

Reservation Form

- Print clearly in capital letters using black or blue pen
- Ensure the fields are completed
- Ensure ID for all purchasers is included
- Scan the form to: sales@mosaicproperty.com.au

GRACE
BY MOSAIC

1 PURCHASING ENTITY – MUST BE COMPLETED

Please state exactly as it is to appear on the contract

<input type="text"/>							
Are you purchasing as:	<input type="checkbox"/>	OWNER / OCCUPIER	<input type="checkbox"/>	INVESTOR	If SMSF / TRUST / COMPANY, please include the following information:	<input type="checkbox"/>	FIRB
					1. Name/s of all Directors		
					2. Company ACN		
					3. Trust Deed		

2 PURCHASER/S: IMPORTANT- INCLUDE ID FOR ALL PURCHASERS

Full Name/s of Purchaser 1

Title (MR / MS)	Surname	Given Name	Middle Name
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

Full Name/s of Purchaser 2

Title (MR / MS)	Surname	Given Name	Middle Name
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

CONTACT DETAILS

Physical Address	<input type="text"/>		
	<input type="text"/>	State	<input type="text"/>
		Postcode	<input type="text"/>
Mobile Purchaser 1	<input type="text"/>	Mobile Purchaser 2	<input type="text"/>
Email Purchaser 1	<input type="text"/>		
Email Purchaser 2	<input type="text"/>		

3 SOLICITOR DETAILS – MUST BE COMPLETED

Company & Name of Solicitor	<input type="text"/>		
Can your solicitor act in the state of QLD	<input type="checkbox"/>	Is your solicitor located in the state of QLD (preferred)	<input type="checkbox"/>
		Mosaic Property Group to recommend solicitor	<input type="checkbox"/>
Address	<input type="text"/>		
	<input type="text"/>	State	<input type="text"/>
		Postcode	<input type="text"/>
Phone Number	<input type="text"/>	Fax	<input type="text"/>
Email Address	<input type="text"/>		

IMPORTANT NOTE

This document does not constitute a binding agreement to sell or purchase a dwelling with Mosaic Property Group. It merely constitutes a reservation. Subject to finalisation of pre-contract matters and formalities, a Contract of Sale will be forwarded to your nominated party for review.

Reservation Form



4 PROPERTY DETAILS

Development of Interest

GRACE BY MOSAIC

LOT NO

Price

\$

DEPOSIT

Holding Deposit (payable on signing this form)

ELECTRONIC FUNDS TRANSFER \$1,000 DEPOSIT

Attach copy (SCREEN GRAB) OF EFT RECEIPT OF HOLDING DEPOSIT TO THIS FORM VIA FAX OR EMAIL.

TRUST ACCOUNT DETAILS

Description Reference for electronic payment:

Purchasers Name and dwelling Number

ACCOUNT NAME

MSJA Lawyers

BANK

MSJA Lawyers Trust Account Macquarie Bank

BSB

184 446

ACCOUNT NO

304438542

REFERENCE

Lot ## Grace

1 Reference: Lot ## (Mosaic Property Group).

2 Expiration of reservation is 7 days from date of signing this form.

I/We will pay the 10% deposit of purchase price by:

Cash Deposit

Bank Guarantee

NOTE Deposit Bonds are not accepted.

10% deposit balance minus holding deposit.

(payable on exchange/unconditional contract)

\$

Balance due on settlement

\$

CONTRACTS WILL NOT BE SUBJECT TO FINANCE

RESERVATION TERMS AND CONDITIONS The Seller and the Buyer hereby agree as follows:

- In consideration of payment of the Reservation Fee the Vendor hereby reserves the dwelling specified in this reservation (the "Reservation") for sale to the Purchaser until the end of the Reservation Period (7 days from the signing of this form).
- The Purchaser acknowledges that it is not entitled to any interest which accrues on the Reservation Fee which is held in trust.
- At any time prior to the signing of a Contract of Sale for the dwelling (the "Contract") by the Purchaser, the Purchaser may end this Reservation by providing the Vendor written notice to that effect, in which case the Reservation Fee shall be refunded to the Purchaser (less an Administration and Contract Preparation Fee, which the Vendor may elect to charge in its sole discretion). The Purchaser agrees that the Administration and Contract Preparation Fee is \$460.00 (inclusive of GST).
- When a Contract is properly executed by the parties, the full amount of the Reservation Fee shall be applied towards the Deposit payable under the Contract.
- If the Purchaser does not execute the Contract for the dwelling reserved under this Reservation, in a form acceptable to the Vendor by the end of the Reservation Period and pay the balance of the Deposit of 10% of the price of the dwelling or provide a bank guarantee as security for the balance of the Deposit of 10% of the price as required under the Contract, any rights of the Purchaser under this Reservation will lapse and the Reservation Fee will be refunded to the Purchaser (less the Administration and Contract Preparation Fee, which the Vendor may elect to charge in its sole discretion). In the event that the Vendor becomes entitled to the Administration and Contract Preparation Fee in accordance with this Reservation, the Purchaser hereby irrevocably authorises the Vendor's solicitors MSJA Lawyers to withdraw from its trust account the Reservation Fee and pay to the Vendor the Administration and Contract Preparation Fee for its benefit solely and return the balance of the Reservation Fee to the Purchaser.
- The Purchaser acknowledges that:
 - The Vendor has no obligation to agree to sell a dwelling in the Development, to the Purchaser, and may refund the Reservation Fee to the Purchaser in its sole discretion and at any time without being required to justify or explain such action;
 - Mosaic Property Group and its employees, representatives and agents are not liable to the Purchaser as a result of any information, statement, warranty, representation, letter, document or arrangement or any conduct provided, made or done by or on behalf of the Vendor;
 - The information provided in relation to any dwelling in the Development, including its price, is indicative only and may be changed at any time prior to the exchange of the Contract for a dwelling;
 - The Purchaser may not make any objection or claim compensation relating to such a change; and
 - This Reservation shall be governed by the Real Estate laws.

SIGNED BY YOU

Write Full Name

Signature

Date