

Your Home Selling Roadmap

A thoughtful, strategic guide from preparing your property to handing over the keys.

Let's make your next move a success.

Selling a home is a significant decision. My goal is to help you understand the process, prepare your property for the market, attract qualified buyers, and navigate each step with confidence.

YOUR JOURNEY, STEP BY STEP

1 Let's Connect

We will discuss your goals, ideal timeline, property details, preferred terms, and what you hope to accomplish with the sale.

2 Build the Strategy

I will prepare a market analysis and review current competition, recent sales, and pricing strategies designed around your personal goals.

3 Prepare Your Property

We will identify recommended repairs, cleaning, staging, and curb appeal updates to highlight your home's strongest features while keeping your budget in mind.

4 Launch With Intention

Your home will be showcased through professional photography, compelling listing descriptions, targeted online marketing, social media, and broker outreach.

5 Showings and Feedback

We will coordinate showings, share feedback from buyers, and make any necessary adjustments to keep your listing positioned effectively.

6 Review Offers

When offers arrive, we will evaluate price, financing, timelines, and terms together. I will help you understand all your options so you can choose with confidence.

7 Under Contract

We will work through inspections, appraisals, title work, and contract deadlines while keeping you fully informed every step of the way.

8 Closing and Handoff

We will complete the final walkthrough, finalize settlement details, and hand over the keys according to the contract. Congratulations on your next chapter!

YOUR HOME SELLING CHECKLIST

- ☐ Schedule my seller consultation
- ☐ Review market analysis & pricing strategy
- ☐ Complete repairs, cleaning & decluttering
- ☐ Gather property documents & disclosures
- ☐ Review and sign listing paperwork
- ☐ Approve marketing materials & launch date
- ☐ Prepare for showings & preferences
- ☐ Review offers & complete contract terms

A FEW THINGS TO REMEMBER

Pricing matters: A thoughtful strategy attracts attention and supports stronger negotiations.

Presentation counts: Clean, bright, well-prepared spaces help buyers focus on your home's best features.

Flexibility helps: Showings and inspections may require a little coordination and patience.

Your goals come first: I am here to help you make informed decisions throughout the sale.

Your Next Chapter Starts Here

Thank you for trusting me with the sale of your home. I look forward to helping you navigate the process with care, strategy, and attention to detail.

Devin Cockrill

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Disclaimer: This roadmap is a general guide. Specific steps, deadlines, disclosures, and requirements will depend on your listing agreement, purchase contract, title company, lender, and transaction details.