



Statement relating to passing over of information

This information has been supplied by the vendor or the vendor's agents. Accordingly Grenadier Real Estate Limited is merely passing over this information as supplied to us by the vendor or the vendor's agents.

We cannot guarantee its accuracy and reliability as we have not checked, audited, or reviewed the information and all intending purchasers are advised to conduct their own due diligence and investigation into this information, and seek their own legal and or other professional advice.

To the maximum extent permitted by law Grenadier Real Estate Limited does not accept any responsibility to any person for the accuracy or use of the information herein.

PRE-DEADLINE OFFER FORM FOR VENDORS AND PURCHASERS

1. If a purchaser wishes to make an offer for presentation prior to the advertised deadline date, the following procedure will apply:
2. Sales Consultant must notify the Business Owner/ Branch Manager or Sales Manager. Management approval must be gained before presenting any Pre-Deadline Offers.
3. The offer is prepared on the current form of ADLS/REINZ Agreement for Sale and Purchase of Real Estate, with the following clause added as a Further Term of Sale.

***In the event** that the Vendor considers this offer before the advertised date and agrees to adopt the pre-deadline sale procedure set out in the Pre-Deadline Offer Form by signing the form which the Purchaser has signed and which is attached hereto, the Purchaser agrees that the Purchaser will not withdraw this offer before _____ **am/pm** on _____ **(date)**, except in the case where such offer is rejected by the vendor.*

The Purchaser understands that this is an essential element of the pre-deadline offer procedure. If this condition is not included in the Purchaser's offer, the offer will not be considered by the Vendor prior to the advertised deadline.

4. The offer is presented to the Vendor for consideration. The Pre-Deadline Offer Form must be attached and signed by the Purchaser.
5. If the offer **is not acceptable** no counter offer is made, it is merely communicated to the Purchaser that at this stage the offer was not sufficient to bring the deadline forward.
6. If the offer **is acceptable** the Vendor signs the Pre-Deadline Form and a copy of the signed form is immediately provided to the Purchaser. The Vendor does not sign the offer at this stage. All other interested parties are then contacted and told that an offer to purchase the property has been received and may be accepted by the Vendor unless a better offer is received. The Vendor's intention to accept the Pre-Deadline Offer must be communicated to all parties within 2 hours of the Vendor communicating its intention.

7. If another party wishes to make an offer, all offers will be presented under the terms and conditions of the buyers Multiple Offer Acknowledgment Form. All interested parties must sign and include the Multiple Offer Acknowledgment Form when presenting their offer.

Prior to the presentation of the Multi Offer, the original Purchaser must be informed of the time, place and manner for the opportunity to make a better offer.

8. From the time of acceptance of this procedure by the Vendor, a minimum of 48 hours must be allowed, including at least one working day, to the time of the multi offer presentation. It is recommended that time records be kept of the procedure followed, and contact made.

9. Sales Consultants must notify their respective managers before presenting any multi offers. The offers will be presented in the following manner. Where the listing agent has an offer drawn up and they receive an additional offer through another Salesperson the offers will be presented by the Business owner or Listing Sales Consultant's Manager or Nominee to the Vendor. If the listing consultant has drawn up all or none of the offers they may present the offers to the Vendor once they have gained management approval.

Property Address _____

Purchaser-The intending Purchaser agrees to accept the procedure outlined above.

Purchaser's Name: _____

Purchaser's Signature: _____

Date: _____

Vendor - The Vendor agrees to accept the procedure outlined above, and advises that the offer attached hereto is sufficient to bring the deadline forward to the new date and time.

Vendor's Name : _____

Vendor's Signature: _____

Date: _____