What makes THE BITTINGER TEAM Different?

What Most Agents Offer	What The Bittinger Team Offers
Availability Once you have listed, they contact you occasionally—if at all. Sometimes you call and leave a message, but don't get a return call.	**Availability** The Bittinger Team's administrative staff works strictly for you and is available to you Monday through Friday. Our agent staff works 7 days a week. We are familiar with your property and transaction, so we can always answer your questions. **Benefit to you: Availability! You can always get in touch with someone who can answer your questions.**
Service After Showings No calls or follow-up after each showing.	**Service After Showings** Our Listing Department monitors each showing. We request feedback about your home from the showing agent and provide you with regular reports. In addition, you receive updates about the real estate market and about our marketing efforts for your home. **Benefit to you: You are kept up-to-date on the marketing of your home. You are never left in the dark because you are a high priority to our team.**



THE BITTINGER TEAM
Reliability. Service. Results!

734-459-2600
www.bittinger.com
team@bittinger.com

RE/MAX Classic

Each office independently owned and operated

What Most Agents Offer	What The Bittinger Team Offers
Staff Single agents try to do everything to manage the sale of your home, or they enlist the help of a very limited staff. Many times agents use SHARED office staff and then claim the staff is a part of their team, even though the staff works for every agent in the office.	**Staff** We have chosen a select group of professionals with expertise in many different areas to work exclusively for you. We watch out for your interests and negotiate on your behalf. Your interests become our goal and that means we work our hardest to sell your home in a reasonable time period for the best price. **Benefit to you: Several real estate professionals working for you for the price of one. We tend to every detail so nothing falls through the cracks.**
Pricing Your Home Most agents offer pricing of the home that is too high in order to get your attention and your listing. But the agent doesn't usually stand behind the price for very long, eventually relying on drastic price reductions in order to get the home sold.	**Pricing Your Home** The Bittinger Team assists you in pricing your home correctly in the beginning. Buyers are precious, and overpriced homes drive them to other prospects. We give you market updates regularly and, through feedback, adjust the price on your home only if necessary. Our knowledge of local and national trends allows us to accurately advise you of when and when not to adjust the price. **Benefit to you: You receive the highest price for your home in a reasonable time.**
Signage The agent places a sign in the yard.	**Signage** The Bittinger Team provides you with a reflective sign that can be seen at night and an outdoor brochure box that is tended to weekly by our team courier. **Benefit to you: Your home is advertised to anyone who drives by your home day or night and wants immediate information.**



THE BITTINGER TEAM
Reliability. Service. Results!

734-459-2600
www.bittinger.com
team@bittinger.com

RE/MAX Classic

Each office independently owned and operated

What Most Agents Offer	What The Bittinger Team Offers
Advertising The agent may run a classified ad in the newspaper. Their office chooses the media and which houses will be advertised. They may type up a feature sheet, or worse yet, copy an interoffice form to advertise your home.	**Advertising** The Bittinger Team markets your home with a multi-page, full color feature sheet inside the home and black and white feature sheets on the exterior if permitted. The Bittinger Team will also place your listing on multiple websites. This is where today's buyer goes to check out real estate and that is why we market your property all over the internet. Your listing will be placed on the following websites: bittinger.com thebittingerteam.com bittingerteam.com remax.com realtor.com searchmichiganhouses.com homeseekers.com wallstreetjournal.com, and 12 other real estate search engine portals. More than ever, consumers are using the internet as a research tool. This translates into targeted marketing and exposure that reaches millions of potential homebuyers each month. A **Virtual Tour** of your home will also be available through most websites. Buyers love virtual tours. **Benefit to you: Your home receives much more exposure and calls are responded to by professional sales people whose goal is the same as yours—getting your home sold!**
Negotiating Skills The agent may suggest you make a counter offer, but not aggressively prompt you to do so. Some agents are only concerned with making the sale, they will encourage you to take the first offer.	**Negotiating Skills** The Bittinger Team is made up of expert negotiators. They prepare thoroughly for each offer and have strong negotiating skills to net you top dollar. **Benefit to you: You get the best deal possible. That's worth its' weight in gold.**



THE BITTINGER TEAM
Reliability. Service. Results!

