

Some advantages of a <u>pre-inspection</u> by the seller:

- **1.** Making your home "showcase presentable" will entice a quicker offer at a higher price.
- **2.** A home that appears to have been well maintained gives the buyer greater confidence there are no "underlying" issues.
- **3.** When a potential buyer retains his or her own home inspector, there will be fewer if not any problems exposed.
- 4. It lessens the chance that the buyer will back out of the sale at the last moment thru instilling buyer confidence
- **5.** It lessens the possibility that the buyer will want to renegotiate a lesser price because of exposed problems.
- 6. The seller has demonstrated the "good faith" of desiring to transfer ownership of a home that's in good, well-maintained condition.

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