



## KING CHARLES III CORONATION

HOW TO ORGANISE A STREET PARTY IN CELEBRATION

### EASTER EGGS

CHOCOLATE EGGS FOR  
THE WHOLE FAMILY

### DIY EASTER EGG HUNT

CREATE YOUR OWN EASTER  
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### CLOTHING APPS FOR 2023

THE TOP APPS FOR BUYING  
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GET READY FOR THE WORLD  
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## WELCOME TO THE LATEST EDITION

It's finally spring. The clocks have changed, and although it may be wet outside, at least the days are getting longer and the weather warmer.

Of course, this month, there is only one thing on everyone's minds, and that is the build up to the King's Coronation next month. On pages 2&3 we look at the history of the King's Coronation, as well as what to expect on May 6th, while on pages 4&5 we have a guide on how to arrange the most patriotic street party possible.

Of course, it is also Easter this month. On pages 6&7 we have two guides. One is all about our top Easter eggs for all ages, while the other feature looks at alternatives to chocolate eggs this year. Meanwhile,

on pages 8&9 we have our top tips to arrange the best DIY Easter egg hunt at home for the kids this holiday.

Keeping with the Easter theme, on page 13, we have a mouth-watering recipe to ensure you cook the best roast lamb to serve for your friends and family. Alongside our usual monthly gardening guide on pages 10&11, we also have a guide on the best clothing apps available at the moment and on pages 14&15 we have all the build-up to the Snooker Masters happening this month.

So, grab yourself a cuppa and an easter egg, take a break, and enjoy this month's magazine.

**Jonathan Wheatley**  
Editor

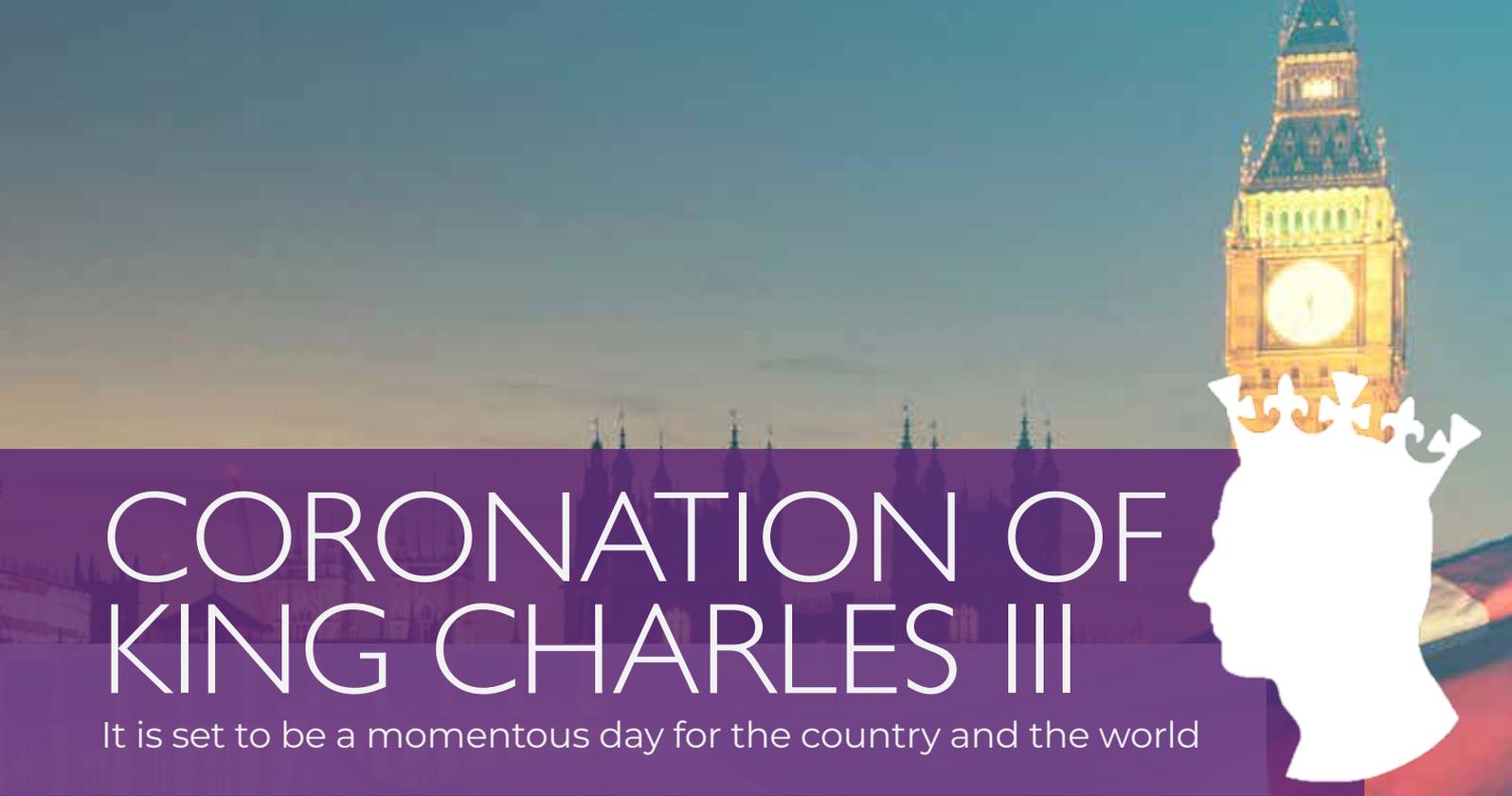


An iconic moment of British history is just weeks away, with King Charles III's coronation shaping up to be a memorable event, the likes of which most of us have never experienced before. This ceremony to crown the new sovereign will take place on Saturday, May 6 at Westminster Abbey, in London.

The whole of the United Kingdom and the wider Commonwealth will be an explosion of red, white and blue as celebrations last throughout the days running up to and after the big date. An official bank holiday has been declared for Monday, May 8, ensuring three full days of celebrations can be held and observed.

### WHAT EXACTLY IS A CORONATION?

The coronation is the official ceremony where the new sovereign is religiously and physically crowned. This is a moment which marks the transfer of their title and powers, as King Charles III becomes the head of the Church of England. While this is a formal ceremony, Charles is actually already the King, which he automatically became following the death of his mother, Queen Elizabeth II, on September 8, 2022. As Queen Elizabeth II was the longest-reigning monarch in British history, having served for more than 70 years from February 1952, the majority of people today will only know a world with her at the helm of the country, making this year's coronation that little bit more special.



