

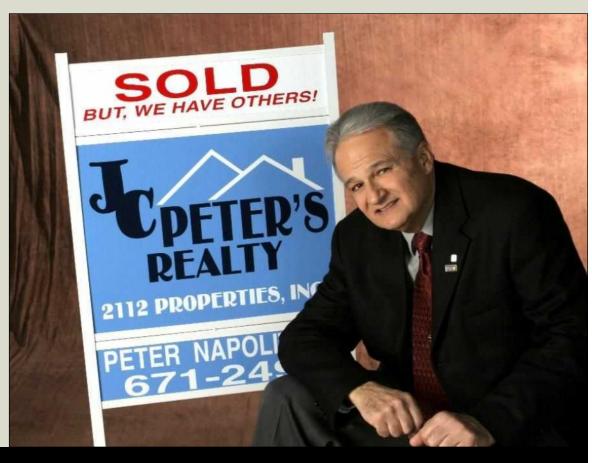
Always A Quick Response

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For Sale



JC PETERS REALTY | MONROE COUNTY | NEW YORK |

Highlights List

- Equal Housing Oppurtunity...
- *****SEE LINKS*****
- www.120bayview.com
- www.63winsteadroad.com
- www.78willowendrive.com
- www.889copperkettleroad.com
- www.1176bayroad.com
- www.891copperkettleroad.com

BUYER MISTAKES				
 Not Being Pre-Qualified For Financing When you start to look, it is important that y home. It will also save you the strain of hast state increases while you are in the process 	ou know how much you can comfortably spend on a high to find a lender within a few days of conditionally b	ome. Getting pre-qualified for financing will uying a home. In times of fluctuating interes	l lock down your price range and help prevent your rates it would benefit you to look in a lower rate	u from being turned down after falling in love w s. This could save you thousands of dollars if th
2) - Failing To Seek Out The Services Of Ar Many Buyers are unaware of the fact that in use their information regarding recently lists	n Experienced Real Estate Agent salmost every case they are not responsible for paying ed and solid properties to get you the lowest price poss	g the agent's fees; the agent is being paid a bie.	a commission from the seller. It is always best to	seek out an experienced real estate agent that
3) - Failing To Know Research The Market Have your agent prepare all the area sales, type of information that the seller saw when	and comparables in your area and get a copy to look a	over before you make your offer. This will h	elp ensure that you do not overpay what the hon	ne is really worth. In most cases, this is the sam
4) - Not Being Informed Of Your Rights & O It is of the utmost importance to be aware o	bligations During Your Offer To Putchase if your rights and what to expect from a competent real	estate agent. A small mistake in a conditi	on or clause could end up costing you time and r	noney, or in some cases even void your contra
S) – Not Understanding The Common Nego Some buyers have been sold that the best is and will probably end up ruining the chance the lowest price.	orating Methods Used At Offer Time way to get a good price is to low-ball the seller from the ast an acceptable offer to both of the parties involved.	start in hopes that the seller will drop their Have good communication with your agent	r price down fast in their counter offer. In reality the time of the price of the sale to inform you on the many	nis often does nothing more than upset the salis proper ways to negotiate a deal and still get yo
	sany cortant investment and financial transaction that you w just some type of Home Warrarty to cover the electric		you hundreds or even thousands of dollars and o	unexpected problems down the road. In addition
7) - Letting Your Emotions Cloud Your Judg Buying a home is an important and exhibits so excited that you get in over your head.	greens string process! It is important not to let your emotions gr	it the best of you and cloud your judgment	of whether you can really afford to make the pay	ments constorably, and so on. Se sure not to g
SELLER MISTAKES				
you are responsible for before signing the c 2) Asking The Wrong Price For Your Proper	well informed of the details of your real estate contract contract. Not being familiar with your contract could con rty	it you hundreds, or even thousands of dolls	ers on repairs and/or inspections.	
Before you set your price you should go ove	roperty. Anybody selling a product obviously desires to er all the area sales and comparables in that area. Has cause them to lose interest before they even view your	ve your agent prepare this for you and get a	a copy to look over yourself. A high listing price w	ill often cause prospective buvers to anticipate
3) Only Using One Method Of Marketing/Ac There are many ways to market and adverti also want to select a realtor that is going to to sell your home during these hours.	destising its your property these days such as Open Houses, C be committed to selling your property; they should be	lassified Ads, Home Magazines, Real Esta readily available for every phone call from a	de Websites, Flyers, etc. Your realtor should emp a perspective buyer. Most contacts are made du	iloy a wide variety of marketing techniques. Young business hours so verify that they will be tr
actually making a purchase. Many times the	stic potential buyers from mere window shoppers. Other ey are not prepared to make a purchase because they stal buyer's credit rating, savings, and purchasing pow	have not sold their home yet, are not finan	daily prepared, or they may even be unsure as t	nd are more interested in browsing the market to o whether they want to relocate or not. Typicall
	and as pleasant as possible when attempting to sell to	o prospective buyers. Se sure to make any	necessary repairs and clean. A dirty home in ne	ed repairs will lower the value of your home an
even turn away some buyers. Check out our Seillers Checklist. 6) "Pressuring" while showing Buying a home can be an emotional and dil to any questions they may have.	flicuit decision. So it is not normally a good idea to pre	ssure or negotiate with prospective buyers.	while they are viewing your property. It is best to	be hospitable and warm. Se helpful and recept
7) Choosing The Wrong Real Estate Agent Experienced real estate agents often cost a your time when selecting a real estate agen \$1 Locking Yourself in	as much as brand new agents. There is a greater probs. It. Be sure to interview several agents. Selling your ho	ability the experienced agent may be able to me often times the most important financial	o fetch you a little higher price for your home, in I transaction that you will ever make.	less time with fewer hassles. It is important to to
You should take your time when selecting a	seal estate agent. But sometimes it is possible to mis , you should have the right to fire your agent. Also you present.	udge and select the wrong agent to repress should have the right to choose another ag	ent you, or perhaps their first impression was go gent instead of just being appointed another one	ad but they just have not followed through and with out consulting you. Make sure you are in t