

311 STUART HIGHWAY KILGARIFF NT

Lot 6768

Alice Springs NT



Nutrien **Harcourts**

Jo-Anne Pulsford | Senior Sales Consultant/Auctioneer
Nutrien Harcourts Alice Springs NT

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SALE DETAILS

311 STUART HIGHWAY, KILGARIFF NT

Area: 8.22 hectares / 20.3 acres

Lot 6768 Alice Springs NT

Expressions of Interest –
Closing 12noon 19 December 2022

Nutrien Harcourts Alice Springs

Jo-Anne Pulsford

Mobile: 0419 810 129
Email: jo-anne.pulsford@nh.com.au

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11. No Information Provider has authorised any person to make any statements or representations on its behalf which are not expressly contained or contemplated by this Memorandum.

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(a) contact the vendors, their related entities, shareholders, directors, officers, employees, advisors, financiers, customers, suppliers, contractors, competitors or clients regarding this Memorandum or proposed sale of the properties; or

(b) discuss or disclose the properties, the contents of this Memorandum or any other information supplied to the Recipient or any proposal concerning the properties with or to any person without the prior written consent of Nutrien Harcourts.

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INTRODUCTION

On behalf of the vendor, we are pleased to release to the market an exceptional piece of land and improvements. Measuring over eight hectares/twenty acres, this relatively flat allotment would be suitable for a range of developments or further enhancements.

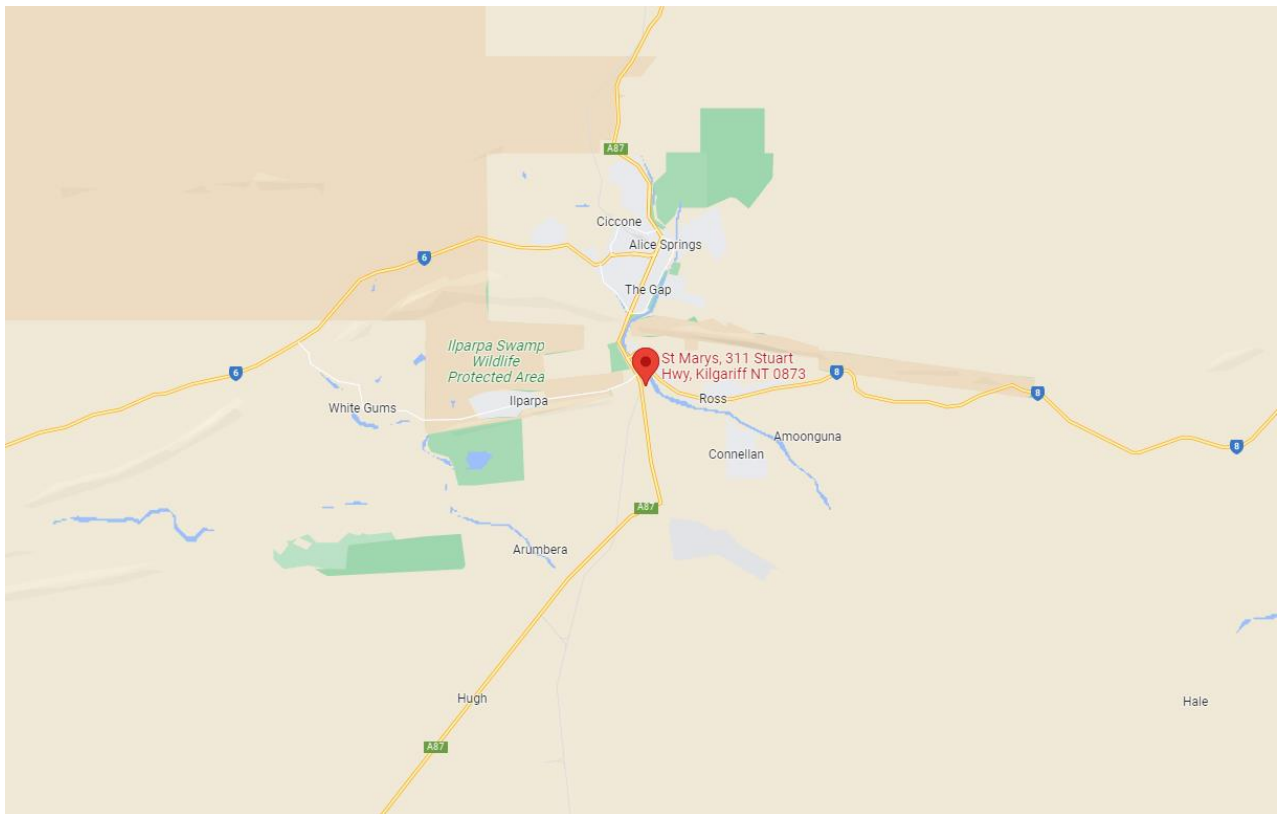
With Stuart Highway frontage and only a short drive to the CBD, this property is offered on a walk in – walk out in basis with vacant possession at settlement.



