



Sell Now vs. Wait Scorecard

2-minute self-check for homeowners considering a move

Circle one answer per row. Add the point values. Total your score at the bottom.

Every home and situation is different. These are general guidelines – not instructions. Use what applies, skip what doesn't, and always work with your agent on specifics.

Category	0 points	1 point	2 points
Timing	No move planned (6+ months out)	Possibly moving within 3–6 months	Likely moving within 0–3 months
Equity Cushion	Thin cushion after selling costs	Some cushion, but tight	Solid cushion after selling costs
Payment Gap	New payment likely much higher	Manageable increase	Similar or lower payment
Lifestyle Fit	Current home fits well	Minor pain points	Major pain points (space, schools, layout)
Condition / Prep	Would need major work	Some work needed	Mostly ready with light prep
Market Position	Harder segment right now	Average demand segment	High demand segment
Risk Tolerance	Prefer certainty, avoid change	Neutral	Comfortable taking action
Your Score: _____ / 14			

How to Read Your Score

<p>0–6</p> <p>Likely Wait</p> <ul style="list-style-type: none"> • Market may shift in your favor • Use this time to build equity • Revisit scorecard in 90 days 	<p>7–10</p> <p>Could Go Either Way</p> <ul style="list-style-type: none"> • Text PULSE for a market snapshot • Run your net at SellerProceeds.com • Consider the Listing Prep Plan 	<p>11–14</p> <p>Likely Sell Sooner</p> <ul style="list-style-type: none"> • Timing and numbers support action • Text PULSE now for a market snapshot • Run your net at SellerProceeds.com
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Ready for the Rest of the Toolkit?

Your score is a starting point. The full toolkit – 12 tools – walks you through what comes next, whether you're moving soon or still deciding. Sign up at MovingRealityCheck.com to get tools delivered to your inbox on a schedule matched to your timeline.

What's in the full toolkit:

- 12 tools delivered to your inbox – free
- Paced to your listing timeline (30 / 60 / 90+ days)
- Covers prep, pricing, timing, offers, and net proceeds
- Free net proceeds calculator at SellerProceeds.com

Free · No pressure · Unsubscribe anytime.

Get the Full Toolkit:

MovingRealityCheck.com

Or text PULSE + your address to (734) 678-4745 for a personalized market snapshot.

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MovingRealityCheck.com