

Why use a Buyer Agency Agreement?

1. The Exclusive Buyer's Agency Agreement, when signed by both parties is a legally binding agreement. Parties should ensure that everything that all features of service are agreed to in writing.
2. Buying real estate can be a very rewarding experience. Property owners generally experience pride of ownership and in many cases a financial gain over the long term. The process of buying real estate is relatively complex and for this reason many buyers seek the help and professional expertise of a licensed real estate brokerage.
3. It is recommended that the relationship between the buyer and the real estate brokerage should be in writing in the form of an Exclusive Buyer's Agency Agreement. This will ensure that both parties will have a complete understanding of their rights and responsibilities. Each party will know what they can expect from the other and what is expected from them.
4. This is the same as the common practice of sellers entering into a listing contract when selling a property. Real estate brokerages cooperate with each other to bring buyers and sellers together. This cooperation will help bring you the best selection of properties which meet your individual requirements.
5. The topic of compensation to the real estate brokerages representatives should be thoroughly discussed. The discussion should include the amount of compensation, sources of payment and when the payment is to be made.
6. JENN & COLIN are trained to provide assistance to buyers in the following areas:

Identifying desirable types of properties to acquire
Locating properties available to view and consider
Preliminary investigation and timely information gathering
Viewing properties and providing guidance and advice
Selecting the right property on which to make an offer
Preparing a legally binding Contract of Purchase and Sale
Negotiating favorable terms and conditions
Assisting in arranging suitable financing if necessary
Assisting in arranging property inspections and other needed services
Assisting in the completion and possession process

These and other services are documented on a schedule attached to the contract.

A Buyer Agency Agreement provides: A dependable arrangement between the realtor and client, agent and client Loyalty, full confidentiality, full disclosure, saved time, accountability and the best possible negotiation & price.

Your referral of a family member, friend or co-worker is the greatest compliment we could receive.