LOCATION

Alice Springs, Northern Territory

- 7km to Alice Springs CBD
- 8km to Alice Springs Airport



LAND LEGAL DETAILS

311 Stuart Highway, Kilgariff NT

LOT 06768 | 8.22 ha (20.31 ac)

LOT	Town	Plan	Volume	Folio	Area	Easements
LOT 06768	Alice Springs	S 84/073	211	104	8 Hectares 2200 Square Metres	Electricity Supply Easement granted over Lot(s) 7893

Copy of Title Search follows.



LAND LEGAL DETAILS

Title Search

Date Registered: 22/12/1989

Volume 211 Folio 104

Duplicate Certificate as to Title issued? Yes

SEARCH CERTIFICATE

Lot 6768 Town of Alice Springs from plan(s) S 84/079
Area under title is 8 hectares 2200 square metres

Owner:

The Synod of the Diocese of the Northern Territory Incorporated
of 341 Bagot Road, Darwin NT 0810

Easements:

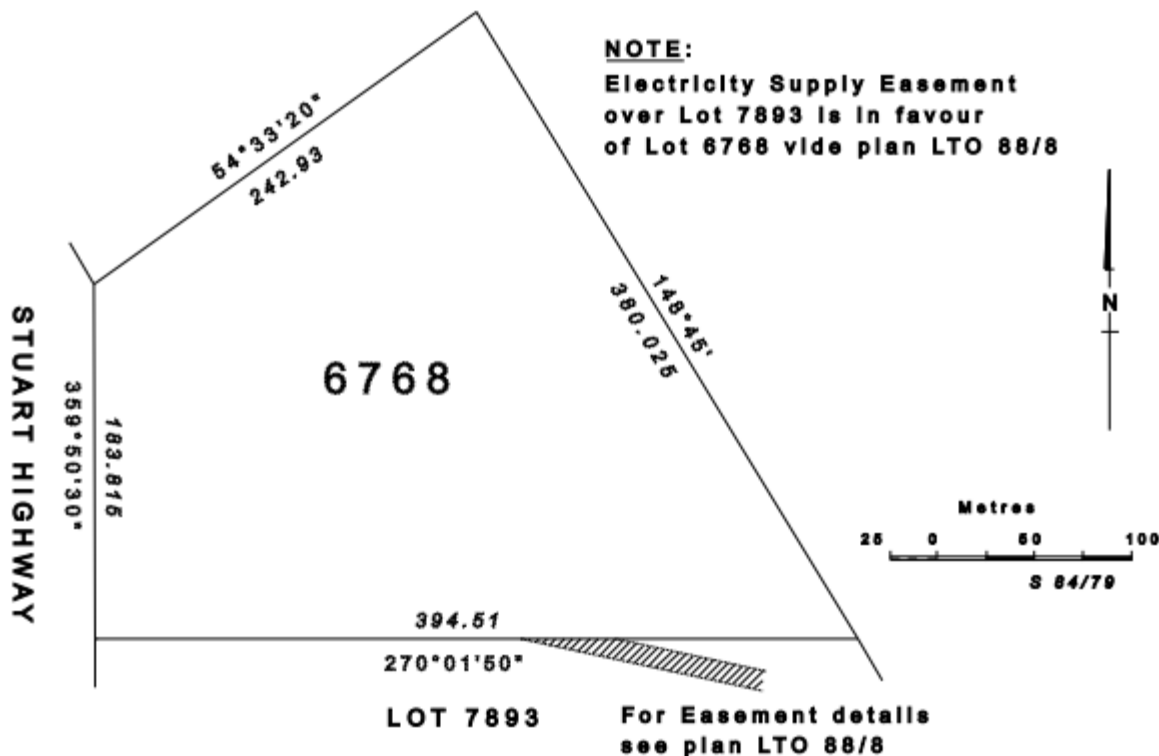
Electricity supply Easement granted over Lot(s) 7893