# CORONATION OF KING CHARLES III

It is set to be a momentous day for the country and the world

## HOW YOU CAN CELEBRATE THE HISTORIC WEEKEND

As part of the celebrations, pubs, clubs and bars will be able to stay open for an additional two hours on both the Friday and Saturday to allow revellers more time to celebrate. People up and down the country are also being encouraged to host their own street parties, to break bread and spend time with those who live around them. Scenes are expected to be similar to the wave of national pride seen across the land in February 2022 as part of the Platinum Jubilee of Queen Elizabeth II.

## BUCKINGHAM PALACE CONFIRMS THREE DAYS OF CELEBRATIONS

Saturday, May 6 will mark the official coronation service at Westminster Abbey, which is a solemn religious event. The King and the Queen Consort, will arrive from Buckingham Palace in procession ahead of the service, which will be carried out by the Archbishop of Canterbury. While this ceremony has remained largely the same for more than 1,000 years, Buckingham Palace has already confirmed this year's coronation will "reflect the monarch's role today and look towards the future", while still being "rooted in long-standing traditions".

The ceremony itself is expected to be both shorter and smaller in scale compared to the last one held in 1953 for Queen Elizabeth II, which had around 16,000 participants. There will be a number of well-known faces in Westminster Abbey to observe the ceremony, including the Prime Minister, representatives from the Houses of Parliament and

heads of state. Following the coronation, the Royals will return to Buckingham Palace in a larger ceremonial procession.

An iconic balcony scene will take place to conclude the day, with the King and the Queen Consort joined by other members of the Royal Family to wave at the crowds expected to form around Buckingham Palace. Sunday, May 7 will see a special coronation concert and light show held at Windsor Castle, which will be staged and broadcast live by the BBC. A number of global music icons and modern day stars will take to the stage, with exact names yet to be confirmed by Buckingham Palace.

The Sunday will also mark the day when communities up and down the country will be encouraged to take part in "The Coronation Big Lunch". This will be a nationwide act of celebration and friendship, with people taking to their streets, gardens, parks and community spaces to share food and drinks to mark the occasion. The Big Lunch team at the Eden Project are overseeing this initiative, with free online resources available for anyone looking to host an event. The final day of official celebrations will be held on Monday, May 8 with The Big Help Out. A number of organisations, including The Scouts and the Royal Voluntary Service, are coming together to highlight the positive impact that volunteering has on the nation. In tribute to the King, there will be voluntary information events and work carried out to demonstrate how local areas benefit each year.



# CORONATION STREET PARTY

Six weeks is generally considered a healthy amount of time to plan a royal street party in advance

The coronation will take place on 6th May this year, forming a bank holiday weekend for all. Like all coronations, it is a religious ceremony during which the sovereign is crowned and the physical act of placing the crown on the monarch's head will take place. It formalises the monarch's role as the head of the Church of England and marks the transfer of their title and powers. There will be approximately 2000 guests expected to be present at the coronation at Westminster Abbey. Way over a million Brits already are expected to organise and attend street parties in the King's honour.

For this particular coronation, the King and the Queen Consort (Camilla) will travel to Westminster Abbey in the King's procession, and return to Buckingham Palace in a larger coronation procession, where they will be joined by other members of the Royal Family. It's during this procession that members of the public will be lining the streets in honour of their new King and Queen Consort, sending their adoration and enjoying the occasion with their loved ones. At such parties, it's customary to share food at fixed times throughout the procession to eat together. This could be in the form of a buffet, as it's easier to eat and organise during such joy-filled, energetic occasions. Street quizzes are also fun and get everyone around you involved, and it's usually a done thing to have a playlist of music adorning the ceremony too, helping to get everyone in the right celebratory mood.

It's extremely easy to arrange, plan and legalise a street party. For the King's coronation, you can hold a street party anywhere – a driveway, a car park, or on the street itself. If you are thinking of doing the latter and you want to close your road, you will need to get in touch with your local council, and you can find more information about what you'll need to do here: <https://www.gov.uk/organise-street-party>. If you are closing the road, you will probably need to get liability insurance as well, which doesn't cost very much (up to £50), but your council will tell you whether this is the case.



Street parties aplenty for the coronation of King Charles III, so make sure you attend or organise the best one in town!

Six weeks is generally considered a healthy amount of time to plan a royal street party in advance. The government will need to enforce traffic regulation if needed to cater for your party, and these six weeks will allow enough time to make all the necessary legal arrangements. Once any applications are approved, you can begin inviting guests. There are many ways to inform your friends and loved ones of your upcoming party. Handwritten letters through front doors, and WhatsApp groups are perhaps the most effective methods, but the good old-fashioned way of word of mouth can be just as useful, and word spreads fast, especially when there's a coronation around the corner! For your convenience, here is an interactive map so you can keep track of parties and events taking place in your area: <https://coronation.gov.uk/coronation-map-launched/>

## FOOD AND DRINK

### Coronation chicken:

Otherwise known as Poulet Reine Elizabeth, coronation chicken is the perfect, most classic food item to be enjoyed at the King's Coronation, especially in name of our late Queen. Constance Spry – an English food writer and flower arranger, and Rosemary Hume, a chef, both principals of the Cordon Bleu Cookery School in London – invented this dish for the banquet of the coronation of Queen Elizabeth II in 1953. The dish typically consists of cold cooked chicken meat, herbs and spices, and a creamy curry based sauce. It can be eaten as a salad or used to fill sandwiches.

## CORONATION AUBERGINE

This is a wonderful vegetarian option to coronation chicken. Aubergines don't just make for great side dishes, they can also stand front and centre, like in moussaka, for instance. For this recipe, it can be purposed as either. The aubergine gets coated with flavour and fried until tender, before finally being drizzled with a delicious coronation-style dressing.

### Ingredients:

225ml olive oil  
3 cloves of garlic, minced  
1 small onion, grated  
1 teaspoon paprika  
1 teaspoon salt  
2 large aubergines, sliced into 1cm thick slices (about 600g)  
For the dressing:  
200g Greek yogurt  
2 teaspoons curry powder  
2 cloves of garlic, minced  
1/2 teaspoon salt  
2 teaspoons mango chutney, finely chopped  
2 teaspoons whole milk



## THE PIMM'S ROYALE COCKTAIL

Pimm's is absolutely ideal for the summertime, but equally trendy for spring, especially at such an occasion as this. It has a punchy yet light and fruity character to it, making it wonderfully versatile for a whole range of fruits and herbs, including strawberries and mint.

