

WHEN IT ALL GOES TO SH**

A Guide to Selling When Separating



IT HURTS & EMOTIONS ARE RAW



No one thinks they will separate or divorce and it is a sad and stressful time.

If you are in the early stages of separation then chances are you are on an emotional roller coaster and not sure where to start or which way to turn.

Let yourself heal a little and remember to breathe. Don't rush when making major decisions. Seek advice and support if you feel you need it.



YOUR ARE STILL BREATHING ... NOW WHAT?

Can You Agree?

If you and your ex can't come to an agreement as to what do with your assets then only the Family Court of WA can make orders. That takes time and money and you should seek legal advice.

You maybe able to get some advice from your local Community Legal Centre at a nominal cost before engaging a lawyer.

The Family Court of WA website also has guides that maybe of assistance.

Get Your Finances In Order

Decide whether you can afford to buy your ex out of the property or if it's better to sell.

You will need an estimate of the property's value and we can assist you with this.

We can also refer you to a Mortgage Broker who will be able to advise you on your eligibility for finance.

CAN I SELL THE PROPERTY?



If the property is in joint names and the other person does not agree, then no, you can't sell. You will need to seek legal advice and take action through the Family Court of WA.

To sell a property all legal owners must agree & sign the Contract for Sale. If you are using an Agent, all legal owners also need to sign a Selling Agent Agreement to allow the agent to find a buyer for the property.

The same applies to leasing the property. All legal owners must agree and sign management contracts and/or lease agreements.

YOU HAVE DECIDED TO SELL



Now that all legal owners have decided to sell the property and there are no court orders preventing them from doing so, it's time to find an agent.

You need an agent who will be unbiased and sensitively assist you both with the sales process.

Someone who will take the time to communicate with you both equally and provide you with an accurate estimate of the value of your property.

We will assist you through the sales process and make it as painless as possible for you both.

WE CAN HELP YOU WITH SELLING

PLEASE FEEL FREE TO CONTACT US



TRACEY TAYLOR
LICENSEE/DIRECTOR
0439 996 527



SUZANA WHITE
DIRECTOR
0400 213 989



DANIEL WHITE
SOUTH WEST REGION
0429 086 856

With our office located in the northern coastal suburbs, Tracey (0439 996 527) and Suzana (0400 213 989) who own the agency are ready to assist you.

We are also represented in the South West by long term Bunbury resident, Daniel White (0429 086 856) looking after sales in the Bunbury, Australind and surrounding areas.

When you are ready, we are happy to meet with you (together or separately) and talk you through our services and the sales process.

We will provide you with a market estimate of your property and discuss how we will get you the highest possible price with the least amount of fuss.

www.taylorwhite.com.au