

MASTER ADVOCATES®



REAL ESTATE SERVICES

Our Value Offering

Auction and Private Sale Bidding Services (Client Sourced Property)

Participating in real estate auctions can be very daunting and confusing for the inexperienced buyer.

You don't want to miss out, but you also don't want to pay too much or select the wrong property.

We take the stress and worry out of the auction or private sale and bidding processes.

The highly experienced team at Master Advocates are here to help. Once you have found your property, our expert buyer agents and advocates will give you the best chance in making it yours. All across Melbourne and wider Victoria, we can help you with your real estate auction or private sale bid:

Preparation: We ensure you have a strong plan in place before you attend an auction or make a bid. Being prepared dramatically improves your chances of securing a great purchase.

Attendance: Inexperienced bidders can find auctions or private sale processes to be intimidating and stressful. We will attend the auction with you or in your absence we will attend on your behalf as your advocates and limited power of attorney representatives under your instruction, where our advice and guidance will eliminate the chance of a bad purchase.

Negotiation: We bring years of experience when it comes to negotiating a property sale on your behalf, helping you obtain the best possible purchase price and terms for deposit and settlement.

Bidding: We will greatly improve your chances of winning at auction or private sale at the right price.

Cost = \$500 + GST

An agreed fixed engagement and service fee is to be paid upfront before service commencing, **applicable per client sourced property service.** This fee is due based on the professional service provided and not subject to a successful purchase of a property.

1. \$550 including GST (Property located within a 40km Radius of the Melbourne CBD)
2. \$1,100 including GST (Property located greater than a 40km Radius of the Melbourne CBD).

Should we be required to assist in preparation and due diligence checks prior to the auction date additional agreed fees may apply (Highly Recommended), including though not limited to:

3. A service due diligence fee (optional) of \$550.00 including GST per property is applicable for the due diligence service and comparable market analysis report opinion of best purchase price estimate range based on a property prior to Auction or via Private Sale.

4. A subsequent success fee of \$500.00 including GST may be applicable upon a successful negotiation/bidding service and acquisition of the target property

** Please note: If unsuccessful with the purchase of the property, these fees can be transferred and offset if client wishes to engage our Comprehensive Buyers Advocacy Service – Value Offering Package **

"Experience A Better Way"®



Buyers Advocacy • Property Management • Vendors Advocacy



Phone: 9379 1919 or 0408 988 118

Email: info@masteradvocates.com.au

Website: www.masteradvocates.com.au