



KNOWLEDGE

CARE

TRUST

Welcome to Coldwell Banker Rhodes and Company Brokerage and Ottawa**HomeChoice**, your sources for Ottawa real estate.

Here is the **KEY** to our business and success. The bulk of our Business is by Referral and the balance from clients we meet through the process of Buying and Selling, Open Houses etc. thus creating new relationships, which in turn, continues the Referral process. By working by referral, we avoid spending useless dollars on advertising, cold calls, neighborhood flyers, door knocking etc. and the \$\$\$ we save goes back to our Buyers and Sellers.

3 words we live by are **KNOWLEDGE, CARE AND TRUST**

Here is my "**Buyer Incentive Program**" which is an extension of my "**Ultimate Service Guarantee**" ** (every program is adapted to each Buyer, helping you meet your **NEEDS AND WANTS**)

I have a similar program for Sellers called the "**Seller Incentive Program.**"

First of all, there are **NO FEES** when you work with me as a client.

We will... provide a **FREE "Competitive Market Analysis"** of the Home you want to buy to make sure the price is right! Pricing needs to reflect the current Market at the time.

We will...offer you the **"FREE"** use of a moving truck to bring your items to **Storage** in Ottawa for up to 30 days. Plus, we provide a set number of boxes, tape gun, bubble wrap and tissue paper. We also provide a discount on the Ottawa Moving Company you choose, or we choose. And occasionally I will move the clients myself. (To be discussed)

We Will...aggressively negotiate any Offer to Purchase on your behalf and make sure you are properly informed from A to Z including **Multiple offers**. (All forms will be reviewed). Details discussed If it is my Listing.

We will...make sure you see **ALL Homes** in Ottawa and surrounding areas including all non-MLS listings and FOR Sale by Owner properties.

We will... Provide you with a **private interactive website** so you can view all properties within your criteria. It will allow you to check all the property details, Realtor remarks, recent improvements, send notes to me regarding your **"favorites"** list etc.

We will also...for **New Builds** we cover the cost of the 1-year anniversary Home Inspection, as per Taron warranty. This is your Inspection with your choice of Inspector, not the Builders.

We will...take care of providing a list of **3 Home Inspectors** for you to choose from and I cover **25%** of the cost of the Inspection reimbursed on Closing.

We will... provide a **Professional Home cleaning** on or after the closing date.

We will... Provide a professional Window cleaning on or after the closing date.

We will... Make sure you are part of our "**Concierge Program**" Example Great discounts on tiles at Olympia Tile and Marble, Euro Tile, Sherwin Williams or Benjamin Moore paint stores and Dymon Storage, etc

We... don't stop when the sale is done! We keep working and helping you whenever you need it, **THROUGH OUR BUSINESS DIRECTORY AND CONCIERGE SERVICE**. We have great contacts in most trades. If not, we will find you one.

Positive attitude is the foundation of our Lives and the determining factor of our ability to serve. We believe Customer Loyalty and Client Referrals are the biggest compliments we can receive. We enjoy our work and enjoy, even more, the look of satisfaction on our client's faces, upon completion.

Buyer _____ Date _____

Buyer _____ Date _____

Broker _____ Date _____



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OTTAWAHOMECHOICE.COM

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