

Your agent proposals, side by side

Three verified local agents responded to your listing. Here's how their proposals compare — commission, marketing, strategy and track record — so you can choose on evidence, not on who called first.

Agent A — "Jordan Example"
Bayview Example Realty · 11 yrs ·
★★★★★ 4.9 (58)

Agent B — "Sam Placeholder"
Coastline Sample Property · 6 yrs ·
★★★★★ 4.7 (31)

Agent C — "Riley Fictional"
Harbour Demo Estates · 15 yrs ·
★★★★☆ 4.5 (94)

Side-by-side comparison

	Agent A	Agent B	Agent C
Suggested price range	\$720,000 – \$760,000	\$735,000 – \$775,000 Highest	\$700,000 – \$740,000
Commission	2.5% (+ GST)	2.2% (+ GST)	1.9% (+ GST) Lowest
Est. commission at mid-range	\$18,500	\$16,610	\$13,680
Marketing package	\$3,200 — pro photos, drone, video, floorplan, major portals	\$2,400 — pro photos, floorplan, major portals, social ads	\$1,100 — pro photos, major portals
Sale method	Auction, 4-week campaign	Private treaty, 3-week campaign	Private treaty, open-ended
Average days on market (last 12 months)	24 Fastest	31	47
Sales in 4655 (last 12 months)	19	12	27
Avg. sale vs. list price	+3.1%	+4.2%	–1.8%
Included extras	Styling consult, weekly written report	Buyer database of 340 registered buyers, styling consult	—
Availability	Can list within 7 days	Can list within 5 days	Can list within 14 days

SAMPLE PROPOSAL — EXAMPLE ONLY. All agents, agencies, figures and reviews on this document are fictional and for illustration.

What each agent said

Agent	Strategy summary (from their proposal)
Agent A	"Auction creates competition and a firm deadline. With drone and video we'll reach interstate buyers looking at the bay lifestyle. I'll report to you every Friday."
Agent B	"Your street has strong recent comparables; I'd price with confidence and run a short, sharp private-treaty campaign to our registered buyer database first."
Agent C	"Lowest commission on the table. Let the portals do the work, keep marketing lean and stay on the market until the right buyer appears."

How to read this: the cheapest commission is not always the best result — Agent C's lower fee is offset by a longer campaign and below-list results. Compare net outcome (price achieved minus fees), not the fee alone. Every agent on ListBetter is licence-verified; reviews are verified sales only.