



THE SOCIETY

OCTOBER 2025

**WE REPRESENT AUCTIONEERS, APPRAISERS,
AGENTS, SALES CONSULTANTS AND PROPERTY
MANAGERS ACROSS VARIOUS SECTORS,
INCLUDING REAL ESTATE, GENERAL AND
LIVESTOCK.**





CONTENTS

Welcome New Board Members	03
Society Board	04
Upcoming auctions App	06
Society Golden Gavel Live 2026	07
New Society Members	09
Upcoming Events	10
2- Day Auctioneers License Workshop	13
43 rd Society AGM	16
Society’s Auctions	20
Auction Monthly Results	23
Society’s Auctioneers	31
40 Years of History	34
Sponsors	35



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**The Society of
Auctioneers and
Appraisers (SA) Inc.**

THE
INDUSTRY
CHOICE OF
PROFESSIONALS



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THE SOCIETY WELCOMES NEW BOARD MEMBERS



Enrique Bisbal

Enrique Bisbal’s journey in real estate began at an early stage, dedicating his spare time after hours to his career. With a specialisation in the Western Suburbs, Enrique’s extensive market knowledge and unwavering commitment to customer service ensure both vendors and purchasers receive the utmost attention and care. With several years of experience in the real estate industry, Enrique has developed a vast network of industry contacts and earned a stellar reputation for his exceptional negotiation skills.

Enrique was honoured with by winning the prestigious 2020 Society of Auctioneers and Appraisers (SA) Inc. Golden Gavel Auctioneer Rising Star & U27 award, a testament to his expertise and talent.

Enrique has recently started his own business and will be invaluable in representing our younger members with his lateral thinking and great ideas.

Troy Tyndall

With a sales career spanning more than three decades, including 20 years in the real estate profession Troy Tyndall has become a leading figure in Adelaide real estate.

Troy’s dedicaton and negotiation skills have garnered numerous awards and accolades over the years, yet it is Troy’s unwavering commitment to achieving the best possible results for vendors and buyers that has been the hallmark of his success.

Troy was a finalist in the Golden Gavel 3 times, consistently been awarded in the Society Golden Gavel top 15 Real Estate Auctioneers in South Australia and has previous served on the Board of Management.





THE SOCIETY WELCOMES NEW BOARD MEMBERS



Paul Kilby

Paul Kilby is a Stock, Station Agent, and Auctioneer based in Tanunda in the Barossa Valley selling Livestock, Rural Land and clearing sales in the Barossa, Riverland and West Coast of South Australia. Paul is ideal to represent Country Members in all facets of the profession of Auctioneer and Appraisers. Paul has 4 children and plays cricket to the Tanunda Cricket Club along with newly elected President Marc Du Plessis. The Board now has a diverse range of expertise to advise and compliment Society Members both City and Country.

Attilio Cavuoto

As Principal of one of the Western Suburbs most successful Real Estate Offices Attilio’s extensive knowledge of the Real Estate industry isn’t surprising since he has been selling houses since 1997.

Known for his honesty, knowledge and loyalty, Attilio makes his clients feel comfortable in all aspects of the sales transaction, helping people to achieve the best results in today’s market.



In 2019, Attilio was elected President of The Society of Auctioneers after being a member and serving 2 years the board. He now returns to the Board to contribute once again to the strategies and contribute his expertise in all facets of the Society business.

As well as his Real Estate ambition, Attilio has been a strong supporter of community based projects through his association as Secretary/Manager of the Seaton Ramblers Football Club for 26 years.

Attilio has been adorned with a number of accolades and awards throughout the years.



THE BOARD



Marc du Plessis
President



Troy Tyndall
Vice President

Board Members



Paul Kilby



John Young



Attilio Cavuoto



Enrique Bisbal





DISCOVER UPCOMING AUCTIONS!

SOCIETY'S
UPCOMING AUCTIONS APP

WWW.AUCTIONEERS.COM.AU

Download the Society Upcoming Auctions app today - available on the App Store & Google Play.





SOCIETY

GOLDEN GAVEL LIVE

2026



Senior Real Estate, General & Livestock:

- You will be judged in the field by doing a live real Auction by live streaming and uploading your Auctions to the Society's Golden Gavel Live event on the Society's Facebook page <https://bit.ly/3q1TGK0>.
- You will need to nominate to enter and pay the appropriate nomination fees prior to performing or no later than 28th February 2026.
- Auctions to be judged must be performed between 1st May 2025 and 23rd March 2026.
- Candidates for Senior Real Estate, General and Livestock will submit a live Facebook feed from a smartphone which is streamed live onto the Society's Facebook event - One camera only, no editing – we suggest you film in landscape on a tripod as this gets a better video quality for viewing and judges.
- You can upload as many auctions as you like provided they meet the terms and conditions of the competition and they are also visible on the Society's 'Upcoming Auctions' app. The last auction uploaded will be the one judged unless prior to the closing date, you advise us which Auction you would like judged.

When choosing which Auction to be judged, don't be impressed by the sale price, submit your best performance as it will be your Auction that will be judged - not how far above reserve.



General & Livestock

- General & Livestock Auctioneers are to submit the opening terms & conditions and at least 10 minutes of selling from any part of the auction but each segment must be continuous and unedited.
- Your Auction must appear on the Society Upcoming Auction App.

Rising Stars

- Rising Stars will perform at a designated location and will be judged on-site.
- The Rising Stars will perform by auctioning a property from a brochure and details supplied .
- To be eligible, you must have performed no more than 25 Real Estate Auctions in the field prior to the 28th of February 2026 and you have not won this award previously.
- Rising Star Heats will be held on Wednesday 11th March 2026, and nominations for Rising Star must be in by 28th February 2026.
- The subject property will be provided to you prior to the event to allow for preparation.

Real Estate

- Highest Price Sales at Auction
 - Country Auctioneer
 - Residential Auctioneer
 - Commercial and Industrial Auctioneer

General

General Auctioneers Highest Price Sales at Auction.

Nominations
Now Open!

Click [Here](#)





SOCIETY NEW MEMBERS

Thanasi Mantopoulos

Thanasi Mantopoulos from LJ Hooker Mile End/Woodville has had 9 years experience in the building and 5 years in the resource engineering industries now in real estate is one of the most recognised young Agents in Adelaide. Thanasi works on residential sales and development projects sales campaigns for LJ Hooker Mile End / Woodville.

Crispian Fielke

Originally from the Riverland worked in Hospitality, Bars and selling wine. He has a natural “radio voice”. Loves the craft and is obsessed with auction where he sees his future evolving has joined the Society as a backup and for advice in all matter of auction.

