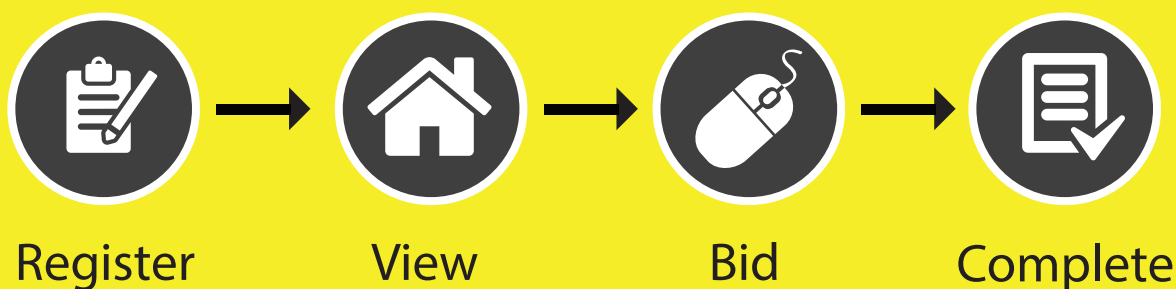




Springbok Properties Buyer-Friendly Online Auctions

A secure and straightforward way to buy property



"Three in ten homebuyers see deals fall through as the seller stays put or they are 'gazumped' - and it costs £3k every time"



www.thisismoney.co.uk

BUYER-FRIENDLY ONLINE AUCTIONS



- ✔ Drastically reduced fall-throughs
- ✔ Clear time scales
- ✔ Anyone can buy - not just cash rich investors
- ✔ Reduced risk of being gazumped or gazundered
- ✔ No waiting on endless chains
- ✔ Mortgage and cash buyers compete on equal terms
- ✔ Transparency and simplicity
- ✔ Focus and motivation on all sides

The end date of the Auction can be changed and if an acceptable offer is made beforehand then it may be accepted and the property withdrawn from sale so it is strongly advised to make your offer as soon as possible if you are interested in the property.



INTRODUCTION

Springbok Properties' Buyer-Friendly Auctions put you in the driving seat, thanks to the modern conditional auction method. We combine the speed and certainty of traditional auctions with the best aspects of an estate agency sale.

Our clients are motivated and willing to **price their properties competitively** in order to ensure a fast and secure sale.

For you as a buyer, we have **eliminated the delays** associated with estate agencies (3-6 months to complete) and **demolished the huge fall-through rate (30% to 40%)** which cost you money and time.

We have completely **removed the 10% down payment** needed to secure a sale in a traditional auction, replacing it with a tiny reservation deposit of 1% or £2,500 to keep the appeal of a secure sale.

This isn't an extra cost: it's part of the final purchase price, much like the traditional deposit. Paying the reservation fee ensures that the seller takes their property off the market and **reserves it exclusively for you**, eliminating gazumping and the loss of fees buyers face with the traditional estate agent's approach.

Even better, when you win the auction and pay the reservation deposit to **secure an Exclusivity Agreement**, you get a fixed period (about 4 weeks) in which you can arrange surveys and sort out your finances prior to exchanging contracts, safe in the knowledge you will not be gazumped.

Our buyer-friendly auctions give you the best of both worlds: you can buy with a mortgage, giving you access to properties normally reserved for cash-rich investors and **you get the security of an exclusive auction** transaction with a much smaller deposit.

Legal packs are available prior to the close of the auction, so you can undertake comprehensive due diligence before committing to buy. The bidding process is open to all our buyers.



BENEFITS OF USING OUR BUYER-FRIENDLY AUCTION SYSTEM



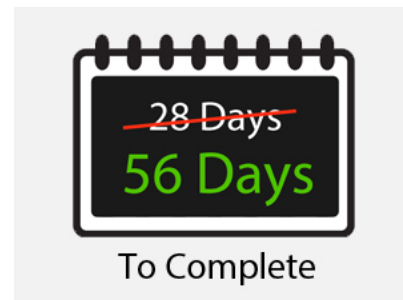
QUICK & EASY BIDDING ONLINES

Put in your offer and bid with a click from the comfort of your home or office, 24 hours a day, 365 days a year.



