

Finding your NEW HOME

A.I

Armando Hassey, LLC

303.910.6459
ahassey@gmail.com
www.ahassey.me



Buyers Road MAP

Start

1. Meet with a
Real Estate
Professional

3. Search for
Home

5. Negotiations
& Inspections

7. Final Details

2. Get
Pre-Approved
or POF

4. Make an
Offer

6. Appraisal

8. Closing Day

Finish

A rider in equestrian attire is jumping a brown horse over a decorative obstacle. The obstacle consists of three horizontal bars with a floral pattern, supported by vertical posts. The rider is wearing a dark helmet, a dark jacket, and light-colored breeches. The horse is in mid-air, clearing the jump. The background is a blurred outdoor setting with a sign that reads "MELBOURNE".

Your HOME Search

Understanding what you're looking for is a **top priority**. *Let's talk about the features of your future home.*

- **Location**
- **Price**
- **Square footage**
- **Bedrooms**
- **Baths**
- **Style**
- **Features**
- **Schools**
- **Deal Breakers**
- **Must Haves**

When your offer is Accepted

Give earnest money to the title company. (2 -5%)

Assuming that all goes well and the buyer's good-faith offer is accepted by the seller, the earnest money funds go toward the down payment and closing costs.

Earnest money is just paying for the down payment and closing costs upfront. In many circumstances, buyers can get all of the earnest money back if they discover something they don't like about the home during the Inspection period.



Do NOT forget

- Read property disclosures
- Home inspection
- Well and Septic
- Sewer and plumbing inspection
- Radon test
- Appraisal

- Termite inspection
- Home insurance
- Survey
- Utilities research
- Finalize mortgage details
- Final walkthrough



Closing Day

This is the big day! I will answer any questions and join you to the closing table if needed, verify the closing paperwork matches our purchase contract.

- Bring your government issued ID.
- Everyone who is purchasing the property must be present. If this is not possible, let me know in advanced and we will make other arrangements.
- You will need to bring a certified check or wire your down payment/closing costs. CASH won't be allowed by the Title company.



Price is what you pay, value is what you get.



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