

OFFER GUIDELINES

1310 N. Detroit St Unit 206
APN 5548-022-077
Gloria Carmona BRE 01832843
Compass BRE 01991628

- Please email offers to gloria@gloriacarmona.com support@gloriacarmona.com.
- Please write a contract on CAR form RPA or RIPA addressed to Seller:
Cristo Fernandez Gonzalez
- COE not to exceed 30 days
- Maximum 10 days for the contingencies noted in PAR 3. L(3)-(7)
- Maximum 14-day Appraisal & 17-day Loan contingencies
- Pre-approval letter, Fico scores, & proof of funds to be provided with offer
- Chartwell Escrow – Anthony Leonard & Title to be CTC Title Freedom Ozog. My NHD
- Home Warranty not to exceed \$800
- 3% Deposit to be wired to escrow within 3 days of acceptance.
- Seller disclosures to be delivered with counteroffers. Counteroffer package to include a copy of Receipt for Reports 1 as proof of receipt of documents.
- Attachment size not to exceed 20MB.

The seller will consider compensation based on the strength of the offer.

AGENTS - IF your client requests the seller to pay buyer-broker commission, include your executed BRBC agreement ONLY. DO NOT SEND THE FULL BRBC PACKAGE

AGENTS, PLEASE INCLUDE A COVER LETTER INCLUDING THE FOLLOWING:

- Have all decision-makers seen the property?
- Do you have any outstanding offers on other properties for this client?