### Ingredients:

1 1/2 ounces Pimm's No. 1  
3 ounces Brut Champagne or Cava  
cucumber, sliced  
orange, sliced  
strawberry, quartered  
mint garnish

### Directions:

Combine Pimm's, fruits, and cucumber into a glass. Muddle gently, if desired. Add ice and top with Champagne.





# UNIQUE EASTER EGGS

It is not all about the chocolate, after all

One of many people's favourite holidays is just around the corner. Easter Sunday this year is set to take place on April 9th. This is the time when people up and down the country will be purchasing baskets of chocolate eggs to give to their loved ones. However, these days there are plenty of options when it comes to Easter treats, to ensure there is something to excite the whole family.

## CHOCOLATE

Where else to start than the chocolatey treats that are already popping up on the shelves of pretty much every supermarket. These are the typical eggs which many get on a yearly basis and are perfect for anyone who likes chocolate. Luckily, there is also a wide price range in terms of the chocolate eggs on the market, going from affordable smaller eggs or retailer's own brands, right up to top quality options which use fine ingredients.



## DECORATIVE SENSORY TOY EGGS

Some children may not actually like the taste of chocolate or may be unable to eat it due to a health condition. Thankfully, there are plenty of eggs available which are not made from chocolate and can instead be used as toys or decorative items. For example, e-commerce retailer Etsy currently has a sorting game, which centres around one large egg which opens up to reveal a number of smaller eggs. This is a fantastic sorting and sensory gift for preschool children.

<https://tinyurl.com/Pastel-Eggs>



## CHEESE

For a slightly older generation, or simply someone who prefers cheese to chocolate, there are a variety of different egg-shaped cheeses available on the market for Easter. Butlers Farmhouse Cheeses, for example, are stocking both a cheddar cheese option and their beloved Blacksticks blue cheese, both in the form of Easter eggs. These gifts come packaged with sourdough crispbread and sticky fig relish, creating an excellent gift for a loved one.

<https://tinyurl.com/3hy6yzxp>

# EXCITING ALTERNATIVE EASTER GIFTS TO CHOCOLATE

Bored with chocolate eggs every Easter? Why not try something new this year?

## ADULTS

### LOOKFANTASTIC BEAUTY EGG - £65

Your answer to the perfect non-chocolate egg, this egg is packed with six products from your favourite beauty brands, Lookfantastic's answer to an Easter egg will have you wondering why you ever opted for chocolate. Containing £230 worth of makeup, skincare and hair goodies from Eve Lom, Elemis, Kerastase, Color Wow, Rodial and Diego Dalla Palma.



### LUXURY HOT CHOCOLATE SELECTION GIFT SET - £18.00

Give the gift of decadence this Easter, with Whittard's delightful hot chocolate range, suitable for vegetarians. Whittard has a long history of selling high quality teas, coffee gifts, and hot chocolate gift sets, with their original philosophy being "Buy the best", a principle they continue to live by to this day.

### MYVITAMINS BEAUTY SUPPLEMENT EASTER EGG - £21.99

Here is an Easter egg gift set to solve all your beauty needs, packed with its bestselling supplements, including the hair, skin and nail gummies as well as the beauty collagen stick packs and hot chocolate.



### CARROT SPLAT - £4.99

This Easter egg game is sure to generate plenty of fun and laughter over the Easter holidays with all the family. Whether it's played at home, or in a school classroom between teachers and children, or with friends, this Easter game really can be enjoyed by all ages.



### EASTER CARNIVAL BEAN BAG TOSS KNOCKDOWN CAN GAME SET - £14.99

This is a cute carnival bean bag toss game featuring an adorable Easter-themed style design. Set up the cans in a pyramid, then toss the bean bag to try to knock them down. Whoever knocks down the most cans wins! Simple, and tons of fun!

## KIDS



# DIY EASTER EGG HUNT

Celebrate Easter with an unforgettable egg hunt around your own home!

**E**aster is one of our favourite holidays. From the historical meaning to what it represents, there is something for everyone to enjoy at this time of the year. Of course, for our kids there is one reason to celebrate that rises above the lot—chocolate eggs! The tradition of gifting and eating chocolate at Easter is an essential part of how we celebrate in the modern day, and part of this tradition is the iconic Easter egg hunt! Children and adults alike will always enjoy embarking on a quest with the goal of finding sweet, sugary treasure. The great thing is that we are all able to give this experience to our children from the comfort of our own homes! Easter egg hunts are just as fun to organise as they are to complete, and the concept doesn't have to be limited to just Easter—we have experience creating hunts for birthday and Christmas presents, too! Let's take a look at how you can set up an Easter egg hunt around the home.

## WHAT TO HIDE

The fundamental aspect of any hunt is the items that need to be found. You have a number of options for this, depending on the type of hunt you wish to create. The first option is to hide clues, with the end goal being the entire chocolate haul hidden in one place. There will be more on clues later on. The most common type of hunt that we've seen, however, is where there are many small treats hidden in lots of different places. These treats can be anything, but it is important to make sure they are satisfying enough by themselves to make them satisfying for your children—we don't want them getting bored before they've found everything! You should also make sure that the individual treats are not going to add up to an excessive final product, however, as the health of our children should still be on our minds, even at Easter! Common treats include small chocolate eggs that are individually wrapped in foil, which are easy to hide and very much fit the theme of an Easter egg hunt. Alternatively, you could try to find miniature bags of chocolates or sweets to hide at each location. One other option that we've seen in the past is putting one or two loose treats inside a plastic egg shell, which your children can collect and crack open once they've found them all. An important consideration is how many children will be doing the hunt—if you have more than one, you'll need to ensure that there is an equal number of treats at each location, and it is best to colour-code them to ensure that everyone gets their fair share.

