



Digital Assessment Disclaimer

Pre-Sale Improvement Report Services

Version 1.0

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Controlled Document

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Confidential Business Document

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This document forms part of the Red Cardinal Building Solutions client documentation and should be read in conjunction with any associated service agreement, terms and conditions or report documentation where applicable.



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Digital Assessment Disclaimer

1. Purpose

This disclaimer applies specifically to Digital Pre-Sale Improvement Reports prepared by Red Cardinal Building Solutions using information, photographs and documentation supplied by the Client.

Unlike an onsite assessment, a Digital Assessment is completed without a physical inspection of the property. As such, our recommendations are limited to the information made available to us.

2. Reliance on Client Information

The quality and accuracy of a Digital Assessment depends upon the information provided by the Client.

The Client acknowledges that:

- all information provided is accurate and complete;
- photographs accurately represent the current condition of the property;
- no significant areas of the property have been intentionally omitted; and
- any relevant issues likely to influence our recommendations have been disclosed.

Red Cardinal Building Solutions is entitled to rely upon the information provided without independent verification.

3. Limitations of a Digital Assessment

Because no physical inspection is undertaken, Red Cardinal Building Solutions cannot:

- inspect areas not shown in photographs;
- verify dimensions or measurements;
- identify concealed defects;
- assess workmanship behind finished surfaces;
- inspect roof spaces, subfloors or inaccessible areas;
- assess structural, plumbing, electrical or mechanical systems;
- confirm maintenance issues that are not visible in the supplied material.

Recommendations are therefore limited to what can reasonably be observed from the information supplied.



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4. Quality of Photographs

The Client acknowledges that poor-quality, incomplete or outdated photographs may affect the quality of the recommendations provided.

Where photographs are unclear or insufficient, Red Cardinal Building Solutions may:

- request additional photographs;
- seek further clarification; or
- limit recommendations to the information available.

5. Nature of Recommendations

Recommendations contained within a Digital Assessment remain professional opinions only and should be considered together with the Client's budget, objectives and individual circumstances.

Where uncertainty exists due to limited information, Red Cardinal Building Solutions may recommend that the Client obtain an onsite assessment or specialist advice before undertaking improvement works.

6. No Guarantee

As with all Red Cardinal Building Solutions reports, no guarantee is made regarding:

- sale price;
- buyer interest;
- return on investment;
- market performance;
- buyer behaviour; or
- the success of any improvement works.



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7. Acceptance

By proceeding with a Digital Assessment, the Client acknowledges that they have read and understood this Digital Assessment Disclaimer and accept the limitations associated with a remote property assessment.

Red Cardinal Building Solutions

Independent Pre-Sale Improvement Consultants

Sydney, New South Wales

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