Code 002
Exclusive Sale Authority

REIV
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Particulars of Appointment.

Agent: UPPER EAST SIDE (AUST) P/L T/AS UPPER EAST SIDE REAL ESTATE **ACN:** 604 050 795

Address: PO BOX 3059, IVANHOE NORTH VIC 3079

Attention: Peter Bozinoski

Phone: 9490 5570 **Mobile:** 0413136486 **Fax/Email:** peter@uppereastside.com.au

Vendor: Circan Property Investments Pty Ltd ACN 630637900 **ABN:**

Address:

Phone: **Mobile:** Salv 0412418049 **Email:** salv.cantone@bigpond.com

Property: Units 2 & 3, 288 Oriel Road, Heidelberg West

with goods being: As per contract of sale

Exclusive authority period: 90 **days.** **Continuing authority period:** _____ **days.**

Property sold: ☑ with vacant possession **OR** ☐ subject to a tenancy on payment of ☑ full purchase price

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

Vendor's price $ Unit 2 & Unit 3 - $610,000 payable in _____ days

Agent's estimate of selling price (Section 47A of the Estate Agents Act 1980). Note: If a price range is specified, the difference between the upper and lower amounts cannot be more than 10% of the lower amount.

Single amount $ $610,000 or between $ _____ and $ _____

Commission

A fixed *Commission (including GST) of $ _____ **OR**

A *commission (including GST) being the following % of the sale price:
2.75%, 50% payable within 14 days of unconditional sale and 50% balance on settlement

Dollar amount of estimated commission:

$ 16,775 which includes GST of $ 1,525

If sold at a *GST inclusive/*GST exclusive / *not subject to GST price of $ 610,000

*(*delete those that do NOT apply)*

(* Commission: Vendor please read the payment of commission terms at page 2, Item 1, before you sign this authority.)

Marketing Expenses (including GST).

Advertising $ Nil Other Expenses $ Nil TOTAL $ Nil

The Marketing Expenses are payable on

***the signing of this Authority / * written request** *(*delete the one that does NOT apply)* **DATE:** 12 / 10 /20 21

AGENT	VENDOR (S)

Agent's Copy

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