



Home buying tips

From the desk of ...

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THE right agent will spend time with you and find out exactly what you want, where you want it and how much you want to spend. Try to find an agent who will sit down and discuss your needs with you. Someone who genuinely cares.

Don't be pushed into making a hasty decision, but don't procrastinate or be over cautious. If the home is right and you hesitate, it may be sold to another buyer. You could then be looking for months, always comparing everything you see with the one you missed.

No matter what the season or how the market is, the right time to buy is when you find the right home.

Most people only spend a few minutes in a home before they decide they want to buy it. More often than not, the decision to buy is based purely on emotion, a feeling they get when they first walk through the home.

The old saying that first impressions are lasting impressions is true. The home you buy will be the one that makes you go "wow" the moment you walk through the door, you will feel an immediate attraction to it. People really do buy with their hearts.

The first thoughts you have when you first enter the home are often the right ones.

For your safety and peace of mind it would be advisable to make your purchase subject to a building inspection. If you discover major structural faults you can then choose to either walk away or renegotiate the price.

The other condition you may want to include in your contract is a pest inspection.

Be cautious of over extending yourself financially. Buy within your means to ensure your family home is secure in the event of your personal circumstances changing or outside factors, such as interest rate increases.

If you follow some basic rules, buying your own home will most likely be one of the best financial decisions of your life.

Finally, make your offer in writing with all your terms and conditions.

“ Don't be pushed into making a hasty decision ”

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