



I am Ready to Sell Certified!

WHAT DOES THAT MEAN?

I can help you get your home prepped for sale without any up-front costs. I am certified in determining which improvements will make the greatest impact on the sale of your home. I will be your advocate throughout the process - I solely represent you!



Contact me to schedule a home evaluation.



I submit your property information through the Ready to Sell program.



After your submission is confirmed, you will receive a Loan Link.



Once Pre-Approved, a vendor will be engaged to bid and complete the work.



Work starts and finishes. Home is then listed with me as your trusted agent.



Once the home sells, services will be paid back.**



Photos by Certified Agent, Michael Yalung



*Credit and loans provided by Regions Bank d/b/a EnerBank USA, Member FDIC, (650 S. Main St., Suite 1000, Salt Lake City, UT 84101-2844) on approved credit, for a limited time. 19.99% fixed APR, effective as of February 1, 2023, subject to change. Minimum loan amounts apply. Interest starts accruing when funds are disbursed. Interest waived if repaid in 365 days. Repayment terms vary from 24 to 132 months. Actual loan term may be shorter if less than the full approved amount of credit is used. First monthly loan payment due 365 days after funds are disbursed.

**If not sold in 12 months, financing will follow the agreed upon payment schedule.

KELLER
Concierge



EnerBankUSA®
America's home improvement lender of choice

Sheila Cox
832-779-2890

scox@sugarlandtxhome.com

KELLER Concierge

Renovation Solutions



WHAT IS READY TO SELL?

The **Ready to Sell** program allows you to prepare your home for the market while avoiding up-front costs and hassle. The purpose of this program is to renovate the property with cosmetic updates and upgrades with the goal of **increasing the home's marketability**. Through Ready to Sell, funds are secured through a personal loan, and services are repaid through the proceeds of the home sale.

All of our **Ready to Sell** and **Ready to Stay** projects function through our network of approved, vetted vendors. Our thorough vetting process helps to ensure general contractors have provided business documents, insurance, references, and required licenses.

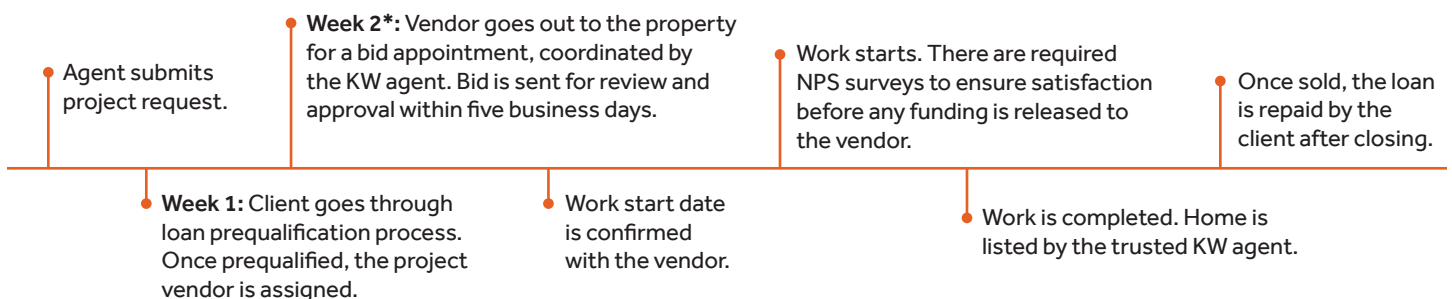
THE SERVICES



THE BENEFITS

- ✓ No Up-Front Costs
- ✓ Project Facilitation
- ✓ Vetted Vendor Network
- ✓ KW Agent Representation
- ✓ Vendor Payment Coordination

PROJECT TIMELINE



**Timelines are largely dependent on agent and client responsiveness. Vendor availability may affect these timelines.*

WHAT IS READY TO STAY?