**Hide clues**  
with the end goal  
being the entire  
chocolate haul  
hidden in one place.

## WHERE TO HIDE

Now you have all of the treats sorted out, it's time to think about where to hide them. The most important thing is to maintain a balance between easy and difficult locations, to avoid the hunt becoming boring or impossible. We like to use noteworthy places around the house—think windowsills, bathroom, bookcases and anywhere else that your children often use. We've even hidden some in plain sight on top of games consoles and the television before! An exciting option—if the weather holds up—is to hide some outside in the garden as well. On or in plant pots is a great place to start, and you can also hide some on garden furniture or even on the edge of a pond if you're lucky enough to have one. Just make sure there's no way for them to fall in, as the fish aren't as keen on chocolate as we are!

## HOW TO CONDUCT THE HUNT

So the treats are in place, but how do you get your children to find them? As before, there are a couple of different ways to do it. Firstly, you could tell them exactly how many they should have each by the end and simply let them loose. If you can trust your little ones to not get too competitive, this is an exciting way for them to spend a morning! However, we are big fans of getting creative and guiding the kids around the hunt using clues at each location. Whether you give vague, cryptic descriptions of the next location, use rhymes to tell them where to go or simply say where the next eggs are, your kids will love discovering the treats and notes at each location and then making their way to the next. This method works well if you have multiple children, as you can go around with them and ensure that no one is taking more than their allocated amount—the last thing we want is some Easter drama!

## LIST OF PLACES TO HIDE THE EGGS

- 0 Windowsills
- 0 Bathroom
- 0 Bookcases
- 0 Teddies and toys
- 0 The wardrobe
- 0 Under the bed
- 0 The fruit bowl
- 0 Television
- 0 Games consoles
- 0 In the trees
- 0 Plant pots
- 0 Furniture, inside and out

# APRIL GARDENING GUIDE

April is the perfect time to start preparing your garden for the summer months, and there are plenty of tasks to keep you busy. In this article, we'll take a look at some of the things you can do in your garden in the UK in April.

## TIDY UP YOUR GARDEN

One of the first things you should do in April is to tidy up your garden. Remove any dead leaves and debris that have accumulated over the winter months. This will help to prevent pests and diseases from taking hold and will make your garden look much tidier. You should also prune any dead or damaged branches from trees and shrubs, and cut back any overgrown hedges.

## PREPARE YOUR SOIL

April is the perfect time to prepare your soil for planting. If you haven't done so already, add compost or well-rotted manure to your soil to improve its quality. You should also dig over your soil to break up any clumps and make it easier for plants to grow. This is also a good time to add any fertilisers or soil improvers that you may need.

## START SOWING SEEDS

April is a great time to start sowing seeds for your summer crops. You can start sowing indoors or in a greenhouse and then transplant them outside once the weather has warmed up. Some great crops to sow in April include tomatoes, peppers, aubergines, and courgettes. You can also sow seeds for flowers such as marigolds, petunias, and pansies.

## PLANT BULBS

If you want to add some colour to your garden, now is the time to plant bulbs. You can plant bulbs such as tulips,





You can start sowing indoors or in a greenhouse and then transplant them outside once the weather has warmed up

April is an exciting time for gardeners in the UK, as spring is in full swing and the weather is starting to warm up

daffodils, and hyacinths in borders or in pots. Make sure to plant them at the correct depth and distance apart to ensure that they grow properly.

### WEED YOUR GARDEN

Weeds can quickly take over your garden if you don't keep them under control. April is a good time to start weeding your garden and removing any unwanted plants. You can use a hoe or hand tools to remove weeds from your soil, or you can use weed killer if you prefer.

### WATER YOUR PLANTS

April can be a dry month, so it's important to make sure that your plants get enough water. Water your plants regularly, especially if you have newly planted seeds or bulbs. You should also make sure to water your plants in the early morning or evening when it's cooler to prevent evaporation.

### KEEP AN EYE OUT FOR PESTS AND DISEASES

Pests and diseases can be a real problem in the garden, so it's important to keep an eye out for any signs of trouble. Check your plants regularly for any signs of damage, and take action if you spot any pests or diseases. You can use organic pest control methods, such as companion planting or using natural predators, to keep pests under control.

In conclusion, there are plenty of things to do in your garden in the UK in April. From tidying up your garden to sowing seeds and planting bulbs, there are many tasks that will help you to prepare your garden for the summer months. Make sure to water your plants regularly and keep an eye out for any signs of pests or diseases. With a little bit of work, you can create a beautiful and productive garden that you can enjoy all summer long.



# BEST CLOTHING APPS FOR 2023

There are a wide variety of clothing apps, where you can find great bargains and make money



Shein is successful worldwide and offers a wide range of products for less than £15, making it ridiculously affordable

Online retailers (or e-tailers) are booming these days, especially clothing sites and apps. The pandemic has only helped to spur on e-commerce and the trading of second hand clothing, and the number of clothing apps are forever increasing. One of the most reliable ways of finding bargains is through sheer perseverance, and because these are phone apps you can access whilst on the go, it has become much easier to shop around, even when you have a few spare moments in the day. Keep your eye out for what you're looking for, place cheeky bids, and never stop browsing.

Selling online is also a lot easier than it was ten years ago because the process is now regulated much tighter and more securely, ensuring smooth and speedy transactions from start to finish.

The most important rule to remember, however, especially when you're buying, is: never be afraid to ask questions. You're buying online, of course, and you don't truly know what you're going to get until you get it, so ask away!

## DEPOP

Based in London, Depop is a peer-to-peer social e-commerce company with an expanding global presence in the United States, Australia, New Zealand, and Italy. This app enables access to second-hand clothing items through a simple and engaging platform, the user experience of which resembling

social media. It is free to list items on the app, Depop takes a 10% commission on sales, and offers protection on all purchases.

## SHEIN

Shein is an online, Chinese-based, 'fast fashion' retailer. The company is known for its affordably priced apparel. Due to their competitive pricing strategy, Shein is successful worldwide and offers a wide range of products for less than £15, making it ridiculously affordable compared to most other outlets of its kind.

## ASOS

Wildly popular and in its twenty-third year of business, ASOS is a British online fashion and cosmetic retailer. Primarily aimed at young adults, the website sells over 850 brands as well as its own range of clothing and accessories. ASOS sells fashionable clothing, shoes, and even maternity wear, and also boasts the advantage of finding unique labels that may not be accessible from anywhere else in the world.

## VINTED

Growing rapidly in popularity is Vinted, a Lithuanian online marketplace for buying, selling and exchanging new or second-hand items, mainly clothing and accessories. Vinted's main advantage is that it's fee-free for sellers, letting you declutter at speed. This is great for flogging cheaper items, especially clothes worth only a few quid, where the fees on eBay would dwarf the gain.



