



Agent Comparison Report

55 Hawthorn Road, Berrivale, NSW 2218

Job# 2858

6th Aug 2019

Ray White

Mc Grath

Abode
Real Estate

Agent Services Breakdown

Expected Price



\$630,000

\$680,000

\$655,000

Avg Appraisal Value

\$655,000

Est Price Range

\$630K - \$645K

\$660K - \$695K

\$640K - \$675K

Commission Rate



1.8%

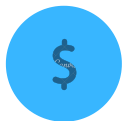
2.1%

1.9%

Avg Agent Fees

%1.93

Marketing Fees



\$3000

\$5150

\$1500

Selling Strategy



Private Sale

Private Sale

Auction

Total Expected Fees



\$14,340

\$19,430

\$13,945

Avg Selling Cost

\$15,905

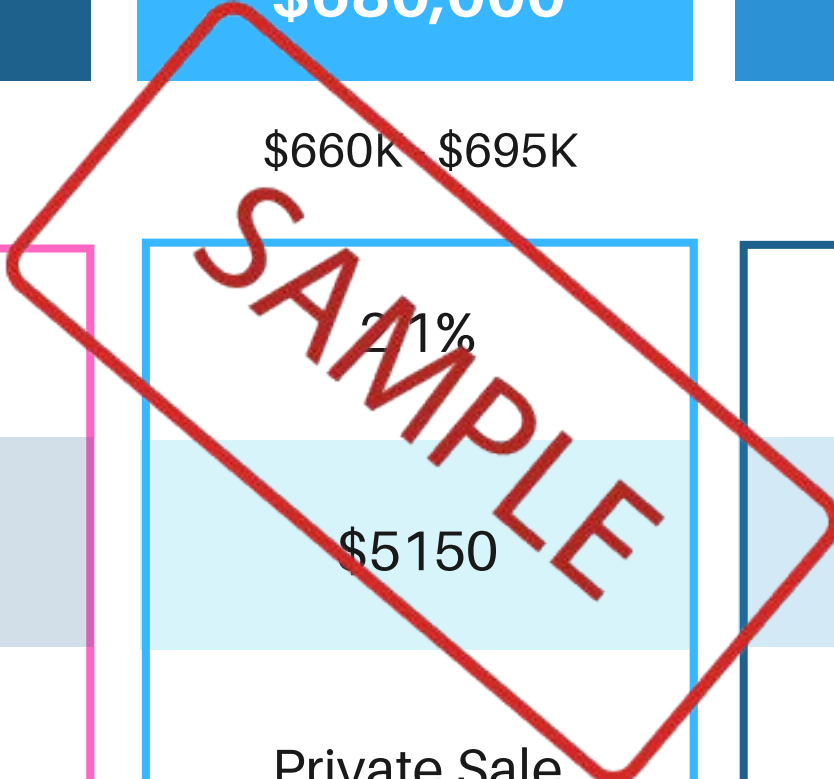
Net Proceeds of Sale

(Based on expected price)

\$615,660

\$660,570

\$641,055





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Hodges
Caulfield

Abode
Real Estate

Agent Name

John Smiles

Sally Perkins

Peter Lopez

Agent Review Rating



Sale Notes



This home could benefit from a re-paint and trim the lawns.

Kitchen appliances should be replaced

Paint work in bedrooms could do with a freshen up. Garden maintenance would improve the front appeal.

I suggest replacing the broken mirror in the bathroom and painting the bedrooms.

Exclusive Authority Period



90 days

90 days

60 days

Mt Martha

Avg Days
On Market

65 Days

Before you select an Agent, call us to fully review this report with you and unlock further savings.

Call 1300 040 463