Daniel Schell

Daniel has a background in professional AFL football prior to 5 years with the NAB in its Agribusiness Division in Adelaide. He has worked with the clients in all sectors of Agribusiness.

Daniel has been recognised by REISA as the No. 1 Regional Residential Sales Person in SA in 2012,2013,2014 and also the No.1 Rural Salesperson in 2014,2015 & 2016. Daniel works for Ray White Rural SA is a family owned business with the highly successful father/son team of Daniel & Geoff Schell as joint principals and rural sales specialist.

**[Please click here to know the Advantages of
being a member](#)**

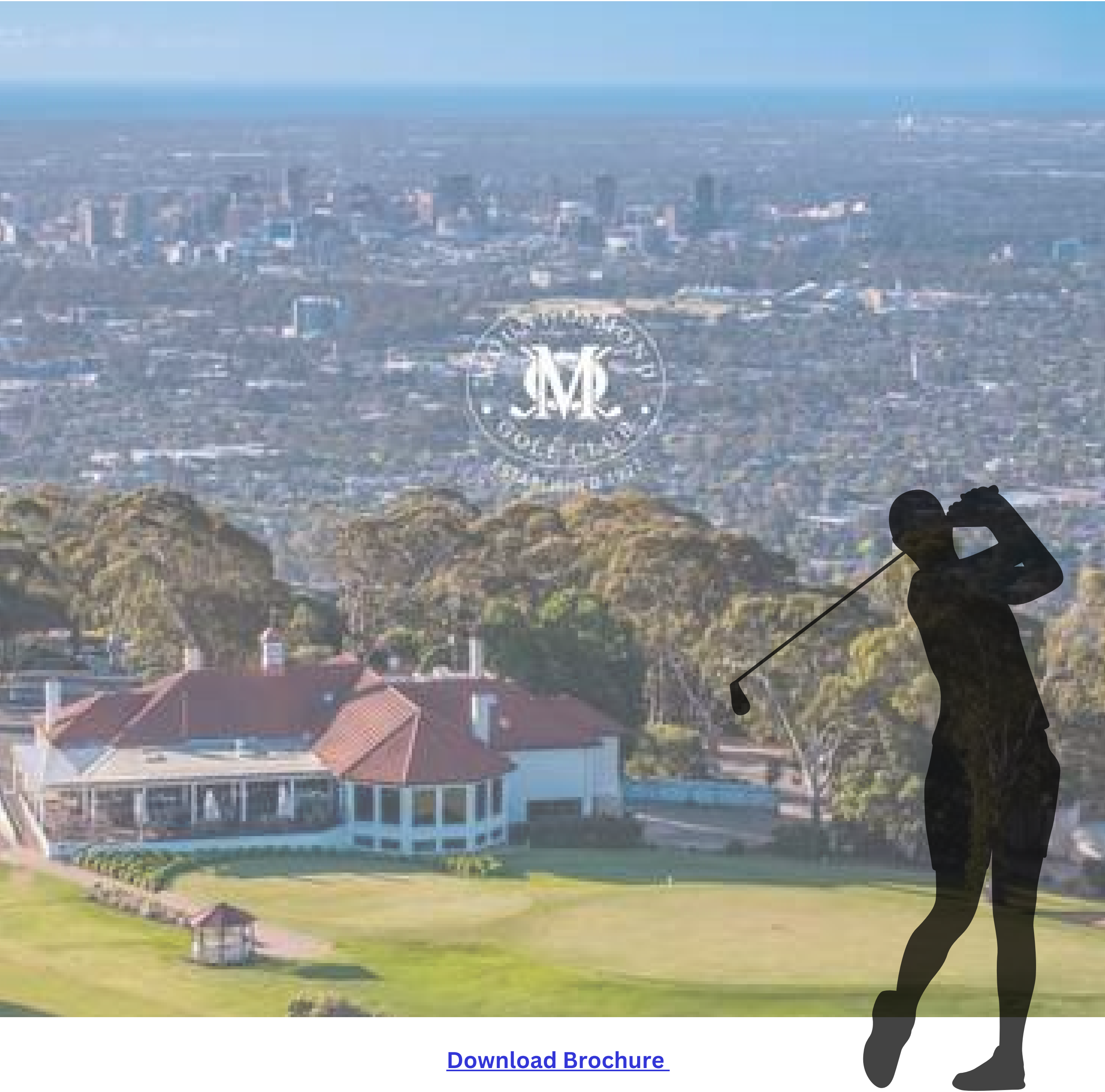


2025
SOCIETY GOLF CLASSIC

FRIDAY | 14 | NOVEMBER

@ MOUNT OSMOND GOLF CLUB

Sponsored by The Form 1 Company™



[Download Brochure](#)



Legislation and Best Practice Update

Legislative Changes to Form 1

Sales Agency and Pricing Compliance



Ensure your office fully complies with the legislation in all aspects of agency and pricing.

THURSDAY, 27th NOVEMBER
8:30AM for 9AM to 12NN

VENUE: Arkaba Hotel - 150 Glen Osmond Road, FULLARTON SA 5063

COST: Members and employees \$44 each
(Group of 2 or more from the same office \$33 each)

[Download Brochure](#)



Christmas Drinks *and* Meet the Board



THURSDAY | **11** | 5:00 PM
DECEMBER
CREMORNE HOTEL
207 Unley Rd, Unley SA 5061

ALL MEMBERS, STAFF, GUESTS, SPONSORS ARE INVITED!!!

● **\$25 EACH FOR FOOD**



● **BAR OPEN AT COST**

[Download Brochure](#)

Please RSVP by Friday 5th December



2- Day Auctioneers License Workshop

Four Sensational Auctioneers



The Society 2-Day Auctioneers license workshop is for experienced auctioneers to train, to enhance their skills or to qualify for registration as a real auctioneer in South Australia.

This is the only Auction Academy run by 5 times Golden Gavel Champion, *Brett Roenfeldt* giving participants and insight in to his vast experience in *conducting over 21,000 auctions of farms, vineyards, hotels, motels, all South Australian Hungry Jack's outlets, Red Roosters, Sheep and Cattle Stations, Lindsey Park Stud , Pizza Huts, major iconic farms , vacant land and residential homes.*

We held the 2-day workshop on the 19th of August and then again on the 9th of September. Each participant received a comprehensive workshop including best practice procedures, auction essentials handouts and power point presentation.



