

"Our menu is tailored to offer Real Estate cuisine to satisfy your every appetite and personal need. We offer a menu of services including consulting & fee for service. We are a full service Real Estate Company, proud of our dedication to providing excellence in professional advice and service. If you desire an item that is not on our menu or would like to mix and match, please let us know!!! Offering you a complete customized package tailored-fit for you!!!"

STANDARD FULL SERVICE LISTING

Market Price

Consultation, competitive market analysis, MLS, staging home for showing, weekly advertising, updates and reviewing. Presenting contracts, arrangement of inspections, attending settlement/closing. Providing signage and all propaganda, flyers, etc. Property also will be placed on five Internet sites. Everything from A-Z through REALTY UNIVERSAL® network.

LITE FARE

1% of Sales Price

Have a buyer without an agent or attorney? Includes preparing contracts, arranging inspections, negotiations, handling all details from contract to closing - commission paid at closing. *(Minimum price restrictions - or flat rate - call for details)*

FOR SALE BY OWNER

\$379.00 Plus Co-op Fee

Property is multiple listed until it sells, therefore reaching thousands of Real Estate agents and buyers. Use your signage or ours. Weekly advertising paid by you-receive huge discounts if placed in our real estate company ads. If you sell your property privately, your only cost would be \$379.00 up front fee. Property will be placed on 5+ Internet sites including **Realtor.com®** *(Over 1,300,000 agents/brokers belong in the U.S. making it the largest MLS site in the country)*

FOR SALE BY OWNER WORKSHOP KIT

\$129.00 Includes Bonuses* (e-mail consulting & links)

Learn everything from A-Z to sell your home written by **Nathalie Mullinix** who sold over 2000 homes in 17 years. Chock full of information, generic, real estate contracts, Internet links and ad placements, templates, web-brochures and more!! *(Updated yearly)*

CONTRACT PREPARATION

\$1000 (discounted if already in one of our programs)

Contract preparation includes preparing contract, all required jurisdictional addendums, changes. Need comparable sales, but do not want to bother your friend who is an agent since you will not be listing with them? No problem – our office will send you comps for a small fee of \$50.00 *(there are free sites for this information... Our comps are from the MLS)*

CONSULTING FOR AN HOURLY FEE

\$50.00 - \$500.00

Consulting provided for an hourly fee or commission percentage. Let's face it, the professionals in the industry have a natural knack for closing a deal. We call it "wheeling and dealing." Not everyone can do this without losing a sale. Let us help you when needed...Call for details. *(Discount for phone consulting)*

BUYER BROKERING

3% of Sale Price

Receive a complete overview of areas you are interested in pertaining to market value, highest and best use. Consultation includes but is not limited to: financing, title work information and closing costs. Personally tailored to your needs and desires in a home. We have the expertise to place you in your dream home and save you many hours of wasted time trying to do it on your own. Sometimes what you want ends up not meeting all your needs-we professionally guide you through this process and give you a clear picture with one consultation. *(Through REALTY UNIVERSAL® network of agents/brokers)*

ASK ABOUT OUR "BUYER REBATE PROGRAM"

2% of Sale Price (REBATE)

Receive up to 2% of sales price to be used for closing help or reduction in price. *(Only available with signed buyer broker agreement)*

* Buyer Brokering services are provided on co-op listings and with permission on in-house listings. If buyer has a buyer broker agreement with **Nathalie Mullinix REALTY UNIVERSAL, Inc.** and co-op commission is greater than 1% *(one percent)* the greater portion may be used towards offer. *(Consult Nathalie Mullinix REALTY UNIVERSAL, Inc. for details)*