

PRE-PURCHASE ADVICE AND CONVEYANCING

EMAIL OR FAX THIS FORM TO OUR OFFICE TO GET YOUR MATTER STARTED

Email: admin@northcotelawyers.com.au Fax: (03) 9486 1666

northcotelawyers

A N D A S S O C I A T E S

LEGAL ADVICE SERVICES - ALL COSTS INCLUDE GST

Pre-Contract Advice (*before* you sign a contract)

1. Pre-purchase document checking and comprehensive legal advice **\$375**

Cooling Off Advice (*after* a contract was signed without legal advice)

2. Urgent advice during the 3 day 'cooling off' period (available only where sufficient time remains) **\$375**

Contract signed on: / / (This is the date YOU first signed the contract, or any other contract for the same property.)

PLEASE PROVIDE CREDIT CARD DETAILS[^]

Name on card:

Type of card: Visa Mastercard

Card number:

Expiry date: /

Signature:

Date: / /

Note: If this interactive form is returned unsigned this will be taken to be an acceptance of this fee structure and costs and disbursements will be charged in accordance with same.

[^]Credit card payment is limited to above legal advice services unless otherwise agreed in writing.

CONVEYANCING SERVICES - ALL COSTS INCLUDE GST

Conveyancing (*after* you have signed a contract)

- | | |
|--|-------------------------|
| 3. Conveyancing - purchase of a house, unit or land in the Melbourne metropolitan area | \$995* |
| 4. Conveyancing - purchase of a house, unit or land outside the Melbourne metropolitan area | \$1180* |
| 5. Conveyancing - purchase of a house, unit or land 'off the plan' (i.e. unregistered subdivision) | \$1290* |
| 6. Conveyancing - purchase of unit in high-rise development (over 4 storeys) | \$1290* |
| 7. Conveyancing - purchaser not residing in Australia | \$1,800* |
| 8. Conveyancing - purchaser not residing in Australia, purchase of a unit in high-rise development (over 4 storeys) including 'off the plan' | Call for a quote |
| 9. Conveyancing - commercial property or a non-standard residential matter | Call for a quote |
| 10. Preparation of nomination documents (required when another purchaser's name is added to the contract) | \$110 |
| 11. Review of Licence Agreement and comprehensive legal advice | \$220 |
| 12. Preparation of purchaser's caveat | \$220* |

*Note: Disbursements and Foreign Investor Review Board (FIRB) application (if required) not included.

CLIENT DETAILS

(Name and D.O.B. details must be complete and accurate, as later corrections or changes can affect stamp duty and costs)

Mr Mrs Miss Ms

Surname:

Given names (in full):

Date of Birth: / /

Phone: (H): (W): (M):

Email address:

Australian citizen Foreign investor

Mr Mrs Miss Ms

Surname:

Given names (in full):

Date of Birth: / /

Phone: (H): (W): (M):

Email address:

Australian citizen Foreign investor

Current physical address (Not PO Box)

House or Unit number:

Street:

Suburb:

State: Postcode:

Current post address: (used UNTIL settlement)

House or Unit number:

Street:

Suburb:

State: Postcode:

Future post address: (used AFTER settlement)

House or Unit number:

Street:

Suburb:

State: Postcode:

FORM OF OWNERSHIP

- Single purchaser only Both to own 100% jointly Each to own 50% in common
- Ownership in unequal proportions (this must be specified in the contract particulars).

PROPERTY DETAILS

- Type of property:**
- Vacant land only House and land Flat or home unit Other:

Address of the property being purchased:

House or Unit number:

Street:

Suburb:

State: Postcode:

OCCUPATION OF PROPERTY

- The property being purchased will be my principal place of residence Yes No
- Are you a First Home Owner? Yes No
- Are you entitled to a concession rebate for stamp duty? Yes No

FINANCE FOR PURCHASE

- I WILL NOT be obtaining a home loan. I will provide all funds necessary to effect settlement (A post settlement agency fee will apply for stamping and lodging documents); OR
- I WILL be obtaining a home loan. Name of bank or lending institution:
- I WILL be obtaining a home loan however I am yet to choose a lender and I would like Northcote Lawyers to have their recommended local mortgage broker contact me by email; OR
- I WILL be obtaining a home loan and I have chosen a lender however I would like Northcote Lawyers to have their recommended local mortgage broker contact me by email to arrange for an obligation free second opinion on my chosen lenders offer

SETTLEMENT

- The settlement date is (if known): / /
- OR I am purchasing 'off the plan' and there is no set date for settlement

SIGNATURES

I/We confirm that the above information is true and correct, and is to be acted upon as my instructions to proceed.

Signature of Purchaser 1

Signature of Purchaser 2

Note: If this interactive form is returned unsigned this will be taken to be an acceptance of this fee structure and costs and disbursements will be charged in accordance with same.

HOW DID YOU HEAR ABOUT US?

- Google I am a previous client Referred by past client Yellow Pages Online
 Billboard advertising Social media Other (please specify):

Please send this form to our office to commence proceedings

Email: admin@northcotelawyers.com.au Fax: (03) 9486 1666

Mail: 157 St Georges Road Northcote 3070

PLEASE DO NOT LEAVE BLANK BOXES – CONTACT US IF YOU ARE UNSURE ABOUT THIS FORM

For further information regarding costs or the conveyancing process, please call or visit our website

P: (03) 9486 1661 www.northcotelawyers.com.au

Northcote Lawyers Pty Ltd (ABN 88 155 705 203)