REALISTIC & COMPETITIVE PRICING

Our properties are priced realistically for a quick sale. Secure your ideal property at a great price if you're chain-free and with ready finances (mortgage decision in principle) to complete quickly.



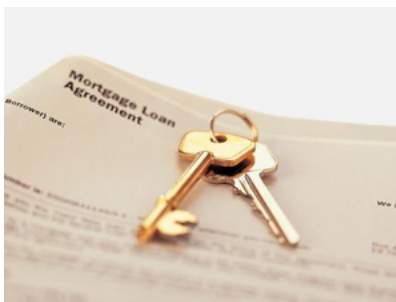
FAST COMPLETION

Drastically reduce the chance of a fall-through with our proven 56-day completion timescales.



TRANSPARENT BIDDING

No more gazumping, private renegotiations or placing blind offers and hoping for the best. Our system and all offers are public and transparent.



BUY WITH A MORTGAGE

Enough time to organise your finances and get a mortgage, giving you access to properties that used to be a privilege reserved for cash-rich investors.



SECURE SALE AND NO GAZUMPING

The exclusive right to purchase goes to the winning bidder at the fall of the gavel.



REDUCED FALL-THROUGHS

Instead of wasting six months and thousands of pounds on one of the 30% to 40% of traditional sales that fall through, you get the property you want.



EXPERT SUPPORT AT EVERY STAGE

We hold your hand at every step and your dedicated progressor chases everyone (solicitors, brokers and surveyors) to push your purchase to a successful completion.



EASY DUE DILIGENCE

Legal packs are available prior to the close of the auction, so you can undertake comprehensive due diligence before committing to buy for your peace of mind and to speed up the process.

BIDDING AND OFFERING ON OUR ONLINE AUCTION PLATFORM COULDN'T BE EASIER



STEP 1

Register Your Interest

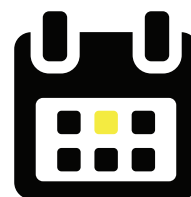
Find the perfect property on our online platform and register your interest the same way you would if you were using the traditional approach. Read the property information, ask questions or add the property to your watch list to get important updates via email and text.



STEP 2

Sort Out Your Finances

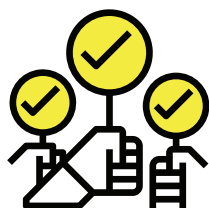
You'll have enough time in the exclusivity period to sort out your mortgage and finances. We'll all be working on the same, fixed timescales, moving towards a more secure exchange of contracts than a traditional sale offers.



STEP 3

Arrange A Viewing

Yes, you can (and should) view before you bid! Simply make an enquiry with us to arrange a viewing at your preferred time.



STEP 4

Make An Offer

Ready to make an offer? Login to our online platform and follow the simple steps to make an online bid. If you're the winning bidder when the auction ends, you can proceed with the purchase.



STEP 5

Secure Your Sale

If you win the auction, you'll pay a small reservation deposit to secure your exclusive right to purchase the property. This deposit is part of the final purchase price, not an extra cost. How's that for peace of mind?



STEP 6

Exchange & Complete

We're a fast sale estate agency and pride ourselves on achieving sales completions within 56 days. Our expert sales progression team works with you to drive your purchase comfortably to completion by the agreed deadline!

Register to view properties in the same way you do for the traditional approach, then read all the property info, monitor the auction, ask questions, get updates and bid from any connected device (Internet or SMS). Win the auction and you can move into your dream home in weeks, not months.

Springbok Properties

Over 1,852 independent reviews
from happy customers all over the UK

Visit our website to see all reviews:
www.SpringbokProperties.co.uk

Freephone 24/7



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