



BROKER AGENCY AGREEMENT FOR RESALE PROPERTY


☐ Exclusive

☒ Non-exclusive

| THE PROPERTY OWNER: | | | |
|--------------------------|--|-----------------|------------------|
| Project of the property: | 3BDR Townhouse in Laguna Cove (6114), Phuket | | |
| Ownership: | for building | <u>Freehold</u> | for land plot |
| | | | <u>Leasehold</u> |

| | | | |
|------------------------|--|--------|--|
| Owner of the property: | Mr Farhad Irani Mrs Ketayun F Irani | | |
| Telephone | +61 448 150 092 (WhatsApp) | E-mail | farhad2210@gmail.com |

| | | | |
|---|--|--------|--|
| Representative for property inspection: | | | |
| Telephone | | E-mail | |

| THE AGENT: | |
|--|--|
| Name: Railand Property International Co., Ltd. Address: 47, Lagoon Road, Cherngtalay, Talang, Phuket 83110, Thailand Telephone: 076 32 44 48, 081 737 1687 Email address: info@rl-property.com , raisa@rl-property.com Represented by: Raisa Sheludkina, Managing Director | Company seal  |

| DESCRIPTION OF THE PROPERTY | | | |
|-----------------------------|---|-----------|---|
| Type of the property | 3BDR Townhouse | | |
| Bedrooms | 3 | Bathrooms | 3 |
| Built-up area | 177 m2 | Floors | 2 |
| Land plot size | 465 m2 | | |
| Swimming pool | private | | |
| Additional information | Common area fees THB 25 000 per quarter House and pool maintenance approximately THB 80 000 per year Garden maintenance THB 24 000 per year Cost of ownership transfer (taxes and legal support by Laguna Property) will be shared 50:50 between Owner and Buyer | | |

| ASKING PRICE |
|--------------|
|--------------|

THB 25 000 000






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PAYMENT TO THE AGENT

The property owner agrees to pay the agent a commission of 3% of purchase price (excluding 7% VAT). The owner agreed to pay full amount of the commission on the first payment (%) within one week.

CHOSEN PLACES

For the application of this agreement, both parties choose the place in their respective address mentioned in this contract.
Agency agreement made in 2 copies, in Phuket, on 29 January 2018

| THE OWNER/REPRESENTATIVE | THE AGENT |
|--------------------------|---|
| Signature_____ |  Signature_____ |
| Company seal_____ |  Company seal_____ |
| | Ms Raisa Sheludkina, Managing Director Railand Property International Co., Ltd |
| WITNESS | WITNESS |
| _____ |  _____ Ms. Laddawan Sinlapa |