# MOUTH WATERING ROAST LAMB

Be the talk of the town with this centrepiece of the upcoming holiday

Easter is a fantastic time of the year when families up and down the country have many treasured traditions. From delicious chocolatey eggs to marking a time of fresh beginnings, Easter is a great period to step back and reassess.

If part of your Easter celebrations is a traditional Sunday dinner, then roast lamb is almost guaranteed to appear on your table. To make sure your meal is as memorable as it can be this year, here is an easy peasy roast leg of lamb recipe.

## METHOD

- 1) Start by heating your oven to 220C / 200C fan / gas 7. Take all packaging off your leg of lamb and keep a note of the weight to ensure you get the right roasting time. Make small 5 cm incisions into the meat using a sharp knife at an angle, to make sure the flavourings will be less tempted to push out while roasting.
- 2) Insert one sprig of rosemary, a slice of garlic and a small piece of anchovy into each of the holes you have made, pressing in with your finger. Season the meat with salt and pepper, then rub the lamb with the olive oil, before moving to your roasting tin on top of the onion slices. Roast this for 20 minutes.
- 3) Lower the heat of the oven to 190C / 170C fan / gas 5 and cook for a further 15 minutes per 500g of meat. For a rough guide, this should be 1hr for a 2kg leg.
- 4) Cover with foil and leave to rest for 15 minutes before carving. Save your tray of delicious juices and onion slices to make your own homemade gravy.

## PREPARATION

20 mins

## COOKING

1 hr and 40 mins

## INGREDIENTS

- Leg of lamb, weighing between 2kg and 2.5kg
- A small bunch of rosemary
- Four to five garlic cloves
- Four to six brown anchovy fillets
- Two tablespoons of olive oil
- Two large onions



# 2023 WORLD SNOOKER CHAMPIONSHIP

Snooker fans up and down the country will already have the 2023 World Snooker Championship marked on their calendar - and there is not long to wait at all.

This is a professional snooker tournament, which is set to invade The Crucible Theatre, in Sheffield, from Saturday, April 15 through to Wednesday, May 1.

Sponsored by Cazoo, this promises to be two weeks of pure sporting action, and will mark the 47th consecutive year that the World Snooker Championship has been held at the Sheffield venue.

The World Snooker Championships completes the highly esteemed Triple Crown Series, alongside the Masters and the UK Championships, which are held in January and November, respectively.

The victor of the Sheffield event will take away the distinctive World Championship trophy, which has been in use since all the way back in 1926 and is topped by an iconic Greek shepherdess figurine.

While being one of the sport's longest running events, this is also one of the most lucrative, with the total prize money for the 2021 reportedly topping almost £2.4 million.

## WHAT HAPPENED LAST YEAR?

Englishman Ronnie O'Sullivan will be looking to defend his title this year, after defeating 2019 champion Judd Trump 18-13 in the 2022 final.

Victory in 2022 also marked O'Sullivan's seventh title in the competition, which is the joint most gongs in the modern era, alongside Scotland's Stephen Hendry.

## WHO ARE THE BOOKIES BACKING TO PERFORM WELL?

Four players are currently leading the way in terms of the bookies' favourites.

At the top spot, which most people would agree with, is returning champion Ronnie O'Sullivan at 9/2, while Judd Trump features at 5/1, Neil Robertson at 13/2 and Mark Selby at 15/2.

However, the wonder of this tournament is that less fancied participants regularly have the chance to shine on the big stage and make a name for themselves.

## HOW WILL THE VICTOR BE DECIDED?

The World Snooker Championship marks the final ranking event of the 2022-2023 snooker season, which has so far seen competitions held in Germany,



This promises to be two weeks of pure sporting action, and will mark the 47th consecutive year that the World Snooker Championship has been held at the Sheffield venue

Everything you need to know about one of the most eagerly anticipated events in the sport's calendar

Hong Kong, Northern Ireland, Scotland, Wales, Thailand and England. A qualifying tournament will be held earlier in April to decide on featuring players for the Sheffield event and will be played as a best-of-19 format, with the seeded draws still in place.

In total, 32 players will reach The Crucible this year to take part in the knockout stages, including the top 16 players in the world rankings, who automatically qualify, joined by a further 16 who gain entry through the qualification tournament.

Only three previous victors have come through the qualifying process, with the last being Shaun Murphy in 2005.

### WHAT IS THE VENUE LIKE FOR SPECTATORS?

Spectators will be able to watch the various stages of the tournament from within The Crucible Theatre's small, three-sided arena. This has been designed to ensure nobody in the whole site is ever more than 20 metres from the thrilling action.

### HOW YOU CAN WATCH

Many tickets have already sold out for the later stages of the competition, including the final and most of the semi-finals.

However, there are a select few tickets remaining for the quarter final stages and the opening two rounds.

For those looking for an even comfier experience at The Crucible, then there are VIP and premium packages available, which include a number of bonuses, such as prime view seating in allocated rows, programmes, refreshments and a three-course meal within the Sheffield venue's own restaurant.

If you are unable to attend the venue to take in a game or two, then do not fear as the BBC will be broadcasting the goings-on of the tournament across the globe to ensure nobody misses out.

### EVEN MORE SNOOKER ACTION TO FOLLOW

Those who enjoy the occasion at Sheffield's The Crucible will not have to wait too much longer for yet another hotly contested snooker competition.

The World Seniors Snooker Tour will return to the venue following the World Snooker Championships. This is set to take place from Wednesday, May 3 until Sunday, May 7. Last year saw Lee Walker crowned as the World Championship in this competition, following a blood-pumping final against Jimmy White, with this year's competition already shaping up to field an impressive field of players.

The Avenue, Necton

OIEO £375,000



Superb, extremely well presented, spacious detached three bedroom bungalow situated in a cul de sac location in Necton. This fantastic extended property offers bespoke fitted kitchen, 4 piece bathroom suite, utility/ cloakroom, parking, gardens, and gas central heating.

SWAFFHAM - 01760 721389 - [info@longsons.co.uk](mailto:info@longsons.co.uk)

Swaffham - 01760 721389

Watton - 01953 883474

CALL US TODAY FOR A FREE NO OBLIGATION VALUATION

## Necton, Swaffham

£425,000



Superb, really well presented, modern detached four bedroom house situated in the popular, well serviced village of Necton. This spacious property offers kitchen/dining room, en suite shower room, garage, utility room, gardens, parking, gas central heating and UPVC triple glazing!

