

BUYER GUIDE



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Needs Analysis

We will start off with a discussion to find out more about your wants and needs. We will then propose suitable routes for you to consider and help you find your dream home to live in or a suitable house to invest in.

2

Timeline Planning

We will advise you on the timeline and inform you when are certain payments expected. If selling is required before making a purchase, we can assist you in the sales of your current place and plan for you to smoothly transit to your new home

3

Shortlisting Units

Based on our initial needs analysis discussion, we will proceed to shortlist units that closely matches your criteria. We will forward you some of the listings to vet through, before proceeding with arrangement of viewings.

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Viewing of Units

We will proceed with viewing of the shortlisted units. Following up with a review on the units that we had viewed before selecting one that you are really keen on.

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Price Negotiation

Now that we have the unit that you are interested in, we will go ahead and start on price negotiation for you. Rest assured, with our negotiation skills and expertise in the industry, we are generally able to secure a lower price for our buyers.

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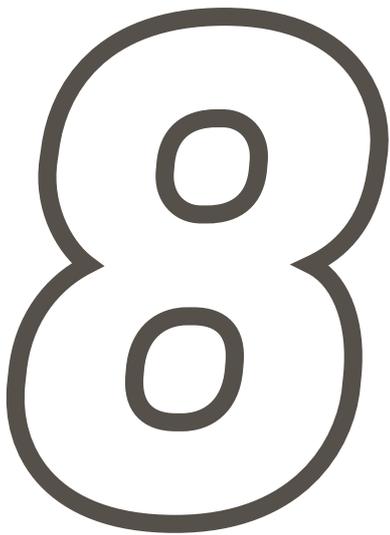
Option to Purchase

When we finally secured a price that both sellers and buyers are happy with, we will draft an Offer To Purchase to present to the sellers with a cheque. The Sellers will issue you an Option To Purchase when the Offer To Purchase had been accepted and acknowledged.



Legal Completion

Usually, a standard private purchase will take approximately 14 weeks to legal completion. Sellers will have to vacate the place and handover to Buyers on the legal completion day. Unless there is a special arrangement for extension of stay.



Extension of Stay

If Sellers request for an extension of stay, and Buyers agree to it, the Sellers have the right to continue to live in the premise for up to 3 months, rent free. However, Sellers have to reimburse the Buyers the non-owner occupied property tax rates for the duration that they stayed after legal completion.



Handover of keys

Now that the extension of stay had completed, the Sellers have to handover the premise to the Buyers. Keys will be handed over as well.

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Move Into Your New Home

Congratulations on your new home!



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