

**MARKETING YOUR PROPERTY FOR SALE DURING EASING OF LOCKDOWN RESTRICTIONS**

Now that we are moving toward further easing the country out of the current lockdown restrictions in accordance with the Scottish Government’s guidelines, we are putting the necessary safety and hygiene measures in place to ensure the continued safety of our clients and staff. Client and staff wellbeing remains of paramount importance to us at Morgans.

So that you know what to expect from us and what we expect from you when marketing your property for sale, we have set out the following Marketing your Property Policy which we recommend all clients old and new read carefully before contacting us to place your property on the market.

* Valuers and Estate Agents are permitted as part of the re-opening of the property market on 29 June to attend properties to take sales particulars, provide survey reports etc required in order to market a property for sale.
* Please contact us by telephone on 01383 620222 (for Dunfermline) or 01577 863424 (for Kinross) or by email at info@morganlaw.co.uk in the first instance. A member of our dedicated sales team will then discuss the appropriate next steps with you.
* You will be asked to complete and return a Covid-19 questionnaire ahead of any Valuer’s appointment and may be asked to confirm on the day of the meeting that your answers are still accurate before the Valuer attends your property.
* Please make us aware if you are shielding/in a vulnerable category.
* Should you or a family member experience any symptoms you should make arrangements to cancel the appointment. None of our staff will attend your property if they or any member of their household are displaying any symptoms.
* Any Valuer visiting your property will be wearing appropriate PPE for both your and their protection. Although we can’t shake hands at the moment, our Valuers are very friendly and approachable and happy to answer any questions you may have regarding the marketing and sale process. Social distancing should still be maintained whether indoors or outside.
* Valuations will be kept as short as possible, but we are still paying attention to the finer details so that your home is marketed and presented in the most favourable light for prospective buyers.
* You should stay in a separate room with appropriate PPE or otherwise step outside while the inspection takes place (weather permitting, of course!) Wherever possible, doors (internal and outbuildings) should be kept open and a window open in each room to allow for ventilation.
* All surfaces such as door handles should be disinfected prior to and after the inspection. Our Valuer will let you know if they have come into contact with any surfaces when leaving the property, so that you can disinfect them appropriately.
* Our Valuers and sales team will be in touch following the inspection to guide you through the next steps and will let you know the timescales for your property going ‘live’ on the market and for viewings to be arranged.
* We do love selling houses and so the team will continue to keep you advised on the level of interest, to arrange viewings, provide viewers’ feedback and to relay when Offers are made, where our experienced solicitors will then be on hand to deal with the conveyancing formalities. Both the sales and conveyancing teams work hand in hand to ensure a seamless transition from marketing to sale.