Property Disclosure Form

ARIZTO

Property Address: 14 Burden Ave, Wainuiomata, Lower Hutt

Listing Salesperson: Kevin Bai

I/we as a potential purchaser(s) ("we" hereafter) of the above property hereby acknowledge that prior to entering into an agreement for sale and purchase of the above property, we have been advised by the vendors agent that:

1: We have been supplied a copy of the approved guides as laid out in s.133 of the Estate Agents Act 2008.

2. We were advised that neither the owner (or any other party associated with the owner) is a salesperson or an employee of the Agent or is a related to any such salesperson or employee.

3. We were advised that our solicitor will have obligations under the Anti-Money Laundering Act 2009 as well as possible OIA obligations under the Overseas Investment Act 2005 which may need to be discussed.

Prior to entering into the agreement, the following disclosures have been made and understood:

Relationship / Related Persons:
We acknowledge that we were advised that the provisions set out in s.134 and/or s.136 of the Real Estate Agents Act 2008 **ĐƟ/DO NOT (circle one)** apply (agent to advise further if needed)

Multi Offer Process:
We further acknowledge that if we are entering into the agreement and have been advised that there is one or more offers also being presented, that the process of presenting these offers to the vendor have been outlined.

Further Disclosures:
We confirm that the specific information provided below has been acknowledged and we have had the opportunity to seek legal and/or technical advice on these and all matters:

This property was built pre 2000s, so it may contain asbestos in, but not limited to, the eaves, exterior cladding

I/We acknowledge that we were given a copy of the Title to the said property and were advised by the Agent of any easements / covenants / registrations on the Title, and were advised to have a Title Search done by our solicitor as a condition of any offer that we make, so that the Title could be explained to us in more detail.

The Purchaser/s acknowledge and agree that any comment or representation made by the Real Estate Agent that may be construed as a statement on the construction, durability, weather tightness, or quality of any home or building on the property, shall not be relied on as such and the Purchaser/s shall take their own advice on such matters from a qualified expert, or otherwise assume any risk associated with those matters.
The full builders report has been supplied to the Purchaser/s. The Purchaser/s are advised to read the report thoroughly and are advised to seek further specialist and/or legal advice on any findings.
The Purchaser/s acknowledge and agree that the Real Estate Agent is not qualified to advise, comment on, or make any statement or representation about the contents of any Building Report. Where a building report has been commissioned by or on behalf of the vendor, and is made available to the Real Estate Agent, the Real Estate Agent will make that Report available to the Purchaser/s but is not in any way adopting or promoting the contents or conclusions of that report.

Due to age and conditions, prospective purchasers are advised to get their own specialised reports; building construction, drainage and plumbing services and electrical services

Final Acknowledgement:
Arizto Limited as the Agent has provided all disclosures to the best of our knowledge through the instrument of the vendor. The eventual purchaser must be satisfied in their own judgement and acknowledge that they have had the opportunity to seek legal and/or technical advice as they see fit.