STEPHANIE YOUNG
GROUP

Mahalo for your interest in making an offer on our listing. We value transparency and efficiency and have prepared this Information Sheet to guide you and your clients through our process of reviewing and submitting offers.

SUBMISSION AND COUNTER OFFER PROCESS:

Please submit offers as **one PDF document** to **Offers@StephanieYoungGroup.com**

Seller's Selection of Services:

- **Escrow:** New Venture Escrow (Christopher Arce-Dale)
- **Title:** First American Title (Andrea Baleta/Ashley Aegerter)
- **Natural Hazard Disclosure:** MyNHD (Roberta Curlender)

Important Submission Guidelines:

- If the buyer chooses to remove a contingency, a CAR form **Contingency Removal (CR) form** must be included.
- **Proof of funds** and **pre-approval letter** (if financing) must be **dated within 60 days** of the offer submission.
- **Offer Deadline:** All offers must be submitted by **Monday at 5 PM**, unless otherwise specified in the MLS.
- **Offer Review:** Offers will be presented to the seller on **Tuesday**.
- **Seller Counter Offers:** Sent no later than **Tuesday** and due back by **Wednesday at 12 PM**. You will receive an email notification regarding the terms of the counters.
- If no counters are received, your client may choose to **resubmit their offer**. In some cases, the seller may accept an offer outright.
- **Winning Offer Notification & Escrow Opening:** The selected buyer will be notified, and escrow will be opened on **Thursday**.

Please let us know if you have any questions!

Mahalo for your interest and Good Luck!

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