

# Purchasing a Property and Land Purchase Inquiries

If you are intending to purchase a property, the City is able to provide a list of building approvals recorded against the property.

Once a contract of sale has been signed, your settlement agent may lodge a Land Purchase Inquiry (LPI) with the City. The City will endeavour to process the LPI request within 14 business days.

An LPI can assist you with:

- Building licences/permits approvals issued for the property
- The zoning and density of the property under *District Planning Scheme No. 3*
- Proposed road widening/treatments
- Advice regarding rates and charges, and
- Other potential concerns

When completing an Offer and Acceptance on a property you wish to purchase, the City recommends a clause be added requesting the owner provide evidence that all structures and land uses for that property have approval from the City.

A coastal hazard alert is included in the LPI for lots identified as subject to coastal hazard risk within the next 100 years. For information on how coastal vulnerability may affect property owners, please refer to the City's website at [joondalup.wa.gov.au](http://joondalup.wa.gov.au)

While every care is taken to ensure the accuracy of this information, the City of Joondalup makes no representation or warranties about its accuracy, completeness or suitability for any other purposes, and disclaims any liability for expenses, damages and/or losses which you may incur as a result of the data being inaccurate or incomplete in any way and for any reason.

## Fees

Please refer to Building Services Schedule of Fees available online or provided upon request by visiting our Customer Care Desk at the City's administration building.

## Further information

For further information please contact the City's Building Services on **9400 4961** and Rating Services on **9400 4574** or email [info@joondalup.wa.gov.au](mailto:info@joondalup.wa.gov.au)