

# SELLING

**ROYALLEPAGE** The **KESH**GROUP

NRC Realty, Brokerage, Independently Owned & Operated  
www.nrc Realty.ca • 905.360.3233



# CLIENT CARE

## A WHOLE TEAM OF SUPPORT

While your chosen REALTOR® is dedicated specifically to helping you with any and all of your listing needs, when you work with The Kesh Group, you get so much more than just one agent! Our entire team of knowledgeable REALTORS® are working hard to find the perfect buyer for your home. Plus our incredible admin team takes care of all the behind the scenes details to make selling simple and stress free!

## CONSTANT COMMUNICATION

We understand that selling your home is a big decision and can be stressful at times. We are here to make it easy for you. If you have questions, we're here to answer them. If you have concerns, we're here to ease them. If you are excited, we're here to celebrate with you! Every step of the way, we'll walk with you.

## POST SALE FOLLOW UP

When your house sells (and it will) that's not the end for us, it's just the beginning! We stick around and help you to navigate the closing process, provide you with helpful checklists for moving day and stay in touch so that if you have any home ownership questions or future real estate needs, you can always reach out.





# OUR SERVICES

## AN ALL INCLUSIVE REAL ESTATE EXPERIENCE

At The Kesh Group we are proud to offer all of our listing services at no additional cost to our clients. Your Kesh Group REALTOR® will happily cover the approximate \$1,500 expense for a one-time thorough house cleaning, 60 days of professional home staging, the creation of an interactive virtual tour and high quality photography services.



# **HOME STAGING**



## EMOTIONAL APPEAL

83%

of interested buyers say it's easier to visualize a staged house as their future home

38%

of people are more willing to walk through a staged home that they've looked at online

23%

of buyers will overlook other faults with the property if the home has been well staged

25%

## FIND A BUYER FAST

of homes greatly decrease their time on the real estate market once they are staged