And the participants were:

John Raptis started 9 years ago in real estate at Smallacombe Real Estate, he **has a passion for auction to get the best price and best conditions**, and intends to embark in a career as an Independent Auctioneer.

Chandy Bond has been in the profession for 10 years and is up for the challenge to offer auction to her clients and she will be a competent auctioneer.

Thanasi Mantopoulos works with Justin Peters at LJ Hooker Mile End has proved himself in sales as the number 1 sales agent, while he has good processes in the office wanted to become an auctioneer as the next step in his successful career.

Crispian Fielke grew up in the Riverland, has sold hotels, recently selling wine and has a natural radio voice, and is obsessed with the craft of auction. **He has a great auction voice and will work with John Morris at Ray White with his new skill set.**

The training is all about bringing out your own natural personality into your performance and painting emotional pictures of lifestyle benefits to ensure your performance is powerful and unique. All 4 auctioneers slowly progressed over the 2 days and all delivering polished performances at the end of day 2 for assessment. **All passed with flying colors.**

When asked did you gain anything from this presentation?

Answers were:

*“Yes!, so many scenarios to work through, **comprehensive, detailed, and very helpful.**”*

“Yes, being challenged with awkward scenarios and to think how to handle best scenarios situations.”

*“Have **gained industry knowledge** in different scenario of auctions.”*

*“It’s **worth the money** with **expert advice** and wisdom, **very enjoyable**”*





What did you like the most?

Answers were:

“Very dynamic and interesting, the continual feedback and encouragement”

“Multiple bidding scenarios, every possible situation was covered. I started with zero confidence and by the 2nd day my confidence increased”

What else do you covered?

Answers were:

“I believe everything is covered in detail”

“Nothing”

“Maybe some actual video of auctions to refer to”

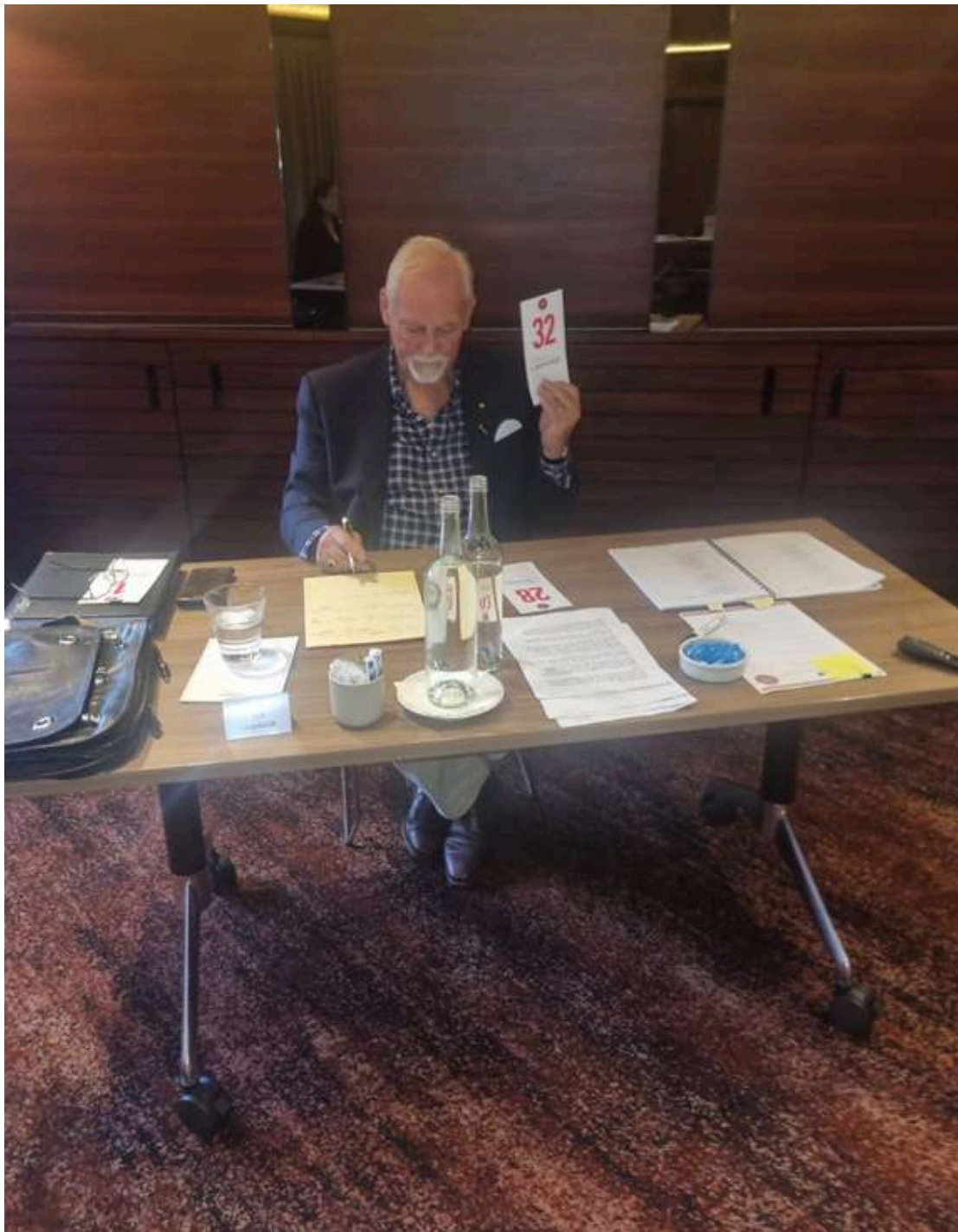
What would you tell other as the main benefit of this workshop?

Answers were:

“The repeated performances, networking, hearing and seeing others in the industry.”

*“For existing licenced auctioneers the opportunity to brush up on your skills and **get tested under pressure to bring out your best.**”*

“To gain real life experience is of utmost importance to attend this workshop.”



If you know of anyone who you perceive would benefit from attending our next 2-day License Workshop, please let me know and I'll send them the booking form and details.

Garry Topp F.S.A.A (Life)
CEO



AGM 2025



The Society 2025 AGM was held on Monday, September 22nd at the Arkaba on Glen Osmond Road.

At the meeting, we accepted the minutes of the 2024 AGM, President Marc du Plessis presented the Annual Report of the Board of Management for the year to 30th June 2025, then the Treasurers Report, CEO’s report and next election to the Board for the next 2 years.



The following Members of the Board were retiring

- i. John Raptis
- ii. Jacob Kinsman
- iii. Paul Kilby

Nominations were called to fill the 3 vacant positions.



There were 3 casual vacancies and 2 nominations so the following are declared elected:

- 1. Paul Kilby
- 2. Enrique Bisbal



After the AGM Agenda went out we had a Board resignation from Nathan Janda and that casual vacancy was filled at the September Board Meeting by Troy Tyndall, a further casual vacancy was filled by Attilio Cavuoto so the Board will now consist of **Paul Kilby, Enrique Bisbal, John Young, Attilio Cavuoto, Troy Tyndall, and Marc du Plessis.**



We welcome the new members on to the Board and thank those members who are retiring.

Immediately after the meeting, as the first meeting of the new Board, Marc du Plessis was re-elected as President and Troy Tyndall as Vice President.

We all proceeded to the bar to congratulate the new Board Members and celebrate our achievements in 2025 whilst looking forward to the annual Society Golf Classic, Christmas Drinks and the last Chris Gill Form 1 and compliance update for 2025 on Thursday 27th of November.





LIFE MEMBER

Life Membership is awarded in recognition of extraordinary and outstanding contribution to the Society of Auctioneers and Appraisers (SA) Inc. and the Professions and is conferred by the Society in a General Meeting. A Life Member is entitled to use the initials M.S.A.A (Life).



JARROD TAGNI

- Served as President 2004-2005
- Contributed to Membership and Sponsorship with Monthly Auction results being published in the Advertiser and including a published monthly auction from the President in the Advertiser monthly auctions along with a monthly auction report in the Messenger Home Buyers guide.
- Instigated quarterly breakfast meetings featuring high profile speakers.
- Jarrod left the Society in the best financial position it had ever been in.

MATT SMITH

Maintains a very high standard of practice as an auctioneer and appraiser and is an outstanding member of the professions.

Matt has made a worthwhile contribution to the advancement of the Society and has assisted the Society in the training of members of the professions.

This is evident in his involvement in the Schools Auction Idol Competition, Training, Mentoring and Coaching of students and Rising Stars in the Golden Gavel.



Membership Awards 2025

Presented by President Marc du Plessis F.S.A.A



Chris Broune

has achieved

Bronze Membership

As a member of the Society for
5 years



Anthony DeMarco

has achieved

Silver Membership

As a member of the Society for
10 years



Wayne Wells

has achieved

Gold Membership

As a member of the Society for
15 years



SOCIETY'S AUCTIONS

SOLD!



LONSDALE
20 Cooroora Cres
SOLD for \$2,300,000

Agent: Commercial SA
Auctioneer: Jonathon Moore



WOODVILLE
59 Hughes Street N
SOLD for \$1,235,000

Agent: LJ Hooker Flinders Park
Auctioneer: Brett Roenfeldt



BROADVIEW
4 Winton St
SOLD for \$1,440,000

Agent: Ray White Prospect
Auctioneer: John Morris



WEST CROYDON
2/49 Brown Street
SOLD for 800,000

Agent: Crawford Doran
Auctioneer: Vincent Doran



SOCIETY'S AUCTIONS

SOLD!



PARKSIDE
90 Porter Street
SOLD for \$1,288,000

Agent: Toop&Toop
Auctioneer: Bronte Manuel



LARGS BAY
103 Wills Street Largs Bay
SOLD for \$1,475,000

Agent: Pilgrim RE
Auctioneer: Brett Pilgrim



FERRYDEN PARK
15 Romney Avenue
SOLD for \$1,075,000

Agent: Crawford Doran
Auctioneer: Vincent Doran



ROSTREVOR
426 Maple Ave
SOLD for 1,636,000

Agent: DB Philpott Real Estate
Auctioneer: Jonathon Moore



SOCIETY'S AUCTIONS



ALLENBY GARDENS
2 Young Street
SOLD for \$1,150,000

Agent: Estate Property & Developments
Auctioneer: Brett Roenfeldt



EDEN HILLS
2 Mill Terrace
SOLD for \$1,445,000

Agent: Williams Real Estate
Auctioneer: Hamish Mill



PARALOWIE
5 Swaine Avenue
SOLD for \$700,500

Agent: All Adelaide Real Estate
Auctioneer: Ben Krieg



FELIXSTOW
13 Hilltop Avenue
SOLD for \$1,410,000

Agent: LJ Hooker Adelaide Metro
Auctioneer: Troy Tyndall



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
ALLENBY GARDENS	2 Young Street	Sunday, 28/09/2025	Estate Property & Developments	Brett Roenfeldt	\$1,150,000
ADELAIDE	24A Symonds Pl	Friday, 05/09/2025	Noakes Nicholas	John Morris	\$766,000
ALBERTON	68 Prince Street	Saturday, 06/09/2025	Ray White Port Adelaide & Largs Bay	James Pedlar	P.N.D
BEULAH PARK	292 Magill Road	Sunday, 21/09/2025	Real Estate Partners (SA)	Brett Roenfeldt	\$1,625,000
BLAIR ATHOL	9 Forrest St	Monday, 15/09/2025	Ray White Prospect	John Morris	\$1,110,000
BLAIR ATHOL	11 The Crescent	Saturday, 13/09/2025	Ray White Prospect	John Morris	\$1,265,000
BLAIR ATHOL	12 Forrest St	Saturday, 06/09/2025	DB Philpott Real Estate	Jonathon Moore	\$1,230,000
BROADVIEW	1/4 McCann court	Saturday, 20/09/2025	Professionals Robins 888	Vincent Wang	\$667,000
BROADVIEW	4 Winton St	Saturday, 20/09/2025	Ray White Prospect	John Morris	\$1,440,000
BROWNLOW	'Wallace' Lot 91 Foote Road	Thursday, 18/09/2025	Ray White Rural SA	Geoff Schell	\$295,000
CHRISTIE DOWNS	11 Scottsglade Road	Sunday, 28/09/2025	Crawford Doran	Vincent Doran	Sold Prior
CLEARVIEW	4 Chaucer St	Monday, 22/09/2025	Ray White Prospect	John Morris	\$755,000
CROYDON PARK	17 James St	Saturday, 06/09/2025	Ray White Woodville	Jonathon Moore	\$960,000
DAVOREN PARK	2 Lawson St	Saturday, 13/09/2025	Ray White Para Hills	John Morris	\$617,000
DERNANCOURT	7 Karingal Rd	Sunday, 14/09/2025	Ray White Norwood	John Morris	\$980,000



