

MEDIA RELEASE—Canberra (15 November)

Love affair or major heartache—the trials and tribulations of new property

More and more Canberrans are falling in love with new property—whether it's on the foreshore of Lake Burley Griffin, in fast-growing outer suburbs or in trendy inner city spots. But the love affair for some turns into major heartache with the discovery that a brand new property or renovation isn't all it was cracked up to be.

So how do buyers or owners protect themselves and make sure they get what they pay for when they're not experts in construction?

There's only one way, say the owners of Surety Property Reports, an ACT company specialising in giving buyers and owners priceless peace of mind with independent professional property inspection reports—completed by someone working for the buyer and owner, not the builder.

'It's blood, sweat and tears in having a property built or renovated,' says Bruce Cohen, a qualified builder with years of experience in inspecting properties and an owner of Surety Property Reports. 'Before you move in and release your final payment to the builder, or at one point during your 90-day maintenance period, you need to have the quality of construction assessed. And if you want an expert opinion, you need to go to an expert.'

When people are making the greatest investment in their lives, worth hundreds of thousands of dollars, it's wise to spend just a few hundred dollars to get their own independent property report done—from top to bottom, inside and outside.

Surety Property Reports suggest buyers make sure their property inspectors:

- provide a defects list (room-by-room)
- check the contract's inclusion list for missing items
- check the quality and finish of workmanship
- write a report that is easy-to-read and understand.

Protect your investment with an independent professional inspection at various stages of construction—when the slab is laid, when frame and brickwork is complete and either just before moving in or during the maintenance period. It's the only way to be sure.

More information:

Wendy Johnson, Clarity Communications, 6282 0578 or 0414 295 857
Bruce Cohen, Surety Property Reports, 1300 767 741 or suretyproperty.com.au