



KNOWLEDGE

CARE

TRUST

Welcome to Coldwell Banker Rhodes and Company Brokerage and Ottawa**HomeChoice.com**, 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.

Here is my "**Seller Incentive Program**" which is an extension of my "**Ultimate Service Guarantee**" ** (every program is **adapted** to each Seller, depending on their (**NEEDS AND WANTS**))

I have a similar program for Buyers called the "**Buyer Incentive Program**"

*We will... provide a **FREE** Home and Market Evaluation and letter of opinion.*

We Will...advertise at 8 prominent locations on the web... www.ottawarealestate.org , www.mls.ca, www.oreb.mlxchange.com www.cbrhodes.com , www.OttawaHomeChoice.com, www.coldwellbanker.ca and www.coldwellbanker.com

ALSO, Websites like Realtor.ca, Yahoo Real Estate, Craigslist, Househunting.ca, point2Homes, Homefinder.com, My Visual Listings.com, etc., are also connected to Ottawa**HomeChoice.com**

*We will...**promote and boost** your property via social media to Toronto, Vancouver, Quebec and abroad.*

*We will... offer **1 month free on your Dymon storage unit** when comes time to declutter or store items, + a "**FREE**" use of a moving truck to bring your items to Dymon. *We also provide an agreed number of assorted boxes, a tape gun, 2 rolls of tape, markers, bubble wrap and packing paper. All details discussed when we meet.**

*We will... use, only the **i-box** for added security and info. We will explain the benefits of the **i-Box** when we meet.*

*We Will... **Stage the Home** for the 1st month **free**, to help you get the most \$\$\$ in the least possible time. An extra month will be discussed when we meet.*

*We Will...Provide you with a **professional Virtual tour with website**. Details and examples when we meet.*

*We Will...Provide a **pre-Listing professional home cleaning**.*

*We Will...Provide a **pre-Listing professional Window cleaning**.*

*We will... help you with **Estate sales**. **Garage sales**, **Removal of junk to the dump**, **donate to local churches/ organizations etc.***

We will...report back to you a minimum of twice a week, or as often as you wish or need, with feedback on showings and market updates.

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, 1st Refusal's. (All forms will be reviewed)

We will...set-up a **pre-inspection** and discuss the HUGE benefits of a **Pre-Inspection**. 25% of the cost will be reimbursed on Closing. *Details discussed when we meet.*

We will...Make sure you are part of our "**Concierge Program**" and have access to our "**Business Directory**" before, during and after the Sale. *Discounts on trades people we know and trust.*

We will... promote your Home to as many Open Houses that are needed. Our Open Houses are scheduled throughout the week for maximum exposure. It only takes 1 to come through to make a difference. I will explain why this is Important.

Positive attitude is the foundation of our Teamwork and the determining factor of our ability to serve you better. We believe Customer Loyalty and Client Referrals are the biggest compliments we could receive.

We... Are not afraid to invest \$\$\$ with our Sellers or Buyers as we are sure our work will be fruitfully gratifying for all parties.

We enjoy our work and enjoy even more, the look of satisfaction on our client's faces, upon completion of the Sale or purchase. We will work hard and earn your "Loyalty."

Seller _____ Date _____

Seller _____ Date _____

Broker _____ Date _____



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