



INSTRUCTION TO SELL

Date

1 Owner

(State name, address, identity number and home and work telephone numbers)

.....
.....

2 Property

(State address, stand number and town where property is situated)

.....
.....

2.1 Description of building(s)

2.1.1 (State whether residential, flats, shops, industrial or other)

.....

2.1.2 (If sectional title, describe exclusive use areas)

.....

2.1.3 (State extent of land/property in square metres)

.....

2.1.4 (State extent of building and outbuildings in square metres)

.....

2.1.5 (State number of garages, servant's quarters and storerooms)

.....

2.1.6 (State number of flats, shops, workshops, etc)

.....

2.1.7 (State number of bedrooms, bathrooms, toilets and other rooms)

.....

2.1.8 (Describe construction of roof, walls, fences and floors)

.....



2.1.9 Do any of the following exist?

- (i) swimming pool Y/N
- (iii) borehole Y/N
- (v) patio Y/N
- (vii) Swazi shade Y/N

- (ii) tennis court Y/N
- (iv) paving Y/N
- (vi) alarm system Y/N

3 Particulars of tenant

(State name(s) and supply separate list, if necessary)

3.1 (State rental per month)

.....

3.2 (State expiry date of lease)

.....

3.3 (Supply copies of lease agreements)

4 Expenses

4.1 (Specify assessment rates)

.....

4.2 (State amount of average monthly water and electricity account or specify monthly levy)

.....

4.3 (Specify collection fees)

.....

4.4 (Specify wages and maintenance)

.....

4. (Specify licences and insurance)

.....

4.6 (Specify sundry expenses)

.....

5 Bonds

5.1 (State amount of existing bond(s))

.....

5.2 (Specify bank and account number)

.....



5.3 (State whether second bond or specify terms available)

.....

6 Instructions

6.1 (State price required and specify whether nett or gross)

.....

6.2 (Specify occupational interest)

.....

6.3 (Specify deposit (if price is not paid in cash))

.....

6.4 (Specify terms)

.....

6.5 (State date by which balance is to be paid)

.....

6.6 (Specify interest on outstanding amount of purchase price)

.....

6.7 (State occupation date)

.....

6.8 (Name of occupant)

.....

6.9 (Specify commission as a percentage of the purchase price or specify the amount of commission)

7 General

7.1 (Supply particulars of the agent of the body corporate, if applicable)

.....

.....

.....

Date

If a sole agency is required to be incorporated in the listing slip, insert the following paragraph above the provision made for signatures:

I, the undersigned seller, do hereby grant to (name of estate agent and identity number, or where the estate agent is a juristic person, the name of the juristic person and the relevant registration number) the sole and exclusive instruction to:

- (1) sell the property described above on the terms and for the price as set out above;
- (2) exhibit "For Sale" notices on the property and remove any notices that may be affixed thereon by any other agents.

This instruction shall be irrevocable for a period of (specify) days from the date of this agreement and shall be deemed to be fulfilled when a written offer of the purchase price and terms from a willing and able purchaser, is produced.

SIGNED at on 20

(Signature of agent)

(Signature of seller)

Names of Witnesses:

Signature Witnesses:

1

2

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