

House to sell?

A risk-free way to buying your new home

Our **resale service** offers an opportunity to purchase your new Scotia home, with **no house selling worries**.



A step-by-step guide

- Reserve your new Scotia home with £500... fixing the price of your new home.
- Scotia shall instruct two independent firms of chartered surveyors to carry out a type one valuation of your existing property.
- Scotia shall provide you with a copy of the two independent surveyors' type one valuations.

Thereafter, either of the following will occur:

- A) • A minimum reserve price for the sale of your existing property shall be agreed and it will also be agreed for Scotia to take over exclusive control of the marketing/sale of your property to achieve the reserve price.
- Scotia will upgrade one of the chartered surveyors' valuation reports to a home report in preparation of marketing your existing property.
 - Upon reaching agreement as to the minimum reserve sale price of your existing property, Scotia shall issue a contract (sale and purchase agreement) which links both the sale of your existing property and the purchase of your new Scotia home.

- Once contracts are signed, a further £500 is payable and this shall be deducted from the purchase price.
- the £500 reservation fee shall be deducted from the purchase price of the new home.
- Thereafter, marketing of your existing property shall start once your new home is to commence build (approximately six months prior to the completion) and regular updates on progress shall be provided.

Should your existing property remain unsold after a three-month period, Scotia shall carry out a full reassessment.

Should the new Scotia home be completed prior to the sale of your existing property you shall have the option to withdraw from the new purchase.

OR

- B) Should all parties fail to reach agreement as to the reserve price of the resale property, the reservation of your new Scotia home shall lapse and the reservation fee of £500 shall be returned, less the cost of the two independent surveyors' type one valuations.