Registered Date	Dealing Number	Description
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Previous title is Register BookCUCL Volume 198 Folio 049

End of Dealings

IMPORTANT MESSAGE: This title information is compiled from the paper register and may be incomplete. Please refer to the scanned image of the paper title for further details. Contact Land Titles Office staff for assistance.



Title Search



NORTHERN TERRITORY OF AUSTRALIA

Record of Administrative Interests and Information

Record of Administrative Interests and Information

The information contained in this record of Administrative Interests only relates to the below parcel reference.

Parcel Reference: Lot 06768 Town of Alice Springs plan(s) S 84/079

(See section 38 of the Land Title Act)

Note: The Record of Administrative Interests and Information is not part of the Land Register and is not guaranteed by the Northern Territory of Australia, and the NT Government accepts no Liability for any omission, misstatement or inaccuracy contained in this statement.

Registrar General

Government Land Register

(none found)

Custodian - Registrar General (+61 8 8999 6252)

Current Title

CUFT 211 104 (order 1)

Tenure Type

ESTATE IN FEE SIMPLE

Tenure Status

Current

Area Under Title

8 hectares 2200 square metres

Owners

The Synod of the Diocese of the Northern Territory Incorporated
341 Bagot Road, Darwin NT 0810

Easements

Electricity supply Easement granted over Lot(s) 7893

Scheme Name

(none found)

Scheme Body Corporate Name

(none found)

Reserved Name(s)

(none found)

Unit Entitlements

(none found)

LAND LEGAL DETAILS

Title Search

Transfers

(none found)

Tenure Comments

(none found)

Historic Titles

CUCL 198 049 (order 1)

Visit the website http://www.nt.gov.au/justice/bdm/land_title_office/

Custodian - Surveyor General (+61 8 8995 5354)**Address**

311 STUART HWY, KILGARIFF

Survey Plan

S 84/079

Survey Status

Approved

Parcel Status

CURRENT

Parcel Area

8 hectares, 2200 square metres

Map Reference

Code 010 Scale 2500 Sheet 30.29

Code 010 Scale 2500 Sheet 29.29

Parent Parcels

Lot 01323 Town of Alice Springs plan(s) A 000145

Lot 01734 Town of Alice Springs plan(s) S 78/126

Parcel Comments

CONSOLIDATION OF PART OF LOTS 1323 & 1734 VIDE S84/79. NOTICE OF DETERMINATION GRANT OF ESTATE IN FEE SIMPLE N.T.G.G44 8.11.89 TO THE SYNOD OF THE DIOCESE OF THE N.T. INC.

Survey Comments

(none found)

Proposed Easements

(none found)

Local Government Area

ALICE SPRINGS MUNICIPALITY

Region

ALICE SPRINGS

Custodian - Valuer General (+61 8 8995 5375)**Owner's Last Known Address**

Synod of the Diocese of NT, GPO BOX 2950, DARWIN NT 0801

Parcels in Valuation

Lot 06768 Town of Alice Springs

LAND LEGAL DETAILS

Title Search

Unimproved Capital Value

\$1,125,000 on 01/07/2021
\$1,125,000 on 01/07/2018
\$1,125,000 on 01/07/2015
\$1,216,000 on 01/07/2012
\$1,123,000 on 01/07/2009
\$796,000 on 01/07/2006
\$562,000 on 01/07/2003
\$404,000 on 01/07/2000
\$352,000 on 01/07/1997
\$272,000 on 01/07/1994
\$288,000 on 01/07/1991
\$400,000 on 01/01/1989
\$240,000 on 01/01/1986

Custodian - Property Purchasing (+61 8 8999 6886)**Acquisitions**

(none found)

