

## Buyers Advocacy



**TRUSTED**<sup>®</sup>  
ESTATE AGENTS

### **NICK XENOS**

LICENSED REAL ESTATE AGENT & AUCTIONEER

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## Buyer Testimonials

*We are thrilled with the result tonight. We thought we could do it on our own, but we could not have had the convincing win that we did without Nick Xenos there.*

*Nicks tips, strategies and guidance were very effective when buying at public auction, an obvious testament to his experience.*

*Thank you again for being part of our property acquisition story.*

**Ms Milia Ho**

**130 Johnstone Street, Annandale, NSW**

*I am writing to thank you for helping me successfully bid at the auction for 109 Edgeware Road Enmore. I was so nervous and stressed, but with your expertise, skill and strategy, I left the bidding in your hands and it was the best decision I made.*

*Truly, I would not have won the bidding for the property without Nick Xenos and again....thank you, thank you, thank you! I would not hesitate in recommending Nick Xenos to anyone.*

**Ms Patricia Hickson**

**109 Edgeware Road, Enmore, NSW**

*A big THANK YOU to Nick Xenos for his advice and help in purchasing 33A Annesley Road Leichhardt the other week at auction.*

*We were blown away by how well Nick's advice worked! We are extremely happy with our purchase and we can't wait to move in.*

**Mr Tim Ralph & Mrs Alex Ralph**

**33A Annesley Road, Leichhardt, NSW**

**Trusted Estate Agents** are specialist auction sales agents, marketing and selling houses throughout the Sydney Metropolitan residential property market.

We are often called upon by buyers to assist them to secure their future homes and to this end we offer a service to source, bid if required and secure homes for our clients in addition to selling homes for profit for home sellers throughout Sydney.

Property buyers who are time poor and who require professional help often request us to assist them in securing a property for themselves and/or family.

### **How do Trusted Estate Agents operate as a Buyers Advocate?**

- Trusted Estate Agents take a brief from you;
  - We identify who is looking to purchase in whose name/or corporation,
  - Type of property the parties to the transaction want to acquire,
  - Where they want to purchase – Suburbs/Streets,
  - Timeline required to do so.
  
- We source those properties from two key areas:
  - 1<sup>st</sup> all available properties on the market now,
  - 2<sup>nd</sup> all properties that meet the criteria in suburb/streets of desire,
    - With this group we make direct approaches to owners in that street and represent you to acquire the property on your terms.
  
- We shortlist 3 properties to approach
  - These properties could be going to public auction and we attend those auctions and bid on your behalf to affect a smooth exchange of contracts.
  
- We arrange up to three valuations on the properties we shortlist prior to making any offers to acquire. Valuations are conducted by an independent registered valuer working under our instructions for your direct benefit.

**Services & Fees :**

**Visit: [www.BuyersAgent.House](http://www.BuyersAgent.House) This site is owned by Trusted Estate Agents.**



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