

# Valuation Reports

Valuation reports completed for our clients are completed as the following values:

- › **REALISABLE ESTIMATE** - a value we would expect to achieve at a well-advertised and well-attended auction given that this auction was conducted onsite with the item fully functional.
- › **FAIR MARKET FOR EXISTING USAGE** - the value an incoming tenant or purchaser of the business should pay taking into account the original price of a similar item being purchased from a reputable merchant, also taken into account are any warranties, installation costs, transport costs, depreciation, obsolescence, current condition and replacement costs.
- › **MARKET VALUE IN-SITU** - The Market Value in Situ is defined as the amount in which an asset should exchange at the date of valuation between a willing buyer and willing seller in an arm's length transaction after proper marketing wherein the parties had each acted knowledgeably, prudently and without compulsion. The valuation also assumes the assets will be sold by way of a private treaty sale and remain in its current location after the sale. The valuation does not include any sale or other related costs.

On completion of each valuation we will send via email firstly then printed and bound as a hard signed copy together with an electronic valuation report.

We can send by either Australia Post (if local) or by courier delivered to your street address.

For items needing valuation without time for inspection, so long as we are given a good and accurate description, we will give as a phone valuation to our major clients.