dealing with an application.



**This is not an official copy. It does not take into account if there's a pending application with HM Land Registry. If you need to prove property ownership, for example, for a court case, you'll need to order an official copy of the register.**

### Register summary

**Title number** SGL422770

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#### Registered owners

18 Foots Cray Lane, Sidcup DA14 4NR

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**Last sold for** £342,000 on 24 November 2015

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### A: Property Register

This register describes the land and estates comprised in this title.

Entry number	Entry date	
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1	1985-02-06	BEXLEY
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The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 18 Foots Cray Lane, Sidcup (DA14 4NR).

2

The land has the benefit of a right of way over the part not included in this title of the passageway at the rear leading into Foots Cray Lane.

### **B: Proprietorship Register**

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

**Class of Title:** Title absolute

<b>Entry number</b>	<b>Entry date</b>	
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1	2015-12-16	PROPRIETOR: f 18 Foots Cray Lane, Sidcup DA14 4NR.
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2	2015-12-16	The price stated to have been paid on 24 November 2015 was £342,000.
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### **C: Charges Register**

This register contains any charges and other matters that affect the land.

**Class of Title:** Title absolute

<b>Entry number</b>	<b>Entry date</b>	
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1		The part of the rear passageway included in this title is subject to rights of way.
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2		A Conveyance of the land in this title dated 19 April 1933 made between (1) Philip Edward Shephard (Vendor) and (2) Arthur North (Purchaser) contains covenants details of which are set out in the schedule of restrictive covenants hereto.
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3		The following are details of the covenants contained in the Conveyance dated 19 April 1933 referred to in the Charges Register:-
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"THE Purchaser to the intent and so as to bind (as far as practicable) the property hereby assured into whosoever hands the same may come and to benefit and protect the said Montrose Park Estate or so much thereof as shall remain unsold at the date of these presents hereby covenants with the Vendor in manner following (that is to say):-

That he and his successors in title will at all times hereafter duly observe and perform the stipulations and provisions specified in the said First Schedule hereto

#### THE FIRST SCHEDULE

1. Not more than one dwelling-house with garage and other approved outbuildings shall be erected on the land hereby sold.
2. The Purchaser shall forthwith make and hereafter maintain proper boundary walls or substantial fences on the boundaries of the property marked "T" on the said plan.
3. Save for such dwelling-house outbuildings and fences as aforesaid no building or other erection shall at any time hereafter be raised placed or built upon the property.
4. The line of frontage of any building to be erected on the property shall be distant from the roads in front and rear (if any) of the property by not less than 20 feet.
5. No building to be erected on the property shall at any time hereafter be used for any purpose other than a private dwelling-house or stables coach-house garage and outbuildings belonging thereto and no trade or business shall at any time

be set up or carried on in or upon the property or any part thereof.

6. No gravel sand clay or earth shall be excavated or removed from the said land except is so far as may be necessary for the excavation of foundations for building thereon.

7. The Purchaser shall not be entitled to any easment or right of light air or otherwise which would restrict or interfere with the free use of any adjoining or neighbouring property for building or other purposes and nothing in these stipulations shall be deemed to create a building scheme affecting any such adjoining or neighbouring property or impose on the Vendor or his successors in title any restrictions or obligations in regard thereto.

NOTE: "T" marks referred to in paragraph 2 of the First Schedule above affect the Eastern, Southern and internal Western boundaries of the land in this title.