734-459-2600
www.bittinger.com
team@bittinger.com

RE/MAX Classic

Each office independently owned and operated

What Most Agents Offer	What The Bittinger Team Offers
Continuing Education Many agents try to attend a few classes here and there, but they don't usually network or attend any seminars.	**Continuing Education** The Bittinger Team attends more educational classes than the average Realtor. Not only do they gain the benefit of on-going education, but they also network through these classes nationwide. Thus, through their extensive networking activities, The Bittinger Team knows and shares ideas with hundreds of Realtors on a regular basis. This means that relocation buyers are sent to The Bittinger Team continually. **Benefit to you: The Bittinger Team is always up on new developments in the real estate world, and relocation buyers from across the nation are exposed to your home. One might be your buyer.**
Closing Percentage Most agents close 30% of the houses they have listed. In fact, that's the national average. Of the contracts they write, only 80% continue through to closing. Will your home be the one they actually sell? Will your contract be one that goes through to closing?	**Closing Percentage** The Bittinger Team closes 95% of the houses they list. Why? Because of all the strategies listed above and because they have Client Care Mangers dedicated to watching every due date and each aspect of your transaction all the way to closing. We call the lender weekly for updates, communicate with the appraiser and inspector, and negotiate on your behalf. We even work with the contractors to mediate all inspection items. The end result is a sale of your home. **Benefit to you: Sit back, relax, and enjoy yourself. We've got you covered!**



THE BITTINGER TEAM
Reliability. Service. Results!

734-459-2600
www.bittinger.com
team@bittinger.com

RE/MAX Classic

Each office independently owned and operated

What Most Agents Offer	What The Bittinger Team Offers
	UNIQUE PROGRAMS ONLY TO THE BITTINGER TEAM The longevity and success of The Bittinger Team allows them to offer programs above and beyond the ability of most Realtors. These programs include:
Non-existent	***No-Fee Bridge Loan Guarantee** The Bittinger Team will extend to you or a buyer wishing to buy your home through The Bittinger Team a no-fee bridge loan. . **Benefit to you: This allows a buyer who cannot close on their current house in time to close on your home the ability to do so. Extended to our Sellers also.** ***The only charge would be the competitive interest rate that is incurred on the loan.**
Non-existent	***Love-It or Leave-It Guarantee** We offer a "Money Back" guarantee to our buyers. We tell them that if they do not love their home within 3 months after they move in then we sell it again without charging them our portion of the commission. **Benefit to you: This program attracts many buyers to us. It makes the buyer very comfortable about working with The Team vs. another Realtor knowing we will take care of them before, during and after the sale is made.**
Non-existent	***The Good-As-Cash Purchase Guarantee** We allow our buyers to beat all other buyers to the punch without outbidding them? In a multiple offer situation this guarantee provides that our qualified buyer can make an offer that contains a cash back up from The Bittinger Team allowing their offer to be guaranteed to be accepted. **Benefit to you: We offer outstanding purchasing power for our buyers, especially when the buyer is not as qualified as his/her competitors.**



THE BITTINGER TEAM
Reliability. Service. Results!

734-459-2600
www.bittinger.com
team@bittinger.com

RE/MAX Classic

Each office independently owned and operated

What Most Agents Offer	What The Bittinger Team Offers
Non-existent	***Equity Advance** Do you need to do some "fix-ups" to bring your home up to its maximum marketability, but you don't readily have the funds? We will make a cash advance of your sale proceeds to allow you to do this. **Benefit to you: Moving can be very stressful especially if immediate funds are tight. This program will allow you to get top dollar for your home without using your own money.**
Non-existent	***Big Screen Advertising** The Bittinger Team advertises in the movie theatre as well as television commercials. **Benefit to you: This is another opportunity for us to market our various programs. This helps us attract buyers for your home**
Non-existent	***Moving Van** We offer the free use of our fully equipped Moving Truck to our Buyers and Sellers. **Benefit to you: This allows our clients to save hundreds of dollars in moving truck costs so they can put it towards their new home. It attracts many of your potential Buyers to call us.**
Non-existent	***Personal Newspaper** Our own personalized newspaper is mailed out to 10,000 homes. **Benefit to you: This allows the print advertising of your property to be delivered to your potential buyers directly.**



THE BITTINGER TEAM
Reliability. Service. Results!

734-459-2600
www.bittinger.com
team@bittinger.com

RE/MAX Classic

Each office independently owned and operated