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## Admirals Court, Swaffham

£300,000



CHAIN FREE! Extremely well presented, detached chalet style house situated on the popular Heathlands in Swaffham. This superb property has recently been redecorated throughout and offers modern kitchen, new carpets, gardens, parking, utility room with office potential and backs onto open countryside

SWAFFHAM - 01760 721389 - [info@longsons.co.uk](mailto:info@longsons.co.uk)

## Whitsands Road, Swaffham

**OIRO £425,000**



Well presented, spacious, detached three bedroom bungalow with generous gardens conveniently situated within easy reach of Swaffham town centre. The property offers good size garage, parking for several vehicles, two receptions and a garden room, kitchen/breakfast room, gas central heating and more!

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## Bramwoods House, Swaffham

**£475,000**



Four bedroom, detached house situated in the heart of the Norfolk village of North Pickenham. Formally the village shop, this property offers spacious ground floor accommodation with annex potential (STPP) and includes garden room, two reception rooms, wrap around gardens and large garage/workshop!

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Swaffham - 01760 721389

Watton - 01953 883474

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## Neville Close, Thetford

**Guide Price £325,000 - £350,000**



Guide Price £325,000 - £350,000

Spacious, well presented, semi-detached bungalow with double garage situated in a cul-de-sac location in the popular village of Saham Toney. This fantastic property offers parking, conservatory, UPVC double glazing, gardens and gas central heating

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## Monkhams Drive, Watton

**£230,000**



Two bedroom link-detached bungalow ready for updating situated in Watton. The bungalow offers heaps of potential and includes garage, off road parking, gardens and UPVC double glazing.

Available chain free!

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## Bellmere Way, Thetford

**Guide Price £350,000 – 375,000**



Guide Price £350,000 - £375,000. A spacious four bedroom detached house situated in the sought after village of Saham Toney in a cul-de-sac location, boasting two reception rooms, fitted kitchen, family bathroom, UPVC double glazing, off road parking, garage, sizable rear garden. No onward chain.

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## The Limes, Thetford

**Offers Over £325,000**



Extremely well presented detached two/three bedroom bungalow situated in the popular village of Ashill. This superb property boasts really well presented gardens, garage with remote control main door, parking, garden room and open field views to the rear.

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Hall Lane, Hingham

£590,000



Individual, very well presented detached chalet style house with five double bedrooms situated in the popular, sought after village of Hingham. This fantastic property boasts two reception rooms, two bathrooms, inglenook fireplace, conservatory, double garage, good-sized gardens and parking.

WATTON - 01953 883474 - [watton@longsons.co.uk](mailto:watton@longsons.co.uk)

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**HOW MUCH  
IS MY  
PROPERTY  
WORTH?**



# Present your house for sale by de-cluttering...

Maximise your home's potential and create spacious rooms enticing potential buyers – simply by de-cluttering!

“ De-cluttering allows you to... maximise your space, emotionally prepare you to move, and will allow you to focus your buyers on what is important ”

If you are looking to sell your house, or have had your home on the market for a while now, then you probably want to get the maximum sale price in the quickest time. There are a few things you can't control – but the one thing that is in your control, is the look and feel of the interior and exterior.

While it's worth spending time fixing and cleaning your house before potential buyers come and view, it's also important to de-clutter. This creates spacious rooms and also allows you to decrease and organise your personal items before you move yourself. Of course it's understandable that you don't to want spend money, time and energy on a home you are about to leave, however, a lot of people are looking for a house in which they can move straight into. Maintaining your

property might even save you thousands of pounds; it could even reduce added expenses of living in your home whilst waiting for a sale. And it might even help avoid possible reductions in the asking price.

The main reason in which people move house tends to be because they lack space in their current home. They want a home that is spacious and in which they can grow into. If a potential viewer comes to your home and sees that there is lack of space, then this will turn them away.

De-cluttering allows you to remove any unnecessary items in an untidy or overcrowded place. It will help maximise your space, emotionally prepare you to move, and will allow you to focus your buyers on what is important.



So where should you start?

You need to create a great first impression and focus on the rooms themselves. You will notice that the first things you see in each room are personal items. Where possible you want to create the look of a

them into things you want to keep and things you want to get rid of. You may even find that you have collected a cupboard full of paper work. Get yourself organised! Don't just throw it all away, but file it and go through it thoroughly. This will also make it easier when you move.

De-personalising can also be a great way to de-clutter. Too many personal effects can be distracting to buyers. They want to see a house in which they can make their own memories rather than seeing yours. Again, personal items can be stored away. Remember

“ Where possible you want to create the look of a lifestyle that the potential buyers want ”

lifestyle that the potential buyer want. This usually has a 'show home' feel, rather than a 'lived in' feel. Minimising your things is the quickest way to do this: you want to ensure that potential buyers can do simple things, like, open any doors easily, ensuring that there are no obstacles.

So, what do we mean by clutter? There are two types: genuine clutter, and items that you want to keep but don't work for the sale of your property.

Genuine Clutter:

You need to go through the space and sort out each item, categorising

You also want to focus on little things like DVDs, books and trinkets. These items may have some small value so sell them or donate them to charity. Get rid of any old shoes and coats that are lying about in your porch or hallway. You might want to hide away the coats and shoes you do currently wear. Store them in your wardrobe, while you have viewings.

Items that you want to keep but don't work for the sale of your property:

You may want to consider putting some items in storage while you sell your home. Sometimes items are too large or even too small for some spaces and can make the room look odd. If you want to keep these particular items, then store them until you move into your new home.

that this is only a temporary way of living and hopefully it won't be for long! If you find you are keeping more things than you are throwing out, then think about whether or not it's in the right room or do you even need it now?

As previously mentioned, you can attempt to sell some of the things you have acquired over the years. Use sites like eBay, Gumtree and social networking sites to try and sell items. You may want to even hold a house sale for the remaining items that you can't sell. Failing that, why not donate to charity.

The end goal is still the same and it's important to help potential buyers envision your house as theirs. So remember, de-cluttering will make your home more spacious and entice potential buyers!

# Top Tips!



If you are throwing away paperwork, shred anything that is confidential



De-clutter before agents come and take photos of your property. This will help attract more potential viewers online and get that first good impression



Don't spend too long on certain items and don't get distracted. Keep yourself motivated and race against the clock!



