



## McGrath Neutral Bay Terms & Conditions

### Building & Pest

1. I understand that under this offer the report is uploaded directly to The Property Inspectors website without further approval of the agent, vendor or representative.
2. I acknowledge should the agent, vendor or representative request to withdraw the report or property for sale prior to the auction, a flat fee of \$600 will be billed to the commissioning party (COST OPTION 2 ONLY)
3. This property must have at least 10 days remaining until auction or end of sales campaign (COST OPTION 2 ONLY)
4. If a report is commissioned with less than 10 days from date of inspection until date of auction / end of sales campaign and we do not on sell a minimum of 2 copies of the report, the vendor / listing agent will be liable for \$300 (COST OPTION 2 ONLY)
5. I acknowledge that if a report is to be modified without the requirement of site attendance a fee of \$100.00 will be applicable
6. I acknowledge that if a second inspection of the property is required a fee of \$300.00 will be applicable
7. I acknowledge that I, a Real Estate Agent are not permitted to download a copy of the report when ordered under COST OPTION 2, if I choose to do so I agree to be billed a total sum of \$600.00.
8. I acknowledge that if I, the agent, vendor or related party download a copy of the report and the property is not sold or is withdrawn from the market, the commissioning party will be liable for the report, \$600.00 for Building & Pest reports (COST OPTION 2 ONLY)
9. I acknowledge that if it is found that an agent, vendor or vendor associated party are distributing a copy of the report they will become liable for the value of \$600.00 (COST OPTION 2 ONLY)
10. I acknowledge and accept that if I cancel or reschedule this appointment within 24hrs of the scheduled inspection, I will be liable for a fee of \$300



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### Strata

1. I understand that under this offer the report is uploaded directly to The Property Inspectors website without further approval of the agent, vendor or representative.
2. I acknowledge should the agent, vendor or representative request to withdraw the report or property for sale prior to the auction, a flat fee of \$330 will be billed to the commissioning party
3. This property must have at least 10 days remaining until auction or end of sales campaign (COST OPTION 2 ONLY)
4. If a report is commissioned with less than 10 days from date of inspection until date of auction / end of sales campaign and we do not on sell a minimum of 2 copies of the report, the vendor / listing agent will be liable for \$300 (COST OPTION 2 ONLY)
5. I acknowledge that if a report is to be modified without the requirement of site attendance a fee of \$100.00 will be applicable
6. I acknowledge that if a second inspection of the strata documents is required a fee of \$300.00 will be applicable
7. I acknowledge that the time selected when booking the appointment is not the time the inspection will be carried out, it will be booked for the first available time within the strata managers office
8. I acknowledge that I, a Real Estate Agent are not permitted to download a copy of the report when ordered under COST OPTION 2, if I choose to do so I agree to be billed a total sum of \$499.00.
9. I acknowledge that if I, the agent, vendor or related party download a copy of the report and the property is not sold or is withdrawn from the market, the commissioning party will be liable for the report, \$499.00 for strata reports (COST OPTION 2 ONLY)
10. I acknowledge and accept that if I cancel or reschedule this appointment within 24hrs of the scheduled inspection, I will be liable for a fee of \$300