



Title register for:

62 Woodlands Avenue, Sidcup, DA15 8HA (Freehold)

Title number: SGL316582

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Register summary

Title number	SGL316582
Registered owners	EVELYN MARGARET MARTIN 62 Woodlands Avenue, Sidcup, Kent DA15 8HA
Last sold for	No price recorded

A: Property Register

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

Entry number	Entry date	
1	1981-04-24	BEXLEY The Freehold land shown edged with red on the plan of the above Title filed at the Registry and

being 62 Woodlands Avenue, Sidcup, (DA15 8HA).

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

Entry number	Entry date
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1	1983-09-23	PROPRIETOR: EVELYN MARGARET MARTIN of 62 Woodlands Avenue, Sidcup, Kent DA15 8HA.
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C: Charges Register

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

Class of Title: Title absolute

Entry number	Entry date
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1	A Conveyance of the land in this title dated 7 May 1929 made between (1) Frank Harvey Ayling (Vendor) and (2) William Frederic Dominico Brine (Purchaser) contains covenants details of which are set out in the schedule of restrictive covenants hereto.
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2	The following are details of the covenants contained in the Conveyance dated 7 May 1929 referred to in the Charges Register:-
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"The Purchaser to the intent and so as to bind (so far as practicable) the property hereby assured into whosoever hands the same may come but not so as to render the Purchaser or his successors in title or assigns personally liable in damages for any breach of covenant committed after he or they

shall have parted with all interest in the property in respect of which such breach shall occur hereby covenants with the Vendor that he the Purchaser and his successors in title and assigns will at all times hereafter duly perform and observe the said stipulations and restrictions contained in the Schedule hereto.

THE SCHEDULE

1. For ever to maintain on the sides of the land hereby assured which are marked "T" within the boundary on the said plan a fence not less than 3 feet high.
2. No building or erection except a boundary wall or fence not more than 6 feet high shall at any time be erected on the land hereby assured in advance of the building line shown on the said plan.
3. The Purchaser shall pay a due proportion of the expense of making maintaining repairing and cleansing the road and footpath on which the land hereby assured abuts until the same shall be taken over by the Local Authority such proportion in case of dispute to be decided by the Vendor's Surveyor and the Vendor shall have the right of entry and access to all footpaths and roads on the estate for the making maintaining repairing and cleansing thereof but without any obligation or liability to do so.
4. No building shall be erected on the land hereby assured other than a private dwelling-house with or without a garage and other offices and outbuildings for occupation with the dwelling-house.
5. No trade or business of any description shall be carried on upon the property hereby assured or any part thereof but this stipulation shall not preclude

the use of the said property for the practice of a solicitor or other professional person but nothing herein shall permit the carrying on of a school upon the said property.

6. The Purchaser shall not be entitled to any right of light or air which would restrict or interfere with the free use of any adjoining or neighbouring property for building or other purposes.

7. The Vendor reserves to himself the right to waive alter or amend all or any of the foregoing stipulations and restrictions as regards any other portion of the piece or parcel of land assured to him by the said conveyance of the 27th day of September 1928 in such manner as he shall think fit."

NOTE: The "T" marks referred to in clause 1 affect the North-west, north east and south east boundaries of the land in this title.