Make it fun! Play some music or watch TV while you de-clutter





## Your step-by-step guide to the conveyancing process

Once a sale has been agreed and is in the hands of your solicitor, it will go through the following stages. Sometimes additional work will be needed – for example, if the property is leasehold or is yet to be registered with the Land Registry. It is also important for buyers to discuss the availability of their deposit with their solicitor early in the transaction, and we strongly recommend that you contact your solicitor regularly so that they can keep you fully up-to-date with the progress and the latest timescales.

### Seller's solicitor's steps

- Obtain a copy of the Title Deeds (or office copies if the title is registered)
- Obtain a copy of the Energy Performance Certificate (EPC) (if applicable)
- The seller(s) will return a completed Property Information Form and a Fixtures, Fittings and Contents Form to the solicitors
- Copies of the above documents, plus a draft contract – this is known as an 'Information Pack' – will be sent to the buyer's solicitor
- Answer the buyer's solicitor's additional enquiries (for example, specific questions about fixtures and fittings) and obtain copies of any planning consent documents
- Agree the contract and arrange for the sellers to sign it in readiness of the exchange (below)
- All parties agree completion dates and the contracts are exchanged

### Between exchange and completion

- Obtain redemption figures from the mortgage lender and reply to requisitions on title
- Approve the transfer and arrange for the seller(s) and buyer(s) to sign
- Receive the agent's fee account and seek the seller's consent to settle this out of completion funds

### Completion date

This is the date the ownership of the property passes from the seller to the buyer, and it follows the successful transfer of funds. It's the date that the whole process works towards.

### Upon completion

- Receive completion funds and (only when this has been completed) instruct your estate agent to release the keys to buyers. Redeem mortgage and forward the financial statement. Forward any surplus funds (unless these are being used to fund an onward purchase). Ensure all outstanding bills are paid
- Forward transfer documents and deeds to the buyer's solicitors
- Forward evidence of 'discharge of mortgage' to the buyer's solicitors

## Buyer's solicitor's steps

- Obtain the Information Pack, including a copy of the EPC (if applicable) from the sellers' solicitor and raise any additional queries
- Initiate any specialist searches (for example: a coal search). Submit local, environmental and water searches and a chancel check. This takes about 10 working days in total, and enquiries are then usually raised from the results
- Approve the contract when all enquiries are satisfactory and complete. (At this stage, a mortgage transfer deed will need to be signed and witnessed)
- Receive a mortgage offer and instructions from the lender and deal with any conditions set out by them. Make sure that life cover and buildings insurance is being arranged
- Request the deposit, report back to the buyer, and arrange for the contract to be signed. Place buildings insurance and life cover in force
- All parties agree completion dates and the contracts are exchanged

## Between exchange and completion

- Raise 'requisitions on title' and prepare the draft transfer deed
- Report on title to mortgage lender and obtain funds for completion, including Stamp Duty (if appropriate)
- Prepare accounts, obtain signature to mortgage deed and undertake final Land Registry and Land Charges searches

## Completion date

This is the date the ownership of the property passes from the seller to the buyer, and it follows the successful transfer of funds. It's the date that the whole process works towards.

## Upon Completion

- Forward to the seller's solicitors the balance of funds - it is only then that they can authorise the release of the keys. Receive from the seller's solicitors, the transfer document deeds
- Stamp the Transfer Deed, register the buyer's ownership with the Land Registry and forward the deeds to the lender or client (where appropriate)

**Contract** - The agreement that sets out the main terms that have been agreed - for example: price, address, names, etc. Two copies are drawn up, and each party signs one in readiness for the exchange of contracts.

**Deposit** - The part of the purchase price (usually 10%) which the buyer pays on exchange of contracts.

**Exchange of contracts** - The swapping of signed contracts by the solicitors (together with the buyer's deposit). After this, the contract is binding.

**Energy Performance Certificate** - This contains information on energy use, energy performance, carbon dioxide emissions, and fuel bills.

**Land Registry** - The Government department that records who owns what land, and under what conditions.

**Local Authority Search** - A list of questions that are specific to the property and intended, for example, to discover if there have been any planning applications on the property, if the road to the house is maintained by the council, etc.

**Mortgage Redemption Figure** - The amount required to repay the outstanding capital/ interest of a mortgage.

**Property information form/fixtures, fittings and contents form** - Standard forms about the property that the seller answers for their solicitor (for example: what will be left behind, details of guarantees, etc.)

**Title Deeds** - Legal documents that prove ownership of land/buildings, and the terms on which they are owned.

**Transfer of Title** - The document that passes the ownership from the seller to the buyer.

**Stamp Duty for buy to let investors and second home owners** - An additional tax, paid by the buyer purchasing an additional property that is not their main residence. It includes buy to let landlords and those buying second homes and holiday homes. The higher rates will be 3 percentage points above the current rates of duty shown below.

**Requisition on title** - An enquiry relating to the completion arrangements.

**Seller's Pack** - This comprises a Property Information Form, a Fixtures, Fittings and Contents Form, a copy of the title deeds and the draft contract.

**Stamp Duty** - Currently, the Stamp Duty threshold for residential properties is £250,000. For first-time buyers you can claim a discount and won't pay Stamp Duty up to £425,000 on the purchase price and after that you will pay only 5% between £425,001 to £625,000.

However, how much you pay is also dependent on whether you already own another property or if you're a non-UK resident.



# Moving house?

From meter readings to removal companies, there's so much to remember when moving house. Here's our checklist of what to do and when

**F**irst of all, congratulations on your new home! The excitement has probably now kicked in but moving home can also be one of the most stressful and emotionally draining things you can do. However, careful organisation and planning can help decrease the stress and anxiety of moving. This comprehensive and essential checklist will help you do just that.

## Eight weeks - Research

Ideally, you want to start packing away any non-essential items as early as possible. This includes any items stored away in the loft, garage and shed. If you are not using it, pack it. Looking into your new area is also important, try to do this around eight weeks before you move. You might need to think about transferring your children to different schools and ordering new uniforms too. At this point, ensure you are also documenting all your important information away: that includes contact details, dates, contracts and information regarding your solicitor.

## Six weeks - Removal companies or do it yourself?

Now would be the perfect time to decide on a local removal company. Or if you don't have too much to move, you may want to do it yourself. You could even look into different van hire companies. At this point you've probably started packing away some bits, but if there is anything you decide not to take, then look into selling these items or donating them to charity. This will also give you an idea on the volume of items you have to move.

