IPK BUYER GUIDE

A simple guide to taking part in an IPK property sale

The IPK Way is a transparent, time-limited property sale process. Review the available information, register, view the property and submit your offer through the IPK platform within the published timetable.

How the process works

1

Register your interest

Open the property link and complete the online registration. You will need a valid identity document and a credit or debit card to complete the registration process and any applicable buyer requirements shown on the platform.

2

Review the property information

Use the IPK property page and Data Room to review the available property documents, disclosures, sale terms, Special Conditions of Sale and agreed-form CPCV before deciding whether to proceed.

3

Arrange a viewing

Request a viewing directly from the IPK property page. Viewings must take place within the published campaign period and will be confirmed through the process shown on the platform.

4

Take independent advice

Obtain your own legal, technical, tax and financial advice where required. The information provided consists of property and process facts and is not advice on whether the property is suitable for your personal circumstances.

5

Submit your offer

During the published offer period, submit your offer through the IPK platform. Follow the offer increments, deadlines and property-specific conditions displayed on the property page.

6

If you are the successful buyer

If yours is the highest valid offer and the Reserve Price is achieved or validly waived by the seller, you must proceed in accordance with the published sale terms and sign the agreed-form CPCV within the stated timeframe.

Important points

Topic	What you need to know
Reserve Price	The seller is not required to sell if the highest valid offer does not reach the Reserve Price, unless the seller validly waives it.
Offer commitment	Only submit an offer that you are ready and able to honour. Property-specific requirements may include a buyer commitment charge.
Equal process	All buyers participate under the same published rules. Private negotiations outside the IPK process are not permitted during the active campaign.
Information updates	Check the property page and Data Room for updates before submitting your final offer.
No guarantee of purchase	Registration, viewing or submitting an offer does not guarantee that you will acquire the property.

Before you submit an offer

- Read the Special Conditions of Sale and the agreed-form CPCV.
- Confirm your funding and prepare any required proof of funds.
- Complete all identity and compliance checks.
- Raise any factual questions through the property page before the deadline.
- Take independent professional advice where required.

This guide is a summary only. The property-specific platform rules, Special Conditions of Sale, Data Room documents and agreed-form CPCV take precedence.