We also have a **Ready to Stay** program for any homeowner who needs a renovation solution! This program functions through the same network of vetted vendors. Choose from multiple financing options and get Ready to Stay!

Want to learn more? Contact Sheila Cox today! 832-779-2890

Get your home prepped for sale with no up-front costs!

1

CREDITWORTHINESS

How It Works

1. Connect with a Keller Offers Certified KW Agent to understand your options! Your Certified Agent will be your trusted advisor throughout the process.
2. Your Certified Agent will submit your property information through the Ready to Sell program.
3. Once the property and Seller go through the loan approval process, vendors will be engaged to start the work.
4. Once the work has been completed, your home will go on the market, listed by your trusted KW agent.
5. When the home is sold, your services will be paid back with the proceeds of your home sale.*

*If not sold in 12 months, financing will follow the agreed upon payment schedule.

Program Preferred Vendors

Program Preferred Vendors have gone through a rigorous vetting process. Program Vendors have licenses in their trades (as required) and are background and drug tested by our Vendor Partners when appropriate. Program Preferred Vendors are also bonded and insured. Vendors vary by market.

KELLER
Concierge



EnerBankUSA®
America's home improvement lender of choice



Expertise

The Keller Williams Agent has been certified in determining which improvements will make the greatest impact on the sale of your home – more knowledge, less time.

No Up-Front Costs

Keller Offers Certified KW Agents are empowered to remove the burden and hassle from sellers when needing to make the necessary improvements to sell the property for top dollar and as quickly as possible. Through the Ready to Sell program, Sellers can apply for financing with 0% interest and no payments for 12 months.* Costs are repaid through the proceeds from the sale of your home.

The Certified Agent works with the Ready to Sell program and our trusted network of providers to coordinate repairs.

EnerBank

By using the Ready to Sell program, your Seller is also agreeing to use the Program Preferred Lender, EnerBank.

FDIC insured EnerBank USA® is a highly specialized, national consumer lender that helps strategic business partners and independent home improvement contractors increase sales. Strategic business partners include manufacturers, distributors, franchisers, member or trade associations, and major retailers of home improvement, remodeling, and energy-saving products and services. EnerBank USA® is America's home improvement lender of choice.



*Credit and loans provided by Regions Bank d/b/a EnerBank USA, Member FDIC, (650 S. Main St., Suite 1000, Salt Lake City, UT 84101-2844) on approved credit, for a limited time. 19.99% fixed APR, effective as of February 1, 2023, subject to change. Minimum loan amounts apply. Interest starts accruing when funds are disbursed. Interest waived if repaid in 365 days. Repayment terms vary from 24 to 132 months. Actual loan term may be shorter if less than the full approved amount of credit is used. First monthly loan payment due 365 days after funds are disbursed.

KELLER
Concierge



EnerBankUSA®
America's home improvement lender of choice

Get your home prepped for sale with no up-front costs!

2

EQUITY

How It Works

1. Connect with a Keller Concierge Certified KW Agent to understand your options! Your Certified Agent will be your trusted advisor throughout the process.
2. Your Certified Agent will submit your property information through the Keller Concierge program.
3. You will go through an equity underwriting process to ensure you have adequate equity to start the project.
4. Once adequate equity is confirmed, you and your Certified Agent will connect with a service provider to discuss scope of work, timeline, and next steps.
5. The vendor bids the job, and you get to approve the vendor's bid before work starts.
6. Once work is completed, your trusted KW agent will list your home. When your home is sold, your services will be paid back after closing.

KELLER
Concierge





Expertise

The Keller Williams Agent has been Certified in determining which improvements will make the greatest impact on the sale of your home - more knowledge, less time.

No Up-Front Costs

Keller Concierge Certified KW Agents are empowered to remove the burden and hassle from sellers when needing to make the necessary improvements to sell the property for top dollar and as quickly as possible. Through the Keller Concierge program, Sellers can apply for Equity-Based financing. Costs are repaid through the proceeds from the sale of your home.

