

# BUYER SERVICES - OVERVIEW

## *jimi* BROCKETT HOME FINDER

The buying process can be a bumpy road to travel. My years of experience means I bring you my knowledge, contacts and professional advice, helping you turn the process of buying a piece of property into a successful search for a home that's right for you.

No matter what stage you're at in the process, I'd be happy to jump on board and make your home owner dreams a reality. I pride myself on working for you and your interests and helping you find the perfect home.



### BUYER SERVICES INCLUDE:

- ✓ Consultation (in-person / virtual via Zoom)
- ✓ Advice for Mortgage Approval and Deposit Requirements
- ✓ Setting up tours and walkthroughs for potential properties
- ✓ Full assistance with preparing your offer including
  - Price
  - Deposit Amount
  - Dates
  - Subject Clauses/Conditions
  - Preparation of your written Contract of Purchase and Sale
- ✓ Presentation and negotiation of your offer to purchase with the seller/agent
- ✓ Due Diligence on the property before closing. This includes:
  - Inspection
  - Title Search
  - Property Disclosure
  - Environmental
  - Home/Fire Insurance
- ✓ Review of Strata Documents
  - Form B
  - Strata Minutes and By-laws
  - Financial Statements
  - Engineers Report
  - Registered Strata Plan
  - Depreciation Reports
- ✓ Preparing closing documentation for Lawyer/Notary to sign
- ✓ Money and Title exchanged on your behalf

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