



Buyer Service Guarantee

American Allstar Realty is committed to providing every customer with the highest level of service. As your agent, I promise to provide you with all the following services to ensure a smooth and efficient transaction:

1. Buyer Needs Analysis

- a. I will take the time to listen to your wants and needs in the purchase of your new home.
- b. I will offer my recommendations and suggestions to help you get a clear picture of the perfect home for you.

2. Loan Pre Approval

- a. If you need to get a loan to purchase your new home, I will offer recommendations of loan officers I have worked with in the past.
- b. I will help you get pre-qualified to purchase a home.
- c. I will help you choose the best mortgage and financing options for your situation.
- d. I will continue to work with the loan officer throughout the home buying process to ensure your loan is approved and closes on time.

3. Neighborhood and Community Information

- a. I will create a broad neighborhood search profile and provide you with a list of your target neighborhoods and the related information for them.
- b. I will provide you with the resources to research additional information about the neighborhoods and communities.

4. Home Search

- a. I will set up a personal web page for you to send you homes that match your home buying criteria.
- b. I notify you as soon as new homes become available for you.
- c. I will update or modify your home buying criteria as you instruct me to.
- d. I will preview and show you homes that match your buying criteria until we find the perfect home for you.

5. Submitting an Offer

- a. I will help you compare the homes we have looked at and help you make a buying decision.
- b. I will provide you with comparable sales in the neighborhood and recommend an offer price.
- c. I will advise you on the terms of the contract and write the contract for you to submit to the seller.

6. Negotiation

- a. I will present the offer to the seller.

b. I will help negotiate the best possible deal on your behalf.

7. Vendor Coordination

- a. I will advise and supervise vendor (home inspectors, home warranties, termite inspectors, etc.) selections.
- b. I will help coordinate vendor services.

8. Pre closing Preparation

- a. I will coordinate and supervise document preparation.
- b. I will guide you through a final walk through of the home to ensure the home is in reasonably the same condition as it was when you first saw it.
- c. I will provide pre closing consulting.

9. Closing

- a. I will review all closing documents to ensure they reflect the terms and conditions previously agreed to.
- b. I will resolve any last minute issues that arise.
- c. I will complete the transaction.

10. Post Closing

- a. I will help coordinate getting you the keys and utility companies for your move in.
- b. I will assist with any post closing issues.

At American Allstar Realty, we believe that communication is the cornerstone to a successful transaction. Please feel free to communicate your wants and needs to me as frequently as possible. If I am ever unavailable to receive your call, I promise to return your call as soon as possible (normally in less than 1 hour). I will provide you with all of my contact information below so that you can reach me at any time.

Buyer(s) _____ Date _____

Lionel Gomez
American Allstar Agent _____ Date _____

480-768-7814	allAZhomes@gmail.com	480-776-2371	
Agent Phone	Agent Email	Agent Fax	Other