

Optional Items



Yard Signs..... \$50 each

Our attractive "for sale" yard sign is agent and buyer friendly, is made of corrugated plastic and comes complete with a metal stake. Best of all, it comes with YOUR phone number professionally printed on both sides, so all calls come directly to you!

Directional / Open House Signs..... \$50 for 2

Direct traffic to your home. Unless you live on a high-traffic street, this is a must in order for your "for sale" sign to be effective.



Combo Lockbox..... \$45

This lockbox allows REALTORS® access to your house key so they can show your property while you are away from home. Agents will contact you to obtain the lockbox combination. Be sure to change your code often for added security.

MLS Lockbox Rental..... \$99 +\$50 Deposit

This electronic lockbox is used at most of the MLS-listed homes in the area. It's the safest and most secure way to allow Realtors to show your home while you're out. It can only be opened using electronic keys issued only to licensed REALTORS® who are members of the local MLS. Also, reports can be generated that will identify every Realtor who has shown the property and when.



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Professional Flyers..... \$50

One hundred (100) professionally designed full-color flyers including your home's information, up to 5 pictures as well as YOUR phone number so that all calls go directly to you! We will also e-mail you the file so you can print more when you need to.

Brochure Box..... \$25

This is the most popular brochure box in the industry. It's made of heavy duty plastic, is weather resistant and comes with mounting hardware.

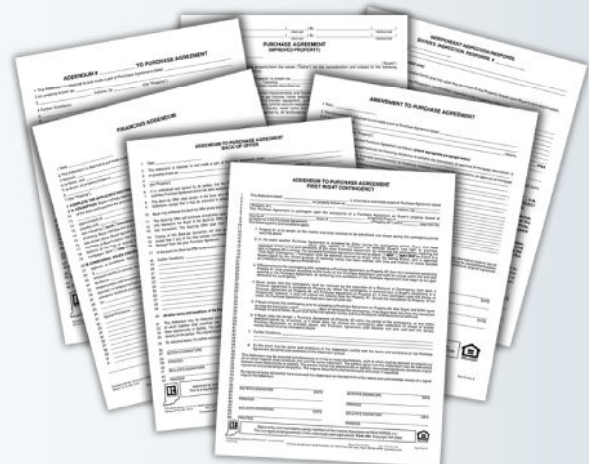


Additional Photos..... \$5 each

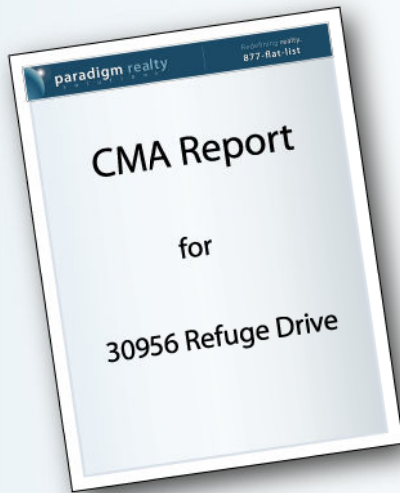
You get 6 photos in the MLS with your listing. If you would like more photos to be displayed, you can do so for \$5 per photo, up to the limit for your area's MLS.

State Forms & Contracts..... \$50

There are many forms and contracts that are needed in a typical transaction. For example: Seller's Residential Sales Disclosures, Lead-Based Paint Disclosures, Purchase Agreements, Counter-offers, various Amendments & Addendums, Independent Inspection Responses, Options, First Right of Refusals... you get the idea. Be sure to have access to all of these State specific forms.



Optional Items



CMA/Appraisal..... \$50

Need help pricing your home? Are you asking too much? Too little? Let us help you decide by finding nearby properties comparable to yours that are active, pending or sold within one year. If the appraiser from the buyer's bank doesn't find the value is as high as the purchase price, then you and the buyer will have to compensate for the difference. Avoid this headache by pricing your home right to begin with. We can help!

Full Representation Upgrade..... \$500

At any time, if you decide you want more help, just upgrade to "Full Representation". We will:

- Accept, deliver, review all offers
- Draft & deliver any counter offers
- Negotiate with buyers' agents to get you the best price
- Help schedule inspections & coordinate appraisal
- Set up & coordinate closing & order title work
- Draft all necessary forms & contracts
- Make sure all contingencies & dates are met
- Provide a "full-service" level of help from start to finish

List Until It Sells Upgrade..... \$50

This upgrade option is only available at time of initial listing. Instead of paying \$99 for an additional 6 months extension to your MLS listing, pay only an additional \$50 now and have your property on the MLS as long as it takes to sell.

↑
POPULAR

Attention Buyers



Buyer Rebate Program

If you purchase your next home using us as your agent, you can receive anywhere from **\$500** to a **full 1% of the purchase price** back to you at closing out of our commission. On a \$200,000 house, that could be a **\$2,000 rebate!** Ask us for more details.