



## ***CHOOSING A CONVEYANCER***

Each party to a Real Estate Contract has a right to choose their own Conveyancer.

Making this decision is important, as you need to feel confident that they are able to handle your file effectively and liaise with you in a manner both professional and understanding.

### ***Is using the agents Conveyancer a good idea?***

Many real estate agents have a local conveyancer that they refer work to from properties they are selling. If you don't have a conveyancer that you have used previously, this may be helpful to you. Your conveyancer will protect your interests so remember; the choice is yours, not your agent's.

### ***Can a Conveyancer act for both parties?***

Yes. Your conveyancer is your advocate. A conveyancer acting for both parties must request one or both parties to use another conveyancer should a conflict of interest arise i.e. if the same advice cannot be given to both parties.

In all instances where we act for both parties, Statewide Conveyancing Services will request the vendor and purchaser to sign a declaration to acknowledge they understand we are acting for both parties and should a conflict arise; each party will need to employ another conveyancer unless both agree in writing to continue using the same conveyancer.

It is impossible to predict if a conflict may arise, however, we will always instruct our client immediately should an issue need to be addressed.

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