

Why can't I get the property address before the inspection period?

The short answer is that you can. However, until the seller has enough "preliminary" interest in the property as reflected by potential buyer/bidder contacts via phone, email, or online registration, they don't know when they will hold their two day weekend inspection period.

The idea is to "compress" the number of showings or property "previews" into one weekend so that everyone has the same opportunity to view the property and the seller's avoid the inconvenience of multiple showings under a traditional listing arrangement.

Once a sufficient number of "contacts" has been made, everyone will be advised of the "inspection period" weekend dates and given the property address.

This also helps to reduce fees required by intermediaries since there is a lot of work associated with the traditional seller "listing" approach that takes more time and requires more broker or agent assistance. This is usually reflected in a competitive sales price to the "Best Bidder." Please see the "Brokers Invited" section of this site for further explanation.