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
DEVON PARK	57A Cavendish Avenue	Sunday, 21/09/2025	Crawford Doran	Vincent Doran	P.N.D
DEVON PARK	10A Bolingbroke Avenue	Sunday, 07/09/2025	Crawford Doran	Vincent Doran	Sold Prior
EDEN HILLS	2 Mill Terrace	Monday, 22/09/2025	Williams Real Estate	Hamish Mill	\$1,445,000
ELIZABETH SOUTH	13 Hannan Street	Saturday, 06/09/2025	LJ Hooker Property Specialists	Michael Fenn	P.N.D
ENFIELD	20A Chilworth Ave	Friday, 26/09/2025	Ray White Prospect	John Morris	\$753,000
ENFIELD	39 Markham Ave	Saturday, 20/09/2025	Ray White Prospect	John Morris	\$1,095,000
ENFIELD	14 Bowey Ave	Saturday, 06/09/2025	Noakes Nicholas	John Morris	\$1,006,000
EYRE	6 Bass Cct	Saturday, 20/09/2025	Ray White Salisbury	John Morris	\$634,000
FELIXSTOW	13 Hilltop Avenue	Saturday, 06/09/2025	LJ Hooker Adelaide Metro	Troy Tyndall	\$1,410,000
FELIXSTOW	7 Cardigan Avenue	Saturday, 06/09/2025	LJ Hooker Adelaide Metro	Troy Tyndall	\$1,850,000
FERRYDEN PARK	7 Murray St	Saturday, 13/09/2025	Ray White Prospect	John Morris	Sold Prior
FERRYDEN PARK	15 Romney Avenue	Sunday, 07/09/2025	Crawford Doran	Vincent Doran	\$1,075,000
FINDON	19 Tyrie Ave	Saturday, 20/09/2025	Ray White Salisbury	John Morris	\$1,339,000
FINDON	1/9 Amberley Ct	Saturday, 13/09/2025	Ray White Semaphore	John Morris	Sold Prior
GILLES PLAINS	8 Hendry Ct	Tuesday, 23/09/2025	Ray White Prospect	John Morris	\$875,000



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
GOLDEN GROVE	26 Persimmon Grove,	Saturday, 06/09/2025	Professionals Robins 888	Vincent Wang	\$760,000
GOLDEN GROVE	5 Upland Ct,	Monday, 01/09/2025	Ray White Prospect	John Morris	\$962,000
GOODWOOD	6 Albert Street	Saturday, 06/09/2025	Toop&Toop	Bronte Manuel	Sold Prior
GRANGE	64 Beach Street	Sunday, 21/09/2025	LJ Hooker Flinders Park	Brett Roenfeldt	\$1,370,000
GREENACRES	35A Princes Road	Saturday, 27/09/2025	All Adelaide City Edge	Brett Roenfeldt	\$990,000
GREENACRES	5A Cedar Ave	Wednesday, 24/09/2025	Ray White Prospect	John Morris	\$830,000
GREENACRES	24 Thornton Rd	Saturday, 20/09/2025	Davis Real Estate	Jonathon Moore	\$1,255,000
GREENACRES	30 Craig St	Friday, 12/09/2025	Ray White Prospect	John Morris	\$1,005,000
GREENACRES	2B Kilner Rd	Friday, 05/09/2025	Ray White Prospect	John Morris	\$815,000
GREENWITH	80 Reuben Richardson Rd	Saturday, 06/09/2025	Ray White Prospect	John Morris	\$1,420,000
HALLETT COVE	9 Lepena Crescent	Saturday, 13/09/2025	Century 21 Hallett Cove	Jarrold Tagni	\$925,000
HILLBANK	8 Bogan Rd	Thursday, 11/09/2025	Commercial SA	Jonathon Moore	\$695,000
HILLCREST	36A Norseman Ave	Friday, 26/09/2025	Ray White Prospect	John Morris	\$935,000
HILLCREST	20 Oxford St	Sunday, 21/09/2025	Noakes Nicholas	John Morris	Sold Prior
HILLCREST	1A Forbes St	Friday, 19/09/2025	Ray White Para Hills	John Morris	\$1,010,000



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
HOPE VALLEY	17A Pegasi Ave	Tuesday, 23/09/2025	Stadium Real Estate	John Morris	\$810,000
KILBURN	24 Jersey Avenue	Saturday, 13/09/2025	Crawford Doran	Vincent Doran	Sold Prior
KLEMZIG	24A The Parkway	Saturday, 20/09/2025	Ray White Prospect	John Morris	\$905,000
KLEMZIG	51A Vine Terrace	Tuesday, 09/09/2025	Ray White Prospect	John Morris	\$890,000
LARGS BAY	103 Wills Street Largs Bay	Saturday, 06/09/2025	Pilgrim RE	Brett Pilgrim	\$1,475,000
LIGHTSVIEW	6 Bradley Terrace	Saturday, 06/09/2025	Noakes Nicholas	John Morris	\$1,110,000
LONSDALE	20 Cooroora Cres	Friday, 05/09/2025	Commercial SA	Jonathon Moore	\$2,300,000
MALVERN	12 Dover St	Saturday, 06/09/2025	Ray White Prospect	John Morris	\$1,560,000
MALVERN	47 Cambridge Terrace	Friday, 05/09/2025	Toop&Toop	Glenn McMillan	Sold Prior
MANSFIELD PARK	12 Waller Street	Saturday, 20/09/2025	Ray White Port Adelaide	Brett Roenfeldt	\$980,000
MELROSE PARK	10 Rowell Rd	Saturday, 13/09/2025	DB Philpott Real Estate	Jonathon Moore	\$1,071,000
MODBURY	39 Altola Road	Saturday, 06/09/2025	LJ Hooker Property Specialists	Michael Fenn	P.N.D
MODBURY HEIGHTS	13 Derby Street	Saturday, 13/09/2025	LJ Hooker Property Specialists	Michael Fenn	P.N.D
MODBURY HEIGHTS	2 Coromandel PI	Saturday, 06/09/2025	Ray White Prospect	John Morris	\$750,000
MODBURY NORTH	20 Hillary Cres	Thursday, 18/09/2025	Ray White Para Hills	John Morris	Sold Prior



