

Your Ref: RP2900
Our Ref: 120683/1



9 January 2026

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Dear Benchmark Solicitors LLP

Our client: Albert Sarpong
Your client: KG Project Ltd
Property: Flat 14, 14-16 Carroun Road, London SW8 1JT

We refer to your letter dated 10.12.25, and note it only appears to deal with paragraph 20 of our letter dated 14.11.25. When does your client propose to instruct you to respond to the rest of the content of the letter dated 14.11.25?

Further, it appears that the insurance may have storm and escape of water cover, as suspected at paragraph 18 of our letter dated 14.11.25. Therefore, we also ask for your client to disclose evidence of whether this cover has been explored with the insurer.

Please respond within 14 days, in the absence of a response, we will take our client's instructions on proceedings to breach the impasse and invite the Court to assess all the relevant correspondence when arriving at a decision on costs.

Yours faithfully

HCR Legal LLP

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