

BUYERS ADVANTAGE PROGRAM

WITH THE JOAN PRATT GROUP

We have one commitment when working with you and that is to “Elevate Your Expectations” while getting you the best possible price, terms and conditions when you buy a home.

To do this, we’ve created our Buyers Advantage Program to ensure that you get the most house for the least amount of money. By enrolling in the Buyers Advantage Program, you will receive the seven advantages listed below, a variety of proprietary consumer programs and services, and instant enrollment into our Raving Fan Club



LOVE IT OR LEAVE IT

When you work with us, if you don’t love the home you buy through us, we will resell it for free.

This is how it works:

During the first 3 months after your closing, if you are dissatisfied with your new home purchase for any reason at all, you simply let us know and you get our incredible home selling system at no charge (for Homes listed under \$500K). We will list your home at current market value until it sells, or up to 6 months after the initial listing date with us.

During this period, any commissions paid on the sale of the home will be paid directly to the agent that brings the buyer for your home and not for listing it.

FREE INCENTIVES

- FREE Starbucks
- Enjoy pizza for 8 on us on moving day when you provide a Zillow Review
- FREE Roof Inspection Report
- FREE Home Appraisal (up to \$750) when you use our preferred vendors and sell a home with us
- FREE Credit Report and credit consultation when you use our preferred vendors
- FREE Housecleaning (up to 5 hours), or FREE Carpet Cleaning (up to 5 rooms), or FREE 2 hour Staging Consultation after move-in for homes, when you use our preferred vendors

HOME HUNTER SERVICE

Our Home Hunters Service gives you a backstage pass to the MLS, as if you were an agent. You will have the ability to see all the homes for sale based on your own search criteria and more importantly, get to act on them before most agents even show them to other buyers. This service puts you in a position to act quickly on some of the best deals in the market.

DISTRESSED SELLERS PROGRAM

Get access to motivated sellers who are looking to sell their homes because they are in foreclosure, an absentee owner, have had their home on the market for more than 6 months or are currently carrying two homes. These homes represent great bargains and we get you access to them.

CUSTOM LOAN PROGRAMS

Our strategic mortgage affiliate has the experience to get you a loan program that meets your financial needs best based upon the house you want to buy. They are skilled in ethical, creative financing to limit the amount of money you need to come to closing, with getting you the best rates and even getting you into your home on a strategic date in order to postpone your 1st payment for up to 60 days! They will also pay for your home appraisal up to \$750 if you’re selling your home with me.

CANCELLATION GUARANTEE

A Cancellation Guarantee backs all of these Buyer services. If you are not completely satisfied with the job we're doing for you, you can cancel your agreement with no charges from us.



RAVING FANS CLUB

When you enroll in the Buyers Advantage Program, you become a client of ours...for life. We want you to be as happy about our services years from now as you were on the day you moved in. To accomplish that, we have established the Raving Fan Club, which gives you access to discounted rates from the vendors we work with, access to our office copier, fax, meeting rooms, notary, and a variety of other services to make your life better and easier.

- Garage sale signs
- Use of office fax/scanner/copier
- Equity evaluation for current property
- Scheduled use of conference room
- Invitations to special events
- Relocation information
- Referrals to top real estate agents in any city in North America & Beyond should you consider moving
- Cash flow analysis of real estate investments
- Free literature on buying and selling real estate
- Referral to insurance companies for insurance comparison
- Great special events

In addition, for everyone you refer to us, we will give you a gift card for dinner, and when they close, another awesome gift.

We promise to take excellent care of anyone you refer and to “Elevate their Expectations” too!

