



THOMAS & GEORGE

LICENSED SURVEYORS

My Neighbour has asked for a New Fence

The Fences Act 1968 and associated regulations control the process that neighbouring land owners need to follow when a request for a new fence along a common shared boundary has been requested.

This legislated process requirement is particularly critical when common mutual agreement between the two parties hasn't been reached.

New Fences may often be mutually agreed to be replaced along the line of the existing fence which is in disrepair, with costs shared. **Is this a good outcome for you and your property?**

Our Licensed Surveyors and skilled staff can assist in identifying and marking the true title boundary alignment between the lots, ensuring the new replacement fence position could be erected on the true title boundary, and the cost of the survey can be included as part of the Agreed New Fencing costs agreement between the neighbours.

A 30m length of fence displaced from title by 0.3m, may equate to the equivalent of approximately 9m² of lost land.

Statista reported Melbourne's median greenfield land value is \$1087per m² in 2022, so not having the common boundary surveyed could be costing you a lot more than the cost of the Title Re-establishment survey fee in the long run.

Only a Licensed Surveyor or a person under their supervision and direction can determine and define a title boundary. The team at Thomas & George P/L have the necessary qualifications and experience to determine your title boundary.

**Contact Thomas & George P/L Licensed Surveyors on 03 9735 1338
for a no obligation free quote.**

Your Property Development and Subdivision Project Starts with Us