



# CONROY GROUP OF COMPANIES

## **GUARANTEED VALUATION**

We offer a scheme called Guaranteed Valuation. The scheme is designed to help find a buyer for your existing home quickly and enable a trouble-free move into a Conroy Brook / Towngate Homes home.

This is how **GUARANTEED VALUATION** works:

- We will arrange for a valuation on your existing home via an independent local estate agent. The valuation figure is based on achieving an acceptable offer for your home within the 12-week reservation period.
- Our Sales Executive will discuss the agreed figure with you and if you are happy to market your existing home at the agreed price, you can reserve the Conroy Brook/Towngate Homes home of your choice and we will place your existing property on the open market. Conroy Brook/Towngate Homes will pay £1,000 towards your estate agents fees and the cost of 3 standard sized adverts of your existing home.
- You can now relax knowing that if you receive an acceptable offer on your property (agreed with Conroy Brook/Towngate Homes), which is lower than the **GUARANTEED VALUATION**, we will make up the difference.

***For example: We agree that the GUARANTEED VALUE of your property is £160,000 and you receive an offer on your existing home of £150,000. You can accept the offer of £150,000 in the knowledge that Conroy Brook/Towngate Homes will make up the difference by £10,000. If, of course, you receive an offer higher than the GUARANTEED VALUE figure you will receive the full amount.***

To find out more about this scheme please speak to the Sales Executive on the development you are interested in.

**Terms & conditions apply:**

**The local independent estate agent is nominated by Conroy Brook/Towngate Homes.**

**The Guaranteed Valuation figure is the value which Conroy Brook/Towngate Homes believe will generate an offer on your existing home within the 12 week reservation period.**

**Conroy Brook/Towngate Homes reserve the right to cancel your reservation after 12 weeks should an acceptable offer on your existing property not be forthcoming.**