The Certified Agent works with the Keller Concierge program and our trusted network of providers to coordinate repairs.

Improve Your Home's Marketability



Kitchen Remodel



Bathroom Remodel



Cosmetic Renovations



Landscaping



Flooring & Hardwood



Deep Cleaning



Windows & Doors



Painting & Staining

and so much more!

KELLER
Concierge



Top FAQs

about our Ready to Sell Program

1. Why Ready to Sell?

Homes are rarely ready for the market as-is. Through Ready to Sell, you can prepare your home for the market without up-front costs or hassle. Imagine a Buyer walking into a turnkey, move-in-ready home versus a home that they'll need to renovate themselves. You can utilize Ready to Sell to paint the house throughout to refresh the look and feel. Use the program to update the flooring to match the current market trends. Ready to Sell can also be used to tackle pre-listing home inspection items. We can do it all!

2. What homes qualify?

The Ready to Sell program is a great fit for most homes! There are only a couple disqualifiers: complete tear-down projects, and/or incomplete new construction. Additionally, we don't add square footage to a home.

3. When does the homeowner pay back the money that was fronted?

Homeowners will pay back the funds when the home sells.*

*The program offers a 0% interest for 12 months plan. If not sold in 12 months, financing will follow the agreed upon payment schedule.



4. What kind of projects are approved?

The sky's the limit! Utilize Ready to Sell for flooring replacement/repair, deep-cleaning, cosmetic renovations, landscaping, interior and exterior painting, roofing repair, kitchen improvements, bathroom improvements, and more!

The Ready to Sell program can be utilized for most services with the absolute exceptions for foundation repair, homes needing extensive renovation, septic work, and the creation of additional rooms (adding square footage).

5. How can I get started?

Connect with a Ready to Sell Certified Agent! They can talk about all of your options and get you on your way to your next home!

*Credit and loans provided by Regions Bank d/b/a EnerBank USA, Member FDIC, (650 S. Main St., Suite 1000, Salt Lake City, UT 84101-2844) on approved credit, for a limited time. 19.99% fixed APR, effective as of February 1, 2023, subject to change. Minimum loan amounts apply. Interest starts accruing when funds are disbursed. Interest waived if repaid in 365 days. Repayment terms vary from 24 to 132 months. Actual loan term may be shorter if less than the full approved amount of credit is used. First monthly loan payment due 365 days after funds are disbursed.



KELLER
Concierge



The Importance of Vetting Vendors

PROGRAM APPROVED VENDORS

Keller Concierge partners with high-quality vendors to ensure security and safety within the KC RTS programs. We go through an extensive vetting process with our General Contractors to help establish a seamless renovation experience for homeowners.

Our thorough vetting process helps to ensure General Contractors have provided business documents, insurance, references, and required licenses. After confirming their business documents, we pull Certificates of Fact to verify "Good Standing."



THE BENEFITS OF A KELLER CONCIERGE VETTED VENDOR

Vendor selection and ongoing monitoring stages of the vendor lifecycle help guarantee compliance with state regulatory expectations. We have taken the guesswork out of risk mitigation with meticulous detail focused on the General Contractors in our program. Conscientious reviews of any criminal activity help agents' clients feel comfortable sharing their homes with others.



Creates Security
and Safety
for the Client



KC Covers the
Expense of Vetting
the Vendors



Vendor Upholds
Positive Reputation



Builds Future
Partnerships
Between Vendor &
Agent



KC Vendor Provides a
Warranty of Services

HOW TO BECOME A KELLER CONCIERGE VETTED VENDOR

If you are interested in becoming a Keller Concierge Vetted Vendor, you can email us at Questions@KellerOffers.com. Learn more about the Keller Concierge Ready to Sell or Ready to Stay programs by visiting our website: KellerOffers.com.



KELLER
Concierge

Have Questions?
scox@sugarlandtxhome.com