



Mark O'Shea Realty

Fair Go Guarantee

1. Mark O'Shea Realty guarantees homeowners who sign a 77-day exclusive selling agreement the freedom to renegotiate the agency's standard selling fee if they feel an agent selling strategy, advice, or service was not in their best interest anytime during the selling process.
2. Mark O'Shea Realty guarantees homeowners who sign a 77-day exclusive selling agreement, free property advertising if a property sells below the agent's estimated 10% selling price range.
3. Mark O'Shea Realty guarantees homeowners who sign a 77-day exclusive selling agreement, the freedom to cancel the agency's selling agreement if they feel an agent selling strategy, advice, or service is not in their best interest anytime during the selling process.



Mark O'Shea Realty

Fair Go Fee Guarantee

Terms and Conditions

1. Terms & Conditions

- *Homeowners signed a 77-day exclusive selling agreement at the standard selling commission of 2.2%, including GST.*
- *Homeowners approved and authorized the agent to implement all marketing strategies outlined in the property marketing campaign annexed to the 77-day exclusive selling agreement.*
- *Homeowners implemented all agent recommended property marketing preparation and presentation actions before the property advertising commenced.*
- *Homeowners alerted the agent of their concerns about a selling strategy, advice or service not being in their best interest or throughout the selling process via email or SMS.*
- *To renegotiate the agency's 2.2% standard selling commission, Homeowners must complete the Fair Go Fee Guarantee – fee for service declaration annexed to the exclusive 77day selling agreement and delivered back to the agent in person or via email within five business days after signing a Contract of Sale.*
- *Homeowners can renegotiate the agency selling commission from 0.0% to 2.2% of the property sale price.*
- *Homeowners who do not return the Fair Go Fee Guarantee – fee for service declaration to the agent within five business days of signing a Contract of Sale, agree to pay the agency's 2.2% standard selling commission calculated on the contract price*

2. Terms & Conditions

- *Homeowners signed a 77-day exclusive selling agreement at the standard selling commission of 2.2%, including GST. *Homeowners approved and authorized the agent to implement all marketing strategies outlined in the property marketing campaign annexed to the 77-day exclusive selling agreement.*
- *Homeowners implemented all agent recommended property marketing preparation and presentation actions before the property advertising commenced.*
- Property advertising definition. All local marketing, social media, and internet marketing as described in the property marketing campaign annexed to the exclusive 77-day selling agreement. (Property advertising does not include property photography and editing, drone images, 3D tours, video editing, floorplan editing or virtual furniture editing)*
- *The agent will refund all paid property advertising on the day of the sale back to the homeowners by deducting the total paid from the agency 2.2% standard selling commission on the property settlement day*
- *The agent agrees to cancel any outstanding homeowner advertising fees not invoiced on the day of sale*

3. Terms & Conditions

- *Homeowners signed a 77-day exclusive selling agreement at the standard selling commission of 2.2%, including GST.*
- *Homeowners approved and authorized the agent to implement all the marketing strategies outlined in the property marketing campaign annexed to the 77-day exclusive selling agreement.*
- *Homeowners implemented all agent recommended property marketing preparation and presentation actions before the property advertising commenced.*
- *Homeowners alerted the agent of their concerns of selling strategy, advice or service not being in their best interest throughout the selling process via email or SMS.*
- *Homeowners must notify the agent in writing, providing five business days' notice of their intention to cancel the exclusive 77-day selling agreement detailing their reason for the cancellation.*
- *The agency will cancel the exclusive 77-day selling agreement and return all property documentation by the close of business on the fifth business day or when all marketing invoices are paid in full, whichever day is the earliest.*

General Terms and Conditions

**Mark O'Shea Realty " Fair Go Fee Guarantee" is only valid if a Homeowners residential property is SOLD through Bendigo Bestagents Pty Ltd as Trustee for M & A O'Shea Family Trust trading as Mark O'Shea Realty ABN 96699081648.*

- *Homeowners can only claim one Fair Go Fee Guarantee option during an exclusive 77day residential property selling agreement.*
- *Mark O'Shea Realty " Fair Go Property Management Fee" Guarantees are NON-transferable for cash.*