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
MODBURY NORTH	89 Carruthers Drive	Saturday, 06/09/2025	LJ Hooker Property Specialists	Michael Fenn	P.N.D
NEW PORT	5 Encounter Avenue	Saturday, 13/09/2025	All Adelaide City Edge	Brett Roenfeldt	\$825,000
NEWTON	62 Stradbroke Rd	Friday, 26/09/2025	Ray White Kensington	John Morris	\$1,410,000
NEWTON	5/13 Diane St	Tuesday, 23/09/2025	Boffo Real Estate	Paul Arnold	\$690,000
NEWTON	13 Hilda Ave	Saturday, 06/09/2025	Ray White Prospect	John Morris	\$1,011,000
NORTH ADELAIDE	4,30 Dunn St	Friday, 05/09/2025	Commercial SA	Jonathon Moore	\$480,000
NORTH HAVEN	35 Sea Spray Ave	Thursday, 11/09/2025	Ray White Semaphore	John Morris	\$1,090,000
NORTHFIELD	24 East Ave	Friday, 19/09/2025	Ray White Prospect	John Morris	\$1,063,000
NORWOOD	13 Cairns St	Friday, 19/09/2025	Ray White Kensington	John Morris	\$875,000
NORWOOD	3/24 Edward St	Friday, 05/09/2025	Ray White Kensington	John Morris	\$880,000
O'HALLORAN HILL	19 Roundaway Crescent	Saturday, 20/09/2025	Ray White - Black Forest	John Raptis	\$670,000
OSBORNE	57 Morea Street	Saturday, 20/09/2025	Century 21 Beachside and Lakes	Brett Roenfeldt	\$1,220,000
PARA HILLS WEST	79 Northcote Drive	Saturday, 06/09/2025	Sheffield Real Estate	Brett Roenfeldt	\$830,000
PARA VISTA	9B Kalina Ave	Sunday, 14/09/2025	Onyx Real Estate	John Morris	\$1,100,000
PARALOWIE	1 Olivia St	Thursday, 25/09/2025	Ray White Salisbury	John Morris	\$776,000



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
PARALOWIE	5 Heston Ct	Tuesday, 16/09/2025	Ray White Salisbury	John Morris	\$775,000
PARALOWIE	21 Forest Ave	Saturday, 13/09/2025	Eclipse Real Estate	Brett Roenfeldt	\$630,000
PARALOWIE	9 Kentwood Dr	Saturday, 06/09/2025	Ray White Salisbury	John Morris	Sold Prior
PARALOWIE	5 Swaine Avenue	Saturday, 06/09/2025	All Adelaide Real Estate	Ben Krieg	\$700,500
PARKSIDE	90 Porter Street	Saturday, 13/09/2025	Toop&Toop	Bronte Manuel	\$1,288,000
PAYNEHAM	44 Rosella Street	Saturday, 13/09/2025	LJ Hooker Adelaide Metro	Troy Tyndall	Sold Prior
PENNINGTON	10 Marie Court	Sunday, 07/09/2025	Crawford Doran	Vincent Doran	\$652,000
POORAKA	12 Hancock Rd	Sunday, 21/09/2025	Ray White Mawson Lakes	Jonathon Moore	\$865,000
POORAKA	18 Manning Cres	Saturday, 20/09/2025	Ray White Prospect	John Morris	\$655,000
RIDLEYTON	9 Monmouth St	Sunday, 07/09/2025	Noakes Nicholas	John Morris	\$1,157,500
ROSEWATER	2 / 34 Margaret Terrace	Thursday, 04/09/2025	Ray White Port Adelaide & Largs Bay	James Pedlar	P.N.D
ROSTREVOR	426 Maple Ave	Saturday, 20/09/2025	DB Philpott Real Estate	Jonathon Moore	\$1,636,000
ROYAL PARK	30 Royal Tce	Saturday, 06/09/2025	Ray White Woodville	Jonathon Moore	\$1,025,000
SALISBURY EAST	35 Birch Ave	Thursday, 25/09/2025	Ray White Salisbury	John Morris	\$956,500
SALISBURY EAST	1/24 Adaleigh Ave	Wednesday, 03/09/2025	Ray White Salisbury	John Morris	\$507,000



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
SEATON	10 Mill St	Saturday, 20/09/2025	Ray White Woodville	Jonathon Moore	\$1,081,000
SMITHFIELD PLAINS	34 Greenwood Cres	Saturday, 06/09/2025	Ray White Para Hills	John Morris	\$535,000
ST MORRIS	75 Seventh Ave	Friday, 05/09/2025	Ray White Mt Barker	John Morris	\$1,550,000
ST PETERS	34 Stephen Terrace	Saturday, 20/09/2025	Toop&Toop	Bronte Manuel	Sold Prior
SURREY DOWNS	1/412 Yatala Vale Rd	Wednesday, 10/09/2025	Ray White Woodville	Jonathon Moore	\$760,000
TEA TREE GULLY	197A Hancock Rd	Wednesday, 24/09/2025	Ray White Adelaide City	John Morris	\$700,000
TEA TREE GULLY	5 Treetop St	Saturday, 06/09/2025	Ray White Prospect	John Morris	\$1,035,000
TORRENSVILLE	129 Humphries Tce	Saturday, 27/09/2025	DB Philpott Real Estate	Jonathon Moore	\$855,000
TORRENSVILLE	23 Danby St	Wednesday, 24/09/2025	Ray White Woodville	Jonathon Moore	\$1,045,000
URRBRAE	75 Cross Rd	Saturday, 20/09/2025	Toop&Toop	Glenn McMillan	\$1,181,000
VALLEY VIEW	15 Nottingham Crescent	Saturday, 06/09/2025	LJ Hooker Property Specialists	Michael Fenn	P.N.D
WEST CROYDON	55 Alfred Road	Sunday, 21/09/2025	Crawford Doran	Vincent Doran	P.N.D
WEST CROYDON	2/49 Brown Street	Saturday, 06/09/2025	Crawford Doran	Vincent Doran	\$800,000
WEST LAKES	5 Huntingdale Ave	Saturday, 20/09/2025	Ray White Henley Beach	John Morris	Sold Prior



SEPTEMBER AUCTIONS RESULTS

Suburb	Address	Date	Agent	Auctioneer	Sold Price
WOODVILLE	59 Hughes Street N	Saturday, 20/09/2025	LJ Hooker Flinders Park	Brett Roenfeldt	\$1,235,000
WOODVILLE	12 Leslie Street	Saturday, 13/09/2025	Crawford Doran	Vincent Doran	\$1,640,000
WOODVILLE SOUTH	19 Esk St	Saturday, 20/09/2025	Ray White Woodville	Jonathon Moore	\$990,000
WOODVILLE SOUTH	32 Poole Ave	Saturday, 13/09/2025	Ray White Woodville	Jonathon Moore	\$1,055,000
WOODVILLE SOUTH	46a Oval Ave	Saturday, 06/09/2025	Ray White Woodville	Jonathon Moore	\$1,338,000
WOODVILLE WEST	30 Findon Rd	Saturday, 20/09/2025	Ray White Woodville	Jonathon Moore	\$1,076,000



