

SMART BY-OWNER FLEXIBLE LISTING PROGRAM

Full Service Real Estate—Flexible Fees!

Save thousands of \$\$\$ in commissions and put more money in your pocket with the *Smart By-Owner Flexible Listing Program*, exclusively with The Jeffries Group. Most agents will charge you the same fee no matter how your house sells, even if you find the buyer. With the *Smart By-Owner Flexible Listing Program* you have complete flexibility from "full service" to "do it yourself options, and you determine what professional fees you will pay.

What makes the Smart By-Owner Flexible Listing Program So Great?

- **Sell your property yourself, while it is listed, and pay no commission.** You pay nothing but a \$395.00 processing/advertising fee. This does not apply to a buyer exposed to the property by our office or another agent.
- **Cancel the listing at anytime.** Either you or we can cancel by calling and saying, "I want to cancel the listing." It's that simple. The cancellation becomes effective immediately. (Please allow 2 business days to have our sign removed and the listing withdrawn from the Multiple Listing Service.)
- **"No Pressure" presentation.** We will never allow you to be "pressured" by a buyer's agent. All offers will be faxed or delivered to our office, and presented to you by phone or in person so you can make your decisions privately.

Try This Special No-Risk Offer!

- 0%** You find the buyer. You call to notify us that you don't want or need our assistance, and we terminate the relationship. There is no other agent involved. You pay no commission (0%),
- 1%** You find the buyer and there is no other agent involved. We negotiate and write the contract, and provide professional advice on how to structure the terms of the contract to your best advantage. Our commission is just 1%.
- 2%** You find the buyer and there is no other agent involved. We negotiate and write the contract, as above, **and** walk it through the home inspection, termite inspection, appraisal, home warranty, escrow and title, all the way to the close of escrow. Our commission is just 2%.
- 4%** The Jeffries Group finds the buyer. We negotiate and write the contract, **and** walk it through to the closing for you. There is no other agent involved. Our commission is just 4%.
- 6%** Your property sells through the Multiple Listing Service, and another agent represents the buyer. Our commission is 3% and the other agent also receives 3%.

**Selling and Buying? You are eligible for our *Client Reward Bonus*. Call for details!
Get started NOW! Call Jim Jeffries at The Jeffries Group, (602) 615-1553.**