

THE NICE
AGENT ©.

Home Selling System

SELLING HOMES FASTER FOR MORE MONEY

Click [Here](#) for Listing Appointment

Tap the link below for Market Analysis

[Market Analysis and Listing Agreement](#)





THE NICE
AGENT ©.

ABOUT THE NICE AGENT TEAM

At The Nice Agent Co., we focus on people, not properties. We believe in punctuality, loyalty, respect, integrity, love, fun, and kindness, and we put these values at the forefront of every relationship. Our team works hard and recognizes that going the extra mile for our clients often makes the difference. That's why every agent, staff member, and vendor we work with lives by our slogan: "I will work until you smile."

Founded by Carl Christian, who has been in the real estate business since 2004, The Nice AgentCo. has one goal — to provide the most reliable concierge real estate service in South Florida.

THE NICE
AGENT ©.

OUR MISSION

To lead the industry in demonstrating superior customer service and extend extraordinary commitment to those we serve in the real estate industry.



THE NICE
AGENT ©.

MEET THE TEAM



JEAN PAUL ROSSEAU
LICENSED REALTOR



LOVELY ABBATUAN
DESIGNATED OFFICE
MANAGER



CARL CHRISTIAN
FOUNDER, CEO



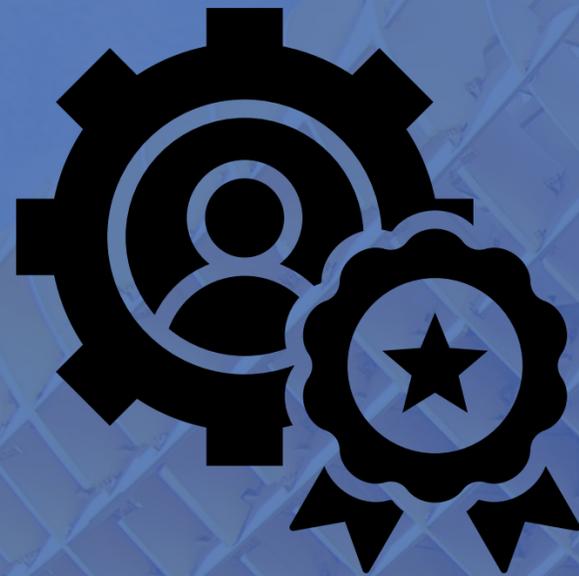
MONICA KAATZ
LICENSED REALTOR



SHAQ BAYDOUN
LOAN GURU

THE NICE
AGENT ©.

BENEFITS OF WORKING WITH A TEAM



SPECIALIZATION



RESOURCES



TIME

THE NICE
AGENT ©.

THE IMPORTANT SELLER'S GUIDE

TO INTERVIEW A REAL ESTATE BROKER TO MARKET AND SELL YOUR PROPERTY

1

Do you work as a full-time realtor?

2

Do you have a team or access to a team to help support your sales and marketing activities?

3

What area and in what aspect of the market do you specialize?

4

How often do you market properties directly to buyers?

5

How many properties have you personally sold in the last six (6) months?

6

What software programs do you use to track prospect responses through specific mediums to market my property?

7

How do you find potential buyers? Do you implement any electronic acquisition, incubation or drip system to secure buyer leads?

8

How many listings do you currently handle at one time? How many are you currently marketing at this time? What percentages of them sell and in what average time frame?

9

Do you have any recent specialized accreditations or certifications? What would help sell my property?

THE NICE AGENT @. OUR SERVICES



Buyer Agent's Team

WORK CLOSELY WITH SEVERAL TRAINED TOP PRODUCING AGENTS WHOSE PRIMARY FOCUS IS TO SERVICE THE BUYERS AND BUYER LEADS



Mortgage Services

PART OF OUR FULL SERVICE PLATFORM INCLUDES A PRE-MARKETING FINANCIAL CONSULTATION TO BETTER POSITION YOUR NEXT FINANCIAL TOOL THAT BEST FITS YOUR OVERALL FINANCIAL STRATEGY



Sign Services

"FOR SALE" SIGNS AND RIDERS ARE CONTRACTED OUT TO A PROFESSIONAL PLACEMENT COMPANY.



Repair/Contractor Services

OFFERS SERVICES TO CLIENTS AND CUSTOMERS FOR SUCH TASKS AS REPAIR JOBS, REMODELING, RE-CARPETING AND RE-PAINTING



Pre-Marketing Inspector Services

HAVING A PRE-INSPECTION REPORT AND REPAIRS COMPLETED BEFORE HAND IS STRONGLY RECOMMENDED TO BE FULLY AWARE OF ANY HIDDEN DEFECTS OR POSSIBLE ISSUES THAT WILL IMPACT NEGOTIATIONS AND SALE-ABILITY

THE NICE
AGENT @.

GETTING YOUR HOME READY TO SHOW

DO THESE THINGS NOW AND GET THE BENEFIT OF ENHANCED APPEAL TO BUYERS.

CLEAN

NEAT,
SPOTLESSLY CLEAN
DUSTED
UNCLUTTERED
STEAM CLEAN CARPETS
WAX FLOORS
WASH WALLS

WASH WINDOWS
WASH LIGHT FIXTURES
USE POLISH ON ALL
TRIM AND WOOD
SURFACES
TIGHTEN LOOSE STAIR
RAILINGS

TIPS

USE A PROFESSIONAL CLEANING SERVICE OR REPAIRMAN,
IF POSSIBLE.
CLEAN THOROUGHLY AND BE SURE THESE ROOMS SMELL
FRESH.
USE A PROFESSIONAL STAGER.
DO EVERYTHING YOU CAN TO BRIGHTEN THE INTERIOR.
LOOK AT YOUR HOME'S EXTERIOR AS THOUGH YOU WERE
DRIVING UP FOR THE FIRST TIME.

THE NICE
AGENT ©.

SET THE RIGHT SELLING PRICE



SET A PRICE THAT HAS THE MOST
POTENTIAL TO ATTRACT BUYERS.



OVERPRICING HAZARDS, THE
LONGER YOUR HOME IS ON THE
MARKET THE MORE LIKELY YOU'LL
RECEIVE LOWBALL OFFERS.



SIMPLY PUT, BY OVERPRICING YOUR
HOME YOU MOVE IT OUT OF THE
LINE OF SIGHT OF POTENTIAL
BUYERS.

THE NICE
AGENT ©.

CONTACT US

 786-752-6423

 www.theniceagent.com

 8569 Pines Blvd Suite 214 Pembroke Pines FL 33024

 info@theniceagent.com



THE NICE
AGENT ©.
ENDING



Thank you

I WILL WORK UNTIL YOU SMILE.