## Four weeks - Notify utility companies

This would be a good time for you to notify utility companies and inform them about your move to switch over. This includes gas and electricity, council tax, internet, phone rental and TV. You should also consider changing any car insurance, tax, memberships, phone contracts and inform your bank about the move. Now's the time to also arrange a date to have your new house cleaned before you move



“ It will be worth packing a night bag each to help everyone settle in, which means you won't have to rummage through everything to find your toothbrush! ”

in, and start ordering any new furnishings for your new property. Start packing away more items, that being, out of season clothes, books, dvd's and even bulky items, like TV's that aren't used often.

#### Two weeks - Confirm all details

Confirm your move with your removal company or van hire, estate agents and schools. If possible, try to organise someone to look after your pets and children for the day of your move, as this can also be a stressful time for them too. If your removal company doesn't disassemble any furniture or sort out the un-plumbing for the washing machine, then now would be the ideal time to organise these. Remember to also cancel any local services you receive: this could be window cleaners, gardeners and newspaper deliveries. You should now also think about re-registering to vote and getting your post re-directed after your moving date. Continue packing away more furnishings, kitchen appliances and crockery that you won't be using for the next couple of weeks.

#### 24 hours - Final check and walk round

You now have only 24 hours before you move, so double check that everything is packed away and ready for transit. It will be worth packing a night bag each to help everyone settle in, which means you won't have to rummage through everything to find your toothbrush! You may want to create an inventory of your boxes and

furniture to help you keep track of what you have and to help you ensure it doesn't go missing.

#### Moving day

Today is the day! You need to be ready for when your removal company comes. Ensure that you let them know if there are any fragile boxes that need extra care when handling. If you're moving yourself, then pack up your car or van and work out how many trips it may take. Before you leave, also take note of your final meter readings and send these off to your provider. Don't forget to leave your keys for the new owners!

#### You have arrived at your new home!

Give your removal company instructions of which boxes go in which rooms and make sure you are happy with everything that has arrived. Ensure you check for any damage before the movers leave. Read your new utility meters and send your readings of to your supplier. Taking photos of them will also ensure you have the correct reading if you need them again in the future. Unpack your essentials such as bed linen and clean towels. Don't worry about the rest, it isn't going anywhere! Order a takeaway, have a cup of tea and enjoy your first night with your family.

Right, so now you're all moved in, it's time to settle down, unpack and enjoy your new place. Remember, planning is essential to ensure your move runs stress free.

## Checklist

### Eight weeks

- Pack non-essential items
- Research your new area (transfer schools and order new uniform)
- Keep all important documents

### Six weeks

- Decide on a local removal company
- Clear out any unwanted items
- Keep packing

### Four weeks

- Notify utility companies
- Start preparation for your new house
- Keep packing

### Two weeks

- Finalise all details
- Organise pet and child care
- Cancel local services
- Keep packing

### 24 hours

- Check every room and ensure everything is packed
- Pack a night bag so everything is to hand
- Collect your new keys
- Make sure your phone is fully charged so you can get in touch with the estate agents or removal company

### Moving in

- Prepare for the arrival of the removal company and give them directions/your contact details
- Ensure everything is ready to move
- Record meter readings

### On arrival

- Give removal company instructions of what goes where
- Check for any damage before they leave
- Read your new utility meters and send them off to your supplier
- Check if the previous owners have left anything behind
- Unpack essentials
- Order a takeaway and sit back and relax!



Want to treat yourself to a proper removal company for your next move or are you prepared to do it yourself

# Removal company or brave it yourself?

**Y**ou're excited about your new home and location but the process of packing, organising and actually moving all of your items is something no-one really ever looks forward to. Not only that but you also have to contact utility companies, maintain a job, keep your children happy and clean your entire house. You do have super powers, right?

## Removal companies

Unless you live in a small property or flat, it could be worth hiring a professional removal company to help relieve some of the stress on the day. They have many skills and experience and some of the services they can provide include packing and

unpacking, dismantling and assembling furniture, loading your belongings quickly and securely, including those fragile and specialist items. They can even supply you with packing materials.

Hiring a removal company will also allow you the time to collect the keys to your new home. You also won't have to worry about the exhausting physical side of things, that being carrying boxes back and forth. Some services are great if you don't have much time to plan and get these done yourself; however these do often come at a premium and may not be suitable for those on a budget. When choosing a removal company

You also won't have to worry about the exhausting physical side of things, that being carrying boxes back and forth



its key to look at those which have good recommendations and reviews, as you need a company you can rely on. You can use comparison sites, such as [comparemymove.com](http://comparemymove.com) and [reallymoving.com](http://reallymoving.com), to help find you the best deals.

### Getting quotes

You should aim to get at least three quotes from removal companies, preferably from firms which will come out to your property rather than those who just estimate the cost over the phone, as you don't want any nasty charges later on. Plus it will give the company an accurate idea of any restricted areas in your home, if they can park a van or lorry, and how many

items you have. You should also ask for the price to be broken down so you can see just how much you are paying for when it comes to certain aspects like insurance, packing, an hourly rate, mileage and any storage costs.

Once you have found a removal company, it can be useful to send them a briefing sheet that includes information about any items which need to be specially packed, any difficult or large items, plus any carpets and curtains which need moving. Finally, it can also be helpful to send them a floor plan of the new property so they can unload efficiently.

## Top tips for packing

When packing, ensure you don't overload your boxes with heavy items, as these will be difficult to lift and could cause a back injury.

Fill any empty gaps using old newspaper, clothing, socks or even tea towels. This will help secure any items when they are being moved.

Create an inventory and label all your boxes and write the contents on each box with a marker. That way you will know which room each box is to go in. And if you are super organised, you could even colour code each room!

Pack heavier boxes on the bottom. This might seem like common sense but it will ensure that any of your fragile items won't break.

Pack a survival box. These are the things that you will need first and should include paper towels, bin bags, cutlery, the kettle, some mugs, tea, coffee, milk, sugar and finally, some toilet paper!

# THINKING ABOUT MOVING



If you're thinking about moving, then talk to us here at **Longsons**

We will be on hand to help market your property in the quickest time and for the **best** possible price.

RECEIVE A FREE PROPERTY VALUATION



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