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THEIR AUCTIONS ON THE SOCIETYS
UPCOMING AUCTIONS APP**



Troy Tyndall



John Morris



Tony Tagni



Jarrod Tagni



Aj Colman



Brett Roenfeldt



Bronte Manuel



Rod Smitheram



Geoff Schell



Jonathon Moore



Michael Cavuoto



John Raptis



Simon Lambert



Peter Economou



Richard Thwaites



Brett Pilgrim



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THEIR AUCTIONS ON THE SOCIETYS
UPCOMING AUCTIONS APP**



Anthony DeMarco



Vincent Doran



Angus Barnden



Trent Godfrey



James Wardle



Hamish Mill



David Smallacombe



Nathan Casserly



Mark Griffin



Michael Fenn



Glenn McMillan



Vincent Wang



Marc duPlessis



Simon Tanner



Andy Edwards



James Pedlar



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Scott Newton



Matt Smith



Paul Arnold



Sharon Gray



Paul Kilby



Enrique Bisbal



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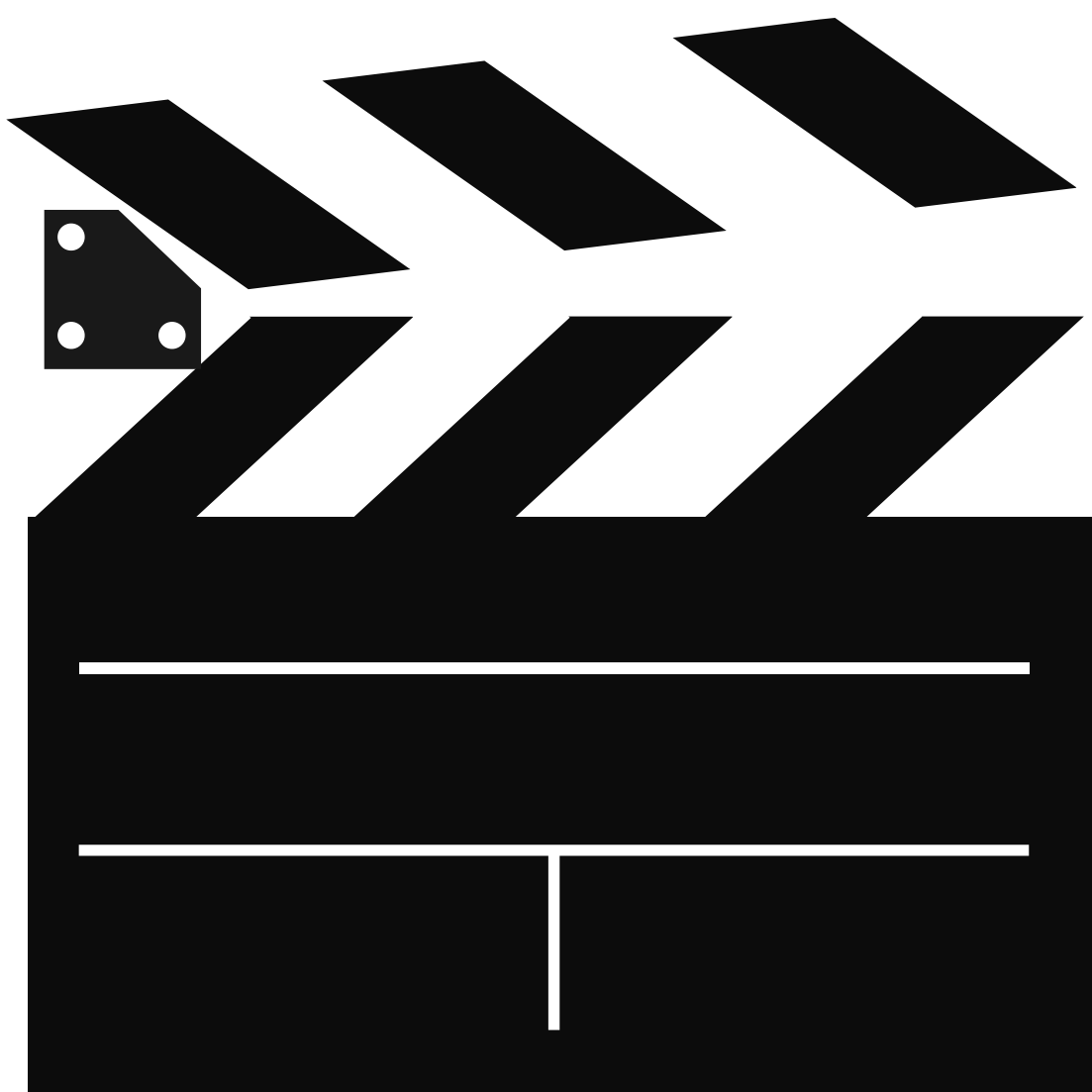
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Chris has been involved with the Society of Auctioneers & Appraisers as a trainer and board adviser since 1995 and has been conveyancing since 1985.

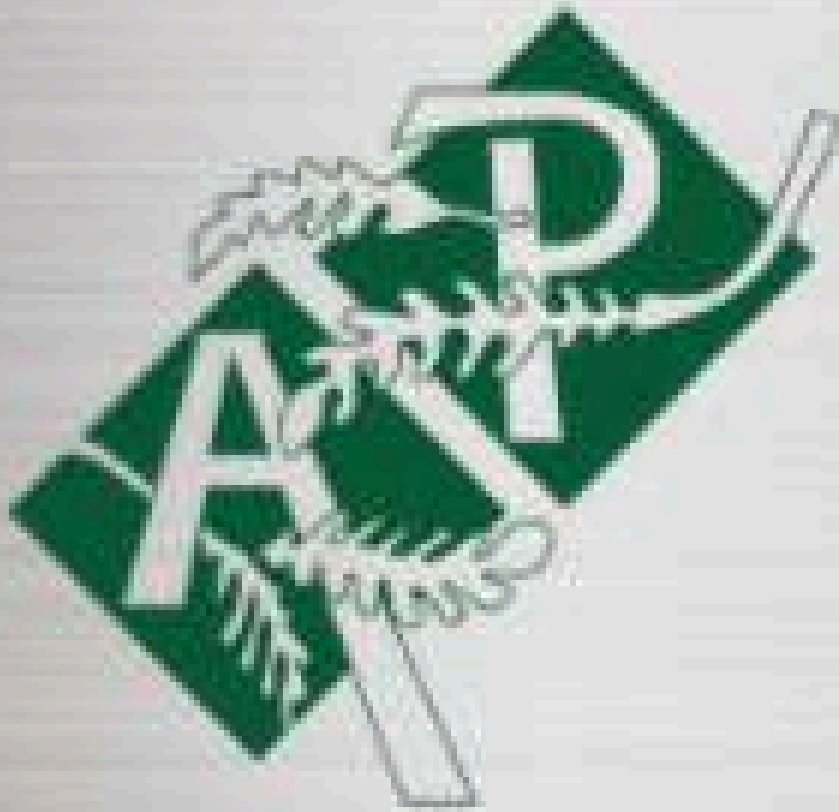
Chris runs specialist training workshops for sales agency, contracts and Form 1 and has an intricate knowledge of the legislation and agency practice.

