

GOVERNOR PLACE

BARTON

44 & 46  
MACQUARIE  
STREET

# WHAT TO DO — *after choosing to* — BUY OFF-THE-PLAN

After researching the location, inspecting the quality of design and analysing the floor plans, the search is finally over because you've found your new home or investment property at Governor Place in Barton - CONGRATULATIONS!

01

## INSTRUCTION TO PROCEED & INITIAL DEPOSIT

*To ensure that no one else can purchase your property*

*You need to...*



+



Complete a Sales Advice form with your Agent.

Pay an initial deposit of \$2000.

*This means...*



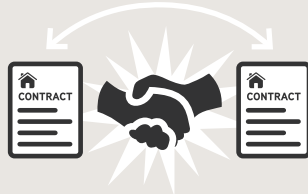
Your property is removed from the market for 14 days.

02

## YOUR CONTRACT—REVIEW, SIGN & EXCHANGE

*The Contract of Sale will be sent to you or your solicitor for you to sign & exchange within 14 days*

*You need to...*



Exchange contracts with the seller.

*Upon exchange...*



Pay 5% balance of the purchase price (5% minus \$2000 holding deposit). The contract is now legally binding.

*If you exceed 14 days...*



Someone else can buy your property, so let us know if there is likely to be a delay.

03

## FINANCING YOUR PROPERTY

*You can exchange contracts without pre-approved finance but...*

*We encourage you to speak with your financier about your borrowing capacity prior to exchange.*

*Contact your lender...*



3 months prior to settlement to organise your finances.

*The bank will...*



Let you know if a valuation on the property is required by an independent valuer.

04

## SETTLEMENT

*Once the building is completed, a Certificate of Occupancy is issued & the titles are registered*

*We'll contact you...*



To arrange a pre-settlement inspection of your property.

To notify you of the settlement date (typically 14 days later).

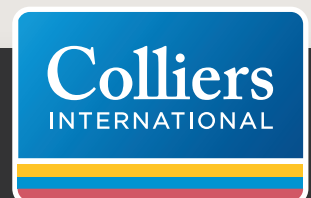
*Then the key to your brand new apartment at Governor Place is yours!*



For more information visit [governorplace.com.au](http://governorplace.com.au) or email [canberra.residential@colliers.com](mailto:canberra.residential@colliers.com)

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