

EXCLUSIVE SALES AGENCY AUTHORITY - RESIDENTIAL

The Vendor appoints the Agent to sell the Property. The Agent accepts the appointment and the parties agree that the appointment is subject to the terms as set out in this Agreement.

Vendor

Name Giuseppe Daniele Bona

Address 1/24 Rockbeare Grove, Ivanhoe

Email rpbona@hotmail.com

Mobile 0422413784

Agent

Name eXp Australia Pty Ltd T/A, Level 8 90 Collins Street Melbourne VIC 3000

Salesperson James Davis

ABN 20 633 936 295

Licence No. 084898L

Email tony.fanfulla@expaustralia.com.au

Mobile 1300 397 777

Property

being improved / unimproved land situated at and known as

2/24 ROCKBEARE GROVE, IVANHOE 3079

and being Allotment / Lot / Unit 2 on Plan 316 495

and being whole / portion of Certificate of Title Volume / Folio 100 93 / 940

Sale Details

AGENT'S ESTIMATE OF PRICE Section 47A the Estate Agents Act 1980 (VIC)

SINGLE AMOUNT

\$

OR BETWEEN

~~\$1650000~~

\$1,400,000

AND ~~\$1800000~~

13/5/26
\$1,600,000

Note: If a price range is specified, the difference between the upper and lower amounts cannot be more than 10% of the lower amount.

*Advertising and representations must not be outside the range or price estimate of the Agent (Section 47C of the Estate Agents Act 1980 (VIC)).

VENDOR'S ASKING PRICE

\$

MARKET WITH A FIXED PRICE*

\$

MARKET IN THE RANGE

☒ Yes

MARKET WITH NO PRICE

☐ Yes

METHOD OF SALE

Private Treaty

auction, list with price or range, no price, expressions of interest, tender

Property is being sold: ☒ with vacant possession OR ☐ subject to tenancy

☒ on payment of full Price

OR

☐ upon terms on payment of ☐ full deposit and ☐ the sum of \$