



RESIDENTIAL SALES SERVICES

We **believe our success lies in our commitment** to developing a team in which everyone plays to their strengths, allowing each individual room to grow and thrive whilst creating the best team dynamic to service our clients. Our approach also differs in that we are not driven solely by commission but by a genuine determination to exceed expectations.



We have a **wealth of knowledge** and **experience**, and a deeply statistical view on the local property market. We are able to provide maximum market exposure for every property, ensuring a steady flow of satisfied buyers and vendors, landlords and tenants, as well as a working environment whereby everyone is pushing forward with the same goals.

The marketing of prime Jersey property is something in which we pride ourselves. We have an extremely wide range of properties so once yours is registered we can ensure that it is seen by a very large number of potential buyers. We manage the entire sales process for our clients, from a realistic professional market appraisal, including an online property report, through to marketing and selling the property. We negotiate the price and terms between buyer and seller, ensuring that the sale progresses as quickly as possible and that all issues are rapidly resolved.



We believe we remain the Island's **premier property company** for the comprehensive service we provide:

Fees and Marketing

In order to benefit from our sole agency offers, please ensure you are not signed up by agreement or on a sole or multiple agency basis with any other estate agency. In addition, multiple agency fees at the time of sale tend to be higher than sole agency fees.

- We advertise in the Jersey Evening Post with large advertising pods and its accompanying Homelife property supplement as well as on the radio, relevant specialist magazines and various paid platforms - Onthemarket.com Jersey Property App, Places.je and across our social media feeds on Facebook, LinkedIn and Instagram.
 - We provide professional standard photography and 360 virtual tours.
 - We create bespoke detailed colour particulars including floorplans and map directions.
- Your property is displayed in our stunning digital window and we mail details out to all relevant buyers through a specialist property software platform.
 - Properties are uploaded to our website, which is available to view on desktop and laptop computers as well as being optimised for tablet and mobile browsing and the page will include the 3D floorplans and all relevant information.
 - We will put up a 'For Sale' board outside your property if required.
 - We provide a comprehensive fact sheet confirming the history of the property as well as any pertinent legal information.
- All property viewings are arranged through us by appointment only. We can also arrange open houses on Saturday mornings and we will email you with confirmation of each viewing.
 - We will liaise with you at all times and undertake all negotiations on your behalf.
 - We keep in touch on a regular basis and we provide feedback after viewings through our property software.
 - We can also help you to appoint solicitors and we are on hand to assist in your liaison with legal advisors during the sale process.





How **lovely** it was to **work with you.**

I just wanted to say thank you for all your work getting the flat on the market and sold. To feed back how kind and friendly you guys were and how lovely it was to work with you. Really professional but also a strong sense that you want the best for all parties involved, and not just a quick easy sale.

Thank you again.



Miss W, St. Helier.



If you are **considering moving** home or indeed **considering selling** your home, please call our **Sales team** on **01534 670333** or email **sales@gaudin.je** and we will discuss your options with you and explain our services in more detail.

We also offer a **discreet confidential suite** of properties as well as a retained client register. For further information, please email **Bradley Vowden** on **bradleyv@gaudin.je** or **Nicky Woodhouse** on **nickyw@gaudin.je** or get in touch with them on any of the numbers below.



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