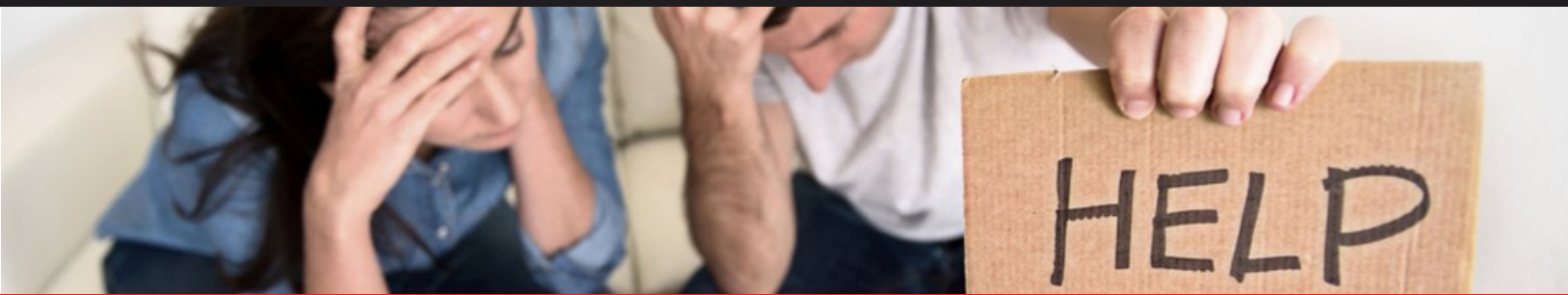


Trying to sell your home doesn't have to be like this...

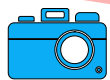


Are YOU ready to get your home SOLD?

No more "same old" with my home selling marketing system & following guarantees:

- **FREE** to list your home for sale. NO upfront fees. Only pay when your home is SOLD
- **Easy cancellation** - if your plans change at any time, NO problem. I'll remove the sign & you pay NOTHING!
- Set your home apart from the rest. Make your home sale **RISK-FREE** to prospective buyers: The buyer of your home will enjoy my **exclusive 12 month buyer satisfaction guarantee** (If your buyer is unhappy with your home for any reason, I'll sell it for FREE) - NO other Realtor in Manitoba makes this promise to my knowledge....
- **Best Value/Best Price guarantee:** I'll take the hard work of comparative shopping for a Realtor out for you. I promise the most comprehensive marketing plan & tools to get you the most for your home at the lowest cost to you saving you more money.

You have your choice of over 2200 licensed realtors in Winnipeg & area. Not all realtors are created equal and experience counts when it comes to your biggest asset (your home).... I've had the privilege in helping over **1000** home buyers & sellers make moves since **2008**. Your home sold within an average of 35 days or much less with my proven award winning marketing plans & seasoned negotiation skills. *Following* is what you can expect with me when your home is listed with me:



Professional grade photography of your home. Beautiful hi-def optimized photos to maximize exposure of your home.



Home staging advice to prepare your home for photos & "virtual home staging" where required to present your home at its best.



Professional grade informational video tour of your home. This includes details on upgrades to your home, unique features, utility costs & all details for buyers.



360 degree virtual online tour of your home. Buyers can "walk through" every room of your home, inside/out, as if they were really there in person!



Extensive online exposure EVERYWHERE: Realtor.ca, Century21, shawnsommers.com, Zillow, your own webpage, Kijiji, Facebook, Instagram, & dozens more online.



Mobile Marketing: Buyers can text a code & within seconds access your online open house right on their phone, right outside your home!

Fully committed & Serving YOU FULL TIME - 7 days a week!



Location marketing: directional signs in your neighbourhood & iconic C21 sign on your lawn providing 24/7 virtual open house details.



Print Marketing: Real Estate News, Winnipeg Free Press, Neighbourhood mailers, & much more.



In house full colour feature sheets to leave a lasting impression with buyers. Electronic versions available in your online open house for buyers to print off too!



The power & cooperation of more than 2000+ local licensed Realtors bringing buyers along to show your home as well!



24/7 mortgage specialist on my team (& on your 24/7 online open house) to pre-qualify buyers of your home with over 40 lenders!



My exclusive 12 month buyer guarantee. If a buyer of your home is unhappy for any reason, I'll sell it for FREE. This makes your home a risk-free purchase standing out from the rest.



Shawn Sommers

www.ShawnSommers.com Shawn Sommers Personal Real Estate Corporation

For a **FREE/No obligation** in person listing presentation & home/market evaluation (so you can discover your homes worth & what to do to sell for more), call/text me, 24/7:

204-818-0707



Not intended to solicit home sellers/buyers under current agency agreement. *If sold directly with Shawn Sommers & no cooperating realtor/brokerage. **Based on average days on market stats according to WinnipegRealtors