Lauren Maxwell's

7 ELEMENTS

of a Winning Offer



1

Price to Win!

Agent to Homebuyer

2

5-Day Inspection Period!

(Yes, 5 Days, as it ties into the balance of our offer process)

3

5-Day Loan Approval!

- o Conventional: 5 Days
- o FHA: 5 Days
- o Jumbo (Loans Over $806,500): 7 Days
- o VA: 1Days
- o Specialty: 7 Days

4

Waive Appraisal Contingency!

(a) Waive the appraisal contingency (SAFELY) - Call Maxwell Mortgage Team for details 239-596-0500 (b) If not waiving contingency - Use fast timelines from element #3.

5

10-Day Closing w/Post-Occupancy!

(Example: Seller wants to close in 45 days; Offer 10-day closing with 35-day post occupancy!)

- o Conventional/FHA: 10-Day Closing
- o VA: 21 Day Closing
- o Jumbo & Condos: 21 Day Closing
- o Specialty: 21 Day Closing

6

Text Lauren (239-216-4444) the Listing Agent's phone number!

Lauren will call and validate offer terms and demystify any loan product concerns!

7

Copy Lauren on offer email! Lauren@MaxwellMortgageLoans.com

Lauren will validate all terms and give the Listing Agent 7 more reasons for why they should go with our offer!

Most Offers Accepted for 2020, 2021, 2022, 2023 & 2024.

MAXWELL MORTGAGE TEAM

CROSS COUNTRY MORTGAGE™

NMLS331415 NMLS1770104 NMLS3029