

What I Promise to Do for YOU!

Since any real estate transaction is based upon the mutual cooperation of the real estate agent and the client, we believe that, to achieve your goal of acquiring your new property at the best purchase price possible in the shortest amount of time, the Purchaser and their realtor must work closely and openly together!

At the Buyer Consultation Interview we've now determined your true home buying needs, selected the best neighborhoods to look for your new home, and calculated the correct purchase price range and monthly payment terms that are most affordable for you.

1. I will provide, on a weekly/daily basis, lists of available properties, which will be sent (faxed or e-mailed) to you for your "drive-by" approval. You are required to view these properties from the outside in a timely manner because of their desirability in the market
2. Furthermore, because we have the largest presence in this location, we have extensive networking throughout our neighborhood. We may know about potential sellers before anyone else. We receive many of these leads first. Therefore, our purchasers are provided with opportunities to purchase properties at the very best prices, which is to your advantage.
3. Once you have selected 2-5 prime homes from your drive-by list, we will set up appointments to see the interior of these properties at a time convenient to you.

You will be provided with a copy of the MLS listing for each of the properties viewed. If the answer to the question, *"Does this feel like home to you?"* is YES, we will then check the computer for comparables to determine what the true market value is. This will guide us as to what price to offer the seller for that home.

Your Obligations Are . . .

As Purchaser(s), and in your own best interest, you agree to work EXCLUSIVELY with Kranz Real Estate, and with NO OTHER REALTOR to view properties for sale and assist us in the negotiation and purchase of your home.

You agree to not go into any open house held by any other realtor unless you have given the Open House realtor one of my business cards first. This allows the Open House realtor to respect the fact that you are registered as a Purchaser with us.

We understand, that if you go into an Open House without showing our business card or see any property with any other realtor, you will have jeopardized the opportunity to have us represent you and negotiate on your behalf to purchase the property if you become interested in purchasing it. Innocent curiosity may lead to unnecessary complications.

CALL ME FIRST IF YOU WANT TO KNOW ABOUT A SPECIFIC PROPERTY!