

Sales Advice

23 October 2026

Property Details	
Address:	37A Green Avenue Seaton SA 5023
Sale Details	
Contract Date:	17 October 2026
Unconditional Date:	4 November 2026
Settlement Date:	18 December 2026
Contract Price:	\$1,360,000.00
Deposit:	\$40,000.00
Agent Details	
Agency:	Belle Property Henley Beach
Address:	Shop 1- 575 Grange Rd Grange SA 5022
Phone:	08 7006 0277
Fax:	-
Email:	accounts.henleybeach@belleproperty.com
Listing Agent:	Jayden Lugg [W]: 08 7006 0277, [M]: 0435 137 911, [E]: jayden.lugg@belleproperty.com
Selling Agent:	Jayden Lugg [W]: 08 7006 0277, [M]: 0435 137 911, [E]: jayden.lugg@belleproperty.com
Vendor Details	
Name:	SOPHIE JANE HYDE and SCOTT RAYMOND HYDE
Address:	37A Green Avenue Seaton SA 5023
Phone:	[M]: 0401 305 122 and [M]: 0428 189 842
Email:	sophie.j.hyde21@gmail.com and scott.hydee@gmail.com
Vendor Solicitor Details	
Vendor Solicitor:	Riverland & Mallee Conveyancers Pty Ltd Attention: Tracey Reichelt
Address:	56 East Terrace Loxton SA 5333
Phone:	[W]: 08 8584 6222
Fax:	-
Email:	tracey@rivermalleeconv.com.au
Purchaser Details	
Name:	TANAE KATERINA ORMSBY and TRENT HEMI PRMSBY
Address:	21 Jamieson Street Moana SA 5169
Phone:	[M]: 0451 673 511 and [M]: 0426 904 493
Email:	ttormsby@gmail.com
Purchaser Solicitor Details	
Purchaser Solicitor:	1836 Conveyancing Attention: Scott Petherick
Address:	Level 1, 18 Greenhill Road Wayville SA 5034
Phone:	[M]: 0418 842 722, [W]: 08 7129 3777
Fax:	08 7129 3799
Email:	scott@1836conveyancing.com.au
Special Conditions	
Inclusions:	As per contract
Special Conditions:	As per contract