LAND LEGAL DETAILS

Title Search

Custodian - Building Advisory Service (+61 8 8999 8965)	
Building Control Areas	
BBASP001 - Building Control Area	ALICE SPRINGS BUILDING AREA
Building Permits	
Application Number:	18 of 18
Description:	Window Alteration
Number of Residential Units:	1
Australian Bureau of Statistics Type:	Separate House
Building Class:	Boarding House
Area:	(none found)
Certification:	Boarding House - Full Code - <i>issued on 19/07/2007</i>
<hr/>	
Application Number:	17 of 18
Description:	COTTAGE,WSHOP/GARAGE,OFFICE
Number of Residential Units:	1
Australian Bureau of Statistics Type:	Separate House
Building Class:	Single Dwelling Office Non-habitable building
Area:	0 square metres 0 square metres 0 square metres
Certification:	Single Dwelling - Full Code - <i>issued on 24/04/2003</i> Office - Full Code - <i>issued on 24/04/2003</i> Non-habitable building - Full Code - <i>issued on 24/04/2003</i>
<hr/>	
Application Number:	16 of 18
Description:	ALT&ADDS TO COTS,FLATS X5,CPORT
Number of Residential Units:	5
Australian Bureau of Statistics Type:	Separate House
Building Class:	Single Dwelling Non-habitable building
Area:	0 square metres 0 square metres
Certification:	Single Dwelling - Full Code - <i>issued on 24/04/2003</i> Non-habitable building - Full Code - <i>issued on 24/04/2003</i>
<hr/>	
Application Number:	15 of 18
Description:	RES BLOCKX2,REP&EXT CHAP,BR ADDS
Number of Residential Units:	4
Australian Bureau of Statistics Type:	Separate House
Building Class:	Single Dwelling Assembly building
Area:	0 square metres 0 square metres
Certification:	Single Dwelling - Full Code - <i>issued on 24/04/2003</i> Assembly building - Full Code - <i>issued on 24/04/2003</i>

LAND LEGAL DETAILS

Title Search

Application Number:	14 of 18
Description:	RE-ISSUE PERMITS 5,11,12
Number of Residential Units:	3
Australian Bureau of Statistics Type:	Separate House
Building Class:	Single Dwelling Non-habitable building
Area:	0 square metres 0 square metres
Certification:	Single Dwelling - Full Code - <i>issued on 24/04/2003</i> Non-habitable building - Full Code - <i>issued on 24/04/2003</i>
<hr/>	
Application Number:	13 of 18
Description:	OFFICE (TRANSPORTABLE)
Number of Residential Units:	0
Australian Bureau of Statistics Type:	Separate House
Building Class:	Office
Area:	0 square metres
Certification:	Office - Full Code - <i>issued on 30/09/2000</i>
<hr/>	
Application Number:	10 of 18
Description:	STORAGE SHED
Number of Residential Units:	1
Australian Bureau of Statistics Type:	(none found)
Building Class:	Non-habitable building
Area:	0 square metres
Certification:	Non-habitable building - Full Code - <i>issued on 04/01/1999</i>
<hr/>	
Application Number:	9 of 18
Description:	2 * ATTACHED VERANDAHS
Number of Residential Units:	1
Australian Bureau of Statistics Type:	(none found)
Building Class:	Non-habitable building
Area:	0 square metres
Certification:	Non-habitable building - Full Code - <i>issued on 27/11/1997</i>
<hr/>	
Application Number:	8 of 18
Description:	SCREEN VERANDAH TO EXIST AD BUILD
Number of Residential Units:	1
Australian Bureau of Statistics Type:	(none found)
Building Class:	Office
Area:	0 square metres
Certification:	Office - Full Code - <i>issued on 16/11/1997</i>
<hr/>	
Application Number:	7 of 18
Description:	SHED
Number of Residential Units:	0
Australian Bureau of Statistics Type:	(none found)
Building Class:	Non-habitable building

LAND LEGAL DETAILS

Title Search

Area: 36 square metres
Certification: Non-habitable building - Full Code - issued on 03/06/1997