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21 ADVANTAGES OF AUCTION

SOCIETY OF AUCTIONEERS & APPRAISERS S.A. INC.

The 21 Advantages of using Auction as Your Preferred Marketing Process



POWERFUL MARKETING TOOL

Auction puts the Focus on Your Property

What are the Advantages to me as a Vendor?

- 1. Control, as Vendor you set the terms and conditions.
- 2. You get a cash unconditional contract.
- 3. 10% deposit on the fall of the hammer.
- 4. No cooling off period applies.
- 5. Allows 3 opportunities to sell – before, at Auction or immediately after – and reduces the overall selling time in the market.
- 6. Creates a sense of urgency, which motivates purchasers to action.
- 7. Allows all potential buyers to compete amongst themselves to offer you the best price.
- 8. Can be used as part of a total marketing package where auction is the component that gets the buyers to act.
- 9. Price is usually not disclosed so you remove the objection factor.
- 10. Forces buyers to make decisions to a deadline of the auction date and brings negotiations to a head.
- 11. The Auctioneer's skills, enthusiasm and techniques can maximise the price.
- 12. Vendors control their reserve price and settlement date and accept or reject varied terms and get cash contracts, which usually settle in 30 days.

- 13. In every other form of marketing the buyer is in control. The buyer will dictate the offer, terms, subject to finance, subject to sale, subject to building inspection etc. and get a cooling off period. The buyer will negotiate from a position of strength. With Auction the Vendor dictates the terms.
- 14. Auction opens the door to more motivated buyers.
- 15. The Auction marketing campaign that you choose will be tailored to deliver maximum exposure within the first few weeks on the market – the time frame during which it is most likely to sell.
- 16. Your home is only open at times that suit you with a predetermined schedule of opens.
- 17. The level of market interest will help you gauge your reserve price.

What is an Auction?

Auction is a process which allows interested parties to make competitive bids which establishes the current market value of the property in an open, transparent and public form utilising the skills of an experienced auctioneer.

- 18. The competitive Auction environment offers the greatest chance for a premium price.
- 19. Auction negates the need for commissioner's approval when dealing with associates under legislation saving valuable time.
- 20. Unlike other marketing methods where buyers generally negotiate down from the asking price, at Auction buyers increase their offers commensurate with the skills of the Auctioneer.
- 21. On the fall of the hammer the Vendor becomes a cash buyer subject to settlement only.

Why Auction Real Estate?

Real Estate Auctions have become one of the most popular methods of buying and selling property in Australia with substantial benefits for both Vendors and Purchasers. Auction is used as the preferred method of sale by Beneficiaries, Governments, Banks, Administrators, Executors & Trustee Companies, Corporations and Private Vendors and has been proven to be the best method of establishing true market value.

Committed Vendors sell their property by Auction!

If you're not auctioning your property you are missing out on the highest bid – it costs no more to have Auction as part of your marketing strategy

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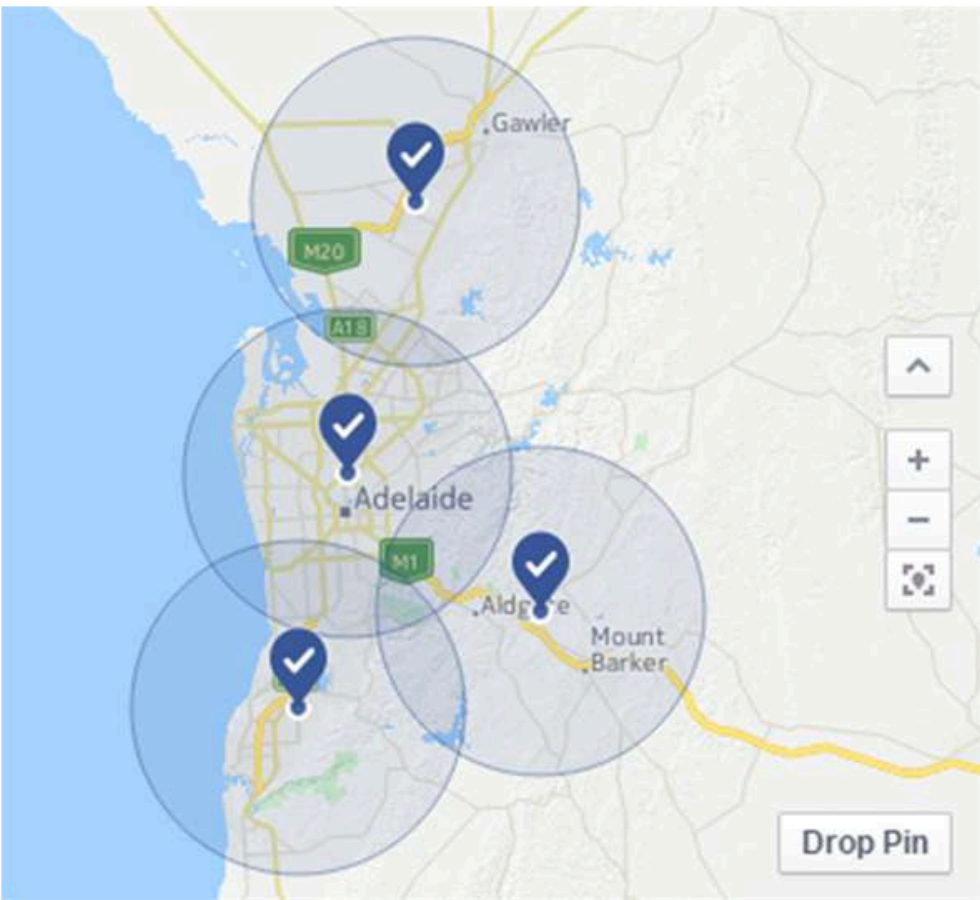
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