



## SERVICE SHEET · BUY

# The Buyer *Passport*

Your financing, proven before the viewing. Dated and valid for six months, it goes with your offers and opens the properties the market does not see.

|                     |                         |                                  |
|---------------------|-------------------------|----------------------------------|
| 190<br>once, online | 6 months<br>of validity | 3 days<br>working days to verify |
|---------------------|-------------------------|----------------------------------|



## 01 IN BRIEF

## Your financing, *proven before the viewing*

Alexandre checks your documents and confirms your buying capacity in writing. For six months, this dated Passport goes with your offers and opens the properties the market does not see. A seller chooses the offer that holds.

**190**

paid once; no subscription

**6 months**from the date of  
verification**3 days**working days to check your  
documents**5**documents, as PDF or  
photo

## 02 WHAT YOU ARE ENTITLED TO

## Six rights, *for six months*

**Verification of your documents**

Identity, income, tax, equity, second pillar: read and checked by Alexandre within three working days of receiving the full set.

**Your written, dated Passport**

Your capacity confirmed at the banks' imputed rate, ready to attach to your offers.

**Early preview**

Properties that match your project, shown to you ten days before any publication.

**Discreet sales**

Properties never published, presented one by one to verified Passport holders only. In Switzerland and abroad.

**Viewing priority**

On our properties, your viewing request comes before those of unverified buyers.

**A call with Alexandre**

Twenty minutes to go over your capacity, your equity and your offer strategy with you.



## 03 YOUR DOCUMENTS

Five documents, *a photo will do*

- |                                                                                                |                                                                                |
|------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------|
| <input type="checkbox"/> An identity document                                                  | <input type="checkbox"/> Your latest tax return                                |
| <input type="checkbox"/> Your last three payslips, or last two balance sheets if self-employed | <input type="checkbox"/> Statements of your equity                             |
|                                                                                                | <input type="checkbox"/> Your second-pillar certificate, if you plan to use it |

They are listed in your buyer portal, with where to obtain them, and are uploaded there: PDF, JPG or PNG, 3 MB at most; a photo taken on your phone is fine.

## 04 HOW IT WORKS

Four steps, *one week at most*

## I

**You order**

A single payment of 190, online, secured by SumUp.

## II

**Your portal opens**

An email gives you your personal link; the five documents are listed there.

## III

**You upload your documents**

A PDF or a photo taken on your phone is enough.

## IV

**Alexandre checks and confirms**

Within three working days. Your Passport is dated: it is valid for six months.

**Where to order it**

On the Passport page ([affinites-immobilier.ch/en/buyer-passport](https://affinites-immobilier.ch/en/buyer-passport)), from the Properties page, or from the Passport tab of your buyer portal. The email arrives within a few minutes; nothing received within an hour: call 021 312 85 58.

## 05 CONFIDENTIALITY

Your documents *stay with the agency*

Your documents are kept in a protected area and consulted by Alexandre alone. They are never passed on to a seller: with your consent, the seller receives only the statement "capacity verified" and its date. They are deleted on request, and at the latest twelve months after the Passport expires.



## 06 THE TERMS

Written down *before you order*

|          |                                                                                                                                                                 |           |                                                                                                                                                               |
|----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Duration | Six months from the date of verification. At the end of that period the Passport expires; you renew it with up-to-date documents, at the rate then in force.    | Price     | 190, paid once online, through SumUp. No subscription, no automatic renewal.                                                                                  |
| Refund   | In full on request as long as no document has been verified. After that, the price is retained, even if the confirmed capacity differs from what you hoped for. | Deduction | The price of the Passport is deducted from our fees if, within twelve months of payment, you entrust us with a Diagnostic, Representation or Property Search. |

## 07 WHAT IT IS NOT

A proof, *not a privilege***A loan**

Only your bank grants the mortgage, on the specific property.

**A privilege on price**

Two equal offers, with equal financing, are treated the same way.

**A promise of a property**

An off-market property is presented to you if it matches your project and its seller has chosen to do so.

What you gain is time: being ready, and being first.

# Open *your Passport*

190, once, valid for six months. Don't know your capacity yet? Work it out in two minutes at [affinites-immobilier.ch/en/affordability](https://affinites-immobilier.ch/en/affordability), complimentary.

## TELEPHONE

021 312 85 58

day and night, weekends included

## EMAIL

[hello@affinites.ch](mailto:hello@affinites.ch)

reply within 24 working hours



This service online

Alexandre · Affinités Immobilier  
Avenue de Lavaux 70A, 1009 Pully

## OUR SERVICES



Valuation



Essentiel



Premium



Commercial



Passport



Diagnostic



Representation



Property Search