

MY HOUSE READY – TERMS AND CONDITIONS

I work for you as a Project manager, Consultant, Advisor. In South Australia I am a qualified Real Estate Agent holding a Diploma in Property Services (Agency Management) CPP50307. I also hold a Cert 4 in Small Business Management and a Cert 3 in Event Management.

This business (MY HOUSE READY) combines my vast experiences in Landscaping, Earthmoving, Property Maintenance and Real Estate Marketing and Sales.

This helps ensure you receive the best quality of service at great investment value for your money. The Preferred Partners this business works in conjunction with are separate subcontractors with their own business terms and conditions and are an extension of my reputation. Therefore I only work with high quality entities.

By considering the following terms and conditions and signing the downloadable MY HOUSE READY – PROPERTY PREPARATION SERVICES CLIENT /ADVISOR DISCLAIMER at

https://a87b1bfe-32ac-49c6-90eb-c042ca22d047.filesusr.com/ugd/42a7d1_2c4aad19947e494ba36f3256ba65562f.pdf you warrant that you the signee is the owner/caretaker/power of attorney/responsible decision maker on such property quoted and you free me up to deliver you (and other clients) the best quality of work possible with the least amount of stress for you.

Please familiarize yourself with the most up to date terms and conditions below.

I CAN'T WAIT TO WORK WITH YOU!

PAYMENT AND QUOTE

1. Agreeing to the quotes you are provided with signifies you agree to the terms and conditions and agree to pay the full quote amounts as per the pricing structures per services.

Service 1: Pre-sale/Pre-rental Preparation Consultation

Service 2: Property Preparation Project Management

Service 3: Preferred Partner Agreements

Service 4: Buyer Advisor

2. All Payments are non GST, require a minimum 50% up-front payment to commence services.* **Full payments may be made at your discretion.** All balances to be paid within 7 days of invoice unless otherwise agreed in writing and signed by both the service provider (MHR) and Client.
3. Should you want to pause or terminate our agreement in writing you are liable for the full amounts accrued. Services must be terminated by the client with a minimum

of 48hrs notice as other parties may also need to be informed. MY HOUSE READY may terminate any agreement at any time and be due full payments.

4. Late and overdue payments will incur an accruing and compounding 10% added every month from the date of the original invoice due date.
5. Approving and agreeing to the quotes stand in place of a client/provider contract. You will be invoiced for the agreed quotes and services once approved by you regardless of whether you use the full amount of the agreed assets and services.
6. The quotes and services are for the brief supplied by the Client. Any changes to the brief once services commence will be deemed worthy of a separate agreement and service.
Example 1: a five thousand dollar renovation has revealed previously unknown (to any party) unknown normal damage or unsafe practice or construction and requires a further two thousand dollars to rectify (such as white ant or water damage) to rectify to appropriate and safe standards shall require a new separate agreement for that previously unknown situation.
7. The Client pays MY HOUSE READY and its Representatives a management service fee based on the Preferred Partner quotes. The Client pays the Preferred Partner directly and separately to MY HOUSE READY and its Representatives under that Preferred Partner's normal standard agreed terms and conditions.

COMPLETION DEADLINES

8. Occasionally with Preparation Services there are unknown factors revealed such as more extensive requirements needed than originally quoted. Some parts or stages of the preparation project may have to rely on the completion of other stages to be able to proceed to a finish point. All best endeavours are made to cater for such rare occasions however some circumstances are just unavoidable.
Example 2: The paving needs to happen before the rubbish removal in case of damage.
Example 3: The kitchen fit-out must occur before the floor tiles are laid.
Example 4: The painting must occur before the new curtains or light fittings are installed.
Example 5: The decluttering must occur before the new carpet is laid of floor sanded.

Therefore you accept flexibility in the proposed schedule as relied upon by Preferred Partners and their requirements..

PREFERRED PARTNERS

9. By agreeing to MY HOUSE READY quotes you allow access to your property by Preferred Partners in the normal way you would allow any Trades and Services Provider access. You are bound by the terms and conditions of payment by the Service Provider/s as well their normal terms and conditions of entry such as insurances and public liabilities. By signing MY HOUSE READY Clients acknowledge a disclaimer of indemnity against MY HOUSE READY and its Representatives. Any Preferred Partner disputes that may arise in regards to works performed, conduct or damages remain the responsibilities between the Preferred Partners and yourself as the Client as per any normal dispute resolution and insurance procedures.

WORKING WITH ME

10. Whilst every effort is made to provide you with the correct advice, MY HOUSE READY and its Representatives are excluded from any responsibility or indemnity that this advice may cause. This service is offered as an opinion only and the end responsibility remains with you, the Client and I exclude my Self from any responsibility or indemnity that my advice may cause. This service is offered as an opinion only and the end responsibility remains with you, the Client.
11. I reserve the right to terminate the working relationship at any time at my discretion and you will be charged only for the work completed or project managed by MY HOUSE READY.
12. Although I am confident that my services will benefit you, I do not proclaim any guarantee of proposed outcomes.
13. The supplied quotes are for my time and knowledge only. Any additional costs required by a third party will be covered completely by the client or as per agreed with the Preferred Partner/s.
14. Whilst your best interests are at heart and I and MY HOUSE READY want to see your situation thrive as much as you do, I cannot be held responsible or liable for any inadvertent damages caused through digital media and marketing activities or actions undertaken by the Client or Preferred Partner.
15. I and MY HOUSE READY reserve the right to showcase any work undertaken on your behalf in my portfolio, on digital media, my websites and any printed materials along with any comments or references. Should you see something in my control you do not like we can assure an agreement.
16. I reserve the right to hire a subcontractor for some parts of my Client work (at my discretion), however your confidentiality is always a priority.

17. Neither MY HOUSE READY, AGENT ACTION, BRETT TRIMBOLI nor any affiliates and/or partners shall be liable for any unethical, inappropriate, illegal or otherwise wrongful use of products and/or written material received from my websites, digital media platforms or printed and written materials. This includes plagiarism, lawsuits, loss of profits, social stature, failure, suspension or any other disciplinary or legal actions.

18. We look forward to working with you towards your best endeavours and we cannot be held responsible for direct and indirect action, results and experiences that may or may not relate to changes in the real estate property market, financial institutional Policies, market trends or political and economic forces, changes, climates and opinions.

Brett Anthony Trimboli
ABN 15918771218
MY HOUSE READY
PROPERTY PREPARATION SERVICES
AGENT ACTION