Application Number: 6 of 18
Description: EDUCATION HOUSE
Number of Residential Units: 1
Australian Bureau of Statistics Type: Separate House
Building Class: Boarding House
Area: 225 square metres
Certification: Boarding House - Full Code - issued on 06/02/1997

Application Number: 3 of 18
Description: DWELLING
Number of Residential Units: 0
Australian Bureau of Statistics Type: Separate House
Building Class: Single Dwelling
Area: 124 square metres
Certification: Single Dwelling - Full Code - issued on 20/09/1995

Application Number: 1 of 18
Description: DEMOUNTABLE RESIDENCE
Number of Residential Units: 0
Australian Bureau of Statistics Type: (none found)
Building Class: House
Area: 109 square metres
Certification: House - Post Const - issued on 10/01/2001

Visit the website <http://www.nt.gov.au/building/>

Custodian - Town Planning and Development Assessment Services (+61 8 8999 6046)

Planning Scheme Zone

CP (Community Purpose)

Overlays: The following overlays may apply to your land

- LSF - Land Subject to Flooding
- CNV - Clearing of Native Vegetation

Refer to the NT Planning Scheme 2020 for more information.

Strategic Frameworks: The following strategic frameworks may apply to your land

Regional Plans:

- Alice Springs Regional Land Use Plan

Sub Regional Plans:

- None

Area Plans:

- None

Interim Development Control Orders

(none found)

Planning Notes

(none found)

LAND LEGAL DETAILS

Title Search

Planning Applications**File Number**

PA2000/0254

Type

Development

Date Received

05/04/2000

Application Purpose

PLACE DEMOUNTABLE STRUCTURE 7/04/2000 TO 21/04/2000

Application Status

Approved

Other Affected Parcels

(none found)

Instrument Signed

02/05/2000

Instrument Number

DP00/0174

Instrument Issued

Signed

Instrument Status**File Number**

PA1995/0328

Type

Development

Date Received

20/04/1995

Application Purpose

DETACHED DWELLING PUBLIC NOTIFICATION DATE 28/04/95 - 12/04/95

Application Status

Approved

Other Affected Parcels

(none found)

Instrument Signed

23/05/1995

Instrument Number

DP95/0244

Instrument Issued

Signed

LAND LEGAL DETAILS

Title Search

Instrument Status**File Number**

PA1989/0074

Type

Development

Date Received

08/02/1989

Application Purpose

ERECT A DWELLING ON THE SITE APPLICANT: THE SYNOD OF THE DIOCESE OF THE NORTHERN TERRITORY INC

Application Status

Approved

Other Affected Parcels

(none found)

Instrument Signed

22/03/1989

Instrument Number

DV3353

Instrument Issued

Signed

Instrument Status

Completed

Custodian - Pastoral Estate - Vegetation Assessment Unit (+61 8 8999 4454)

(none found)

Visit the website for information on Pastoral land permits.

Custodian - Power and Water Corporation (1800 245 092)**Meters on Parcel**

Power Water - Electricity	3
Power Water - Water	2

For Account balances, contact the Power and Water Corporation.

Custodian - Pool Fencing Unit (+61 8 8924 3641)**Swimming Pool/Spa Status**

(none found)

For more information, contact the Pool Fencing Unit (+61 8 8924 3641).

LAND LEGAL DETAILS**Title Search****Custodian - Mines and Energy (+61 8 8999 5322)**

For information on possible Mineral Titles or Petroleum Titles, contact Mines and Energy or visit the website <http://strike.nt.gov.au>

Custodian - NT Environment Protection Authority (+61 8 8924 4218)**Results of site contamination assessment**

(none found)

For further information contact Environment Protection Authority or visit the website <https://ntepa.nt.gov.au/your-business/public-registers/contaminated-land-audits>

Custodian - Heritage Branch (+61 8 8999 5039)**Heritage Listing:**

(none found)

For further information on heritage places contact Heritage Branch or visit the website <https://nt.gov.au/property/land/heritage-register-search-for-places-or-objects>

Other Interests

For Account balances, contact Alice Springs Town Council
National Trust Significant Place (unverified)

ZONING

Planning Scheme Zone: CP (Community Purpose)

Northern Territory Zoning Scheme 2020 Part 4-95

Zone Purpose

Provide for community services and facilities, whether publicly or privately owned or operated, in locations that are accessible to the community that it serves.

Zone Outcomes

1. Community services and facilities such as **medical clinic, place of worship, education establishment, emergency services facility, exhibition centre, residential care facility, community centre and childcare centre** are established to meet the social, educational, spiritual, cultural or health needs of the community.
2. Development such as **hospital, passenger terminal, place of assembly and recycling depot** servicing the broader regional population may be established where they do not compromise the reasonable **amenity** of residential land in the locality.
3. All development, including public infrastructure and **outbuildings**, is located, designed, operated and maintained to:
 - (a) make a positive contribution to the locality by incorporating a high quality of built form and landscape design;
 - (b) minimise unreasonable impacts to the **amenity** of surrounding premises and any residential land;
 - (c) mitigate the potential for land use conflict with existing and intended surrounding development;
 - (d) avoid adverse impacts on the local road network;
 - (e) provides safe and convenient pedestrian and bicycle **access** within the development and strong connections to external transport networks;
 - (f) avoid any adverse impacts on ecologically important areas; and
 - (g) allow passive surveillance of public spaces.
4. Subdivision provides the appropriate level of services and infrastructure including roads, pedestrian and cycle paths, reticulated electricity, water, and sewerage (where available), stormwater drainage and telecommunication infrastructure.
5. Development that is not defined in Schedule 2 (Definitions) may occur only when assessment has determined that the development is appropriate in the zone, having regard to the purpose and outcomes of this zone and such matters as the location, nature, scale and intensity of the development.

ZONING

Planning Scheme Zone: CP (Community Purpose)

ASSESSMENT TABLE – ZONE CP – COMMUNITY PURPOSE				
Defined Use	Assessment Category	Overlays	General Development Requirements	Specific Development Requirements
Animal Boarding	Impact assessable	3.2 CNV – Clearing of Native Vegetation	5.2.1 General Height Control	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T
Caravan Accommodation	Permitted	3.3 RCNV - Restricted Clearing of Native Vegetation	5.2.2 Building Heights in Alice Springs	5.7.2 Animal related use (Animal Boarding and Stables) 5.4.11 Caravan Accommodation
Child Care Centre	Permitted	3.4 CR – Coastal Reclamation	5.2.4 Vehicle Parking	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T
Club	Impact assessable	3.5 LPA – Land In Proximity to Airports	5.2.5 Loading Bays	5.5.7 Child Care Centre
Community Centre	Permitted	3.6 LSF – Land Subject to Flooding	5.2.6 Landscaping	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.3 Club
Demountable Structures	Impact assessable	3.7 LSSS – Land Subject to Storm Surge	5.2.7 Setbacks for Development Adjacent to Land in Zones LR, LMR, MR or HR	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.7 Demountable Structures
Dwelling-Caretakers	Permitted	3.8 LADR - Land Adjacent to a Designated Road		5.4.3 Building Setbacks of Residential Buildings and Ancillary Structures 5.4.12 Dwelling-Caretakers
Education Establishment	Permitted	3.9 DHD – Darwin Harbour Dredging		5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.2 Education establishment
Emergency Services Facility	Permitted			5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.6 Emergency service facility
Excavation and Fill	Impact assessable			5.8.9 Excavation and Fill
Exhibition Centre	Permitted			5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.4 Exhibition Centre, Place of Assembly and Place of Worship
Hospital	Impact assessable			5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T
Leisure and Recreation	Impact assessable			5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.5 Leisure and Recreation
Market	Permitted			5.8.1 Market
Medical Clinic	Permitted			5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T

ZONING

Planning Scheme Zone: CP (Community Purpose)

ASSESSMENT TABLE – ZONE CP – COMMUNITY PURPOSE				
Defined Use	Assessment Category	Overlays	General Development Requirements	Specific Development Requirements
Passenger Terminal	Impact assessable	3.2 CNV – Clearing of Native Vegetation	5.2.1 General Height Control	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T
Place of Assembly	Impact assessable	3.3 RCNV - Restricted Clearing of Native Vegetation	5.2.2 Building Heights in Alice Springs 5.2.4 Vehicle Parking	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.4 Exhibition Centre, Place of Assembly and Place of Worship
Place of Worship	Permitted	3.4 CR – Coastal Reclamation 3.5 LPA – Land In Proximity to Airports	5.2.5 Loading Bays 5.2.6 Landscaping	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T 5.8.4 Exhibition Centre, Place of Assembly and Place of Worship
Plant Nursery	Impact assessable			
Recycling Depot	Impact assessable	3.6 LSF – Land Subject to Flooding	5.2.7 Setbacks for Development Adjacent to Land in Zones LR, LMR, MR or HR	5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T
Residential Care Facility	Permitted	3.7 LSSS – Land Subject to Storm Surge 3.8 LADR - Land Adjacent to a Designated Road		5.4.3 Building setbacks of Residential Buildings and Ancillary Structures 5.4.7 Communal Open Space 5.4.8 Building Design for Dwelling-Group, Dwelling-Multiple, Rooming Accommodation and Residential Care Facility 5.4.15 Residential Care Facility
Sex Services-Home Based Business	Permitted	3.9 DHD – Darwin Harbour Dredging		5.4.10 Home Based Businesses
Telecommunications Facility	Impact assessable			5.8.10 Telecommunications Facility
Veterinary Clinic	Impact assessable			5.5.3 Commercial and Other Development in Zones HR, CV, CB, C, SC, TC, OR, CP, FD and T
All other uses defined in Schedule 2 (Definitions)	Prohibited			
Undefined Uses Any use not defined in Schedule 2 (Definitions)	Impact assessable			Part 2, Part 3, Part 4, Part 5 of this Planning Scheme

IMPROVEMENTS

The property comprises an 82,200 square metre allotment and is currently zoned Community Purpose (CP).

The property is improved with the following buildings:

- An administration building
- A block of 4 x 1 bedroom 1 bathroom units
- A total of 2 x 2 bedroom 1 bathroom dwellings
- A 3 bedroom 1 bathroom dwelling
- A 5 bedroom 1 bathroom dwelling
- A total of 3 x 6 six bedroom 3 bathroom dwellings
- A converted dwelling known as the Education Centre
- A house containing asbestos that requires demolition
- A large metal clad shed
- A Chapel
- Plus various carports, garages and outbuildings



AERIAL MAP



PHOTOS



Chapel



Extensive Shedding



Six Bedroom Cottage

CHAPEL/MURAL



The chapel contains a heritage listed mural that must be retained intact with any future development of the site. Ideally the vendor would like to find a buyer who would honour the legacy and heritage of the former residents including providing access to the chapel and the mural.

DISCLOSURES

In addition to the heritage listed mural in the chapel, the vendor has been advised of a sacred site in the top northwest corner that is known as the women's birthing place.

It is likely that some of the dwellings may contain asbestos.

There is a non-potable bore on the western side near the administration office that is used by the NTG to check aquifer levels.

INCLUSIONS | EXCLUSIONS

Inclusions

Nil

Exclusions

On the south-east boundary there is a demountable that is owned by others. It is expected that it may be removed prior to settlement.

TERMS OF SALE

For Sale	Expressions of Interest Closing 12 noon 19 December 2022
Terms	10% Deposit on the execution of the Contract of Sale
Settlement	Within thirty days of Contract date
Inspections	Strictly by appointment
Website	https://nutrien.harcourts.net/au/office/alice-springs/listing/lsi5943-311-stuart-highway-kilgariff-nt-0873
Contact Details	Jo-Anne Pulsford Senior Sales Consultant / Auctioneer Nutrien Harcourts Alice Springs 0419 810 129 Jo-anne.Pulsford@nh.com.au

NUTRIEN HARCOURTS

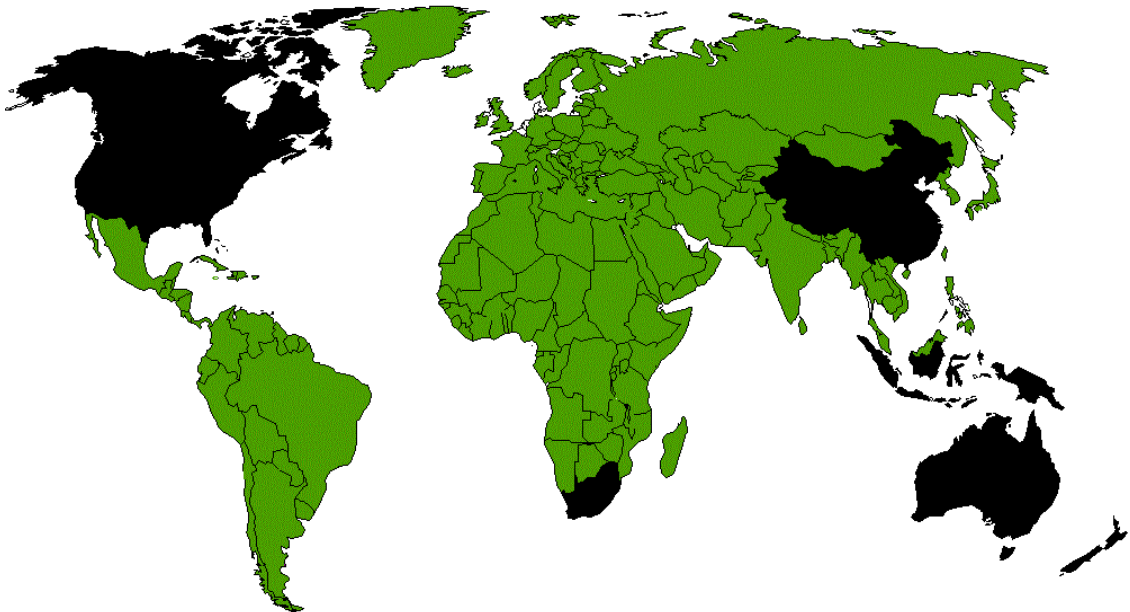
YOUR LOCAL REAL ESTATE SPECIALIST

Nutrien Harcourts is dedicated exclusively to servicing the real estate needs of regional and rural Australia. We are a joint venture between two of Australasia's leading brands, which commenced in 2011, and today are part of a national footprint of over 400 locations.

Nutrien has been part of rural Australia for 170 years. The leader in Australian agribusiness, Nutrien offers merchandise, fertiliser, farm services, wool, livestock, finance, insurance and real estate. Helping clients for over 120 years, Harcourts offer a full range of real estate services and specialising in residential, commercial, and rural property sales as well as property management services.

Our purpose is to create success for everyone who comes into contact with Nutrien Harcourts, whether they are a team member, business partner or client. This culture of success rests on a strong company focus on our values of taking pride in high-quality work, striving to make a genuine difference and aiming for excellence. All our consultants are trained through the Harcourts Academy, which is considered to provide the best training in the industry. No matter where in the world they are, our clients can expect a consistent service and a team with the knowledge and skill to make their transaction successful.

You can find out more at nutrienharcourts.com.au



As a joint venture between two global industry leaders, our international reach is unparalleled.

LETTER OF OFFER

Note: This is not a contract of sale document. Both the purchaser and vendor must sign a contract of sale document before this offer becomes legally binding. An offer may be withdrawn at any time before signing a contract of sale document. .

We acknowledge that if this offer is accepted and subject to the notice below, I/we will be required to enter into and execute a contract with these mutually agreeable terms.

We acknowledge we may be one of several parties making offers to the Vendor to consider.

Property to which this offer relates:	311 Stuart Highway, Kilgariff NT
Full Name:	
Address:	
Mobile Phone No:	
Email Address:	

Offer Amount	\$
Deposit	\$
Preferred Settlement Date	

Conditions to which the offer is subject to (tick which is applicable):	
<input type="checkbox"/>	Unconditional Offer
<input type="checkbox"/>	Subject to Finance \$
	Date which finance to be approved:
	Lender:
<input type="checkbox"/>	Other Condition :

I acknowledge that this is my best and final offer

Offeror/s signature..... Dated

Acknowledgements

The Offeror/s acknowledges receipt of a copy hereof: Dated

The Vendor/s acknowledges receipt of this Letter of Offer: Dated

Forward offer and comments to agent by email, take a photo and text or hand deliver, and keep a copy.

