

PROPERTY BROKERAGE & MORTGAGE / HIRE FORM



Gross Assets
& Properties Limited
...property investment simplified

(affix passport
photograph)



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1. Parties

Principal Agent / Mandate: Gross Assets and Properties Ltd (GAPL)

Address: (GAPL) 16 Oyetubo street off Awolowo way, Ajao RD Ikeja

Phone: 08165225574

Email: operations@grossassetsltd.com

Buyer/Seller:

Name:

Address:

Phone:

Email:

2. Purpose of Agreement

The Buyer/Seller hereby engages GAPL as the exclusive Principal Agent / Mandate to represent them in the purchase/sale of real estate properties described below, subject to the terms and conditions of this Agreement.

3. Property Description

The Buyer/Seller hereby engages GAPL as the exclusive Principal Agent / Mandate to represent them in the purchase/sale of real estate properties described below, subject to the terms and conditions of this Agreement.

For Sellers (fill here):

Property Location:

Property Type:

Property Size:

Expected Price:



For Buyers(fill here):

Preferred Property Location:

Preferred Property Type:

Budget Range:

4. GAPL / Promac's Duties and Responsibilities

As the Principal Agent/Mandate, GAPL will:

- Facilitate the purchase/sale of the property on behalf of the Buyer/Seller.
- Engage in marketing, lead generation, and negotiations with potential buyers/sellers.
- Provide regular updates to the Buyer/Seller on the progress of the purchase/sale.
- Act with the best interests of the Buyer/Seller, ensuring transparency and professional service
- Facilitate mortgage processes for buyer of the property upon request

5. Buyer's/Seller's Responsibilities

The Buyer/Seller agrees to:

- Provide accurate information related to the property and any documentation necessary for the purchase/sale process.
- Notify GAPL of any other agents or entities involved in the transaction to avoid conflicts.
- Permit GAPL to act as the exclusive agent for this transaction without interference that can lead to failure of the processes.

6. Commission and Fees

The Buyer/Seller agrees to pay GAPL a commission as follows:

- For sales (5%) of the final sales price if transaction is 7figures and above.
(payable upon closing the transaction).
- For purchase (5%) of the purchase price if transaction is 7figures and above (payable upon completion of the purchase). In the event the property is withdrawn, transferred, or sold to another party without GAPL involvement during the term of this Agreement, the Seller/Buyer agrees to compensate GAPL with the full commission as outlined above.

7. Duration of Agreement

This Agreement shall commence on the date signed below and will remain in effect for as long as the process requires, while the parties are well and duly updated.

8. Termination

Termination shall be by mutual consent with a 30-60 days written notice in advance, the agreed commission shall still apply.



9. Confidentiality

GAPL agrees to maintain confidentiality concerning all proprietary information and transactions related to the property unless required by law to disclose such information.

10. Governing Law

This Agreement shall be governed by the laws of the Federal Republic of Nigeria.

11. Acceptance

By signing below, the Buyer/Seller agrees to the terms and conditions of this Agreement and authorizes GAPL to act as their Principal Agent/Mandate for the purchase/sale of the property.

Principal Agent (GAPL)

Signature:

Name:

Title:

Date:

Buyer/Seller

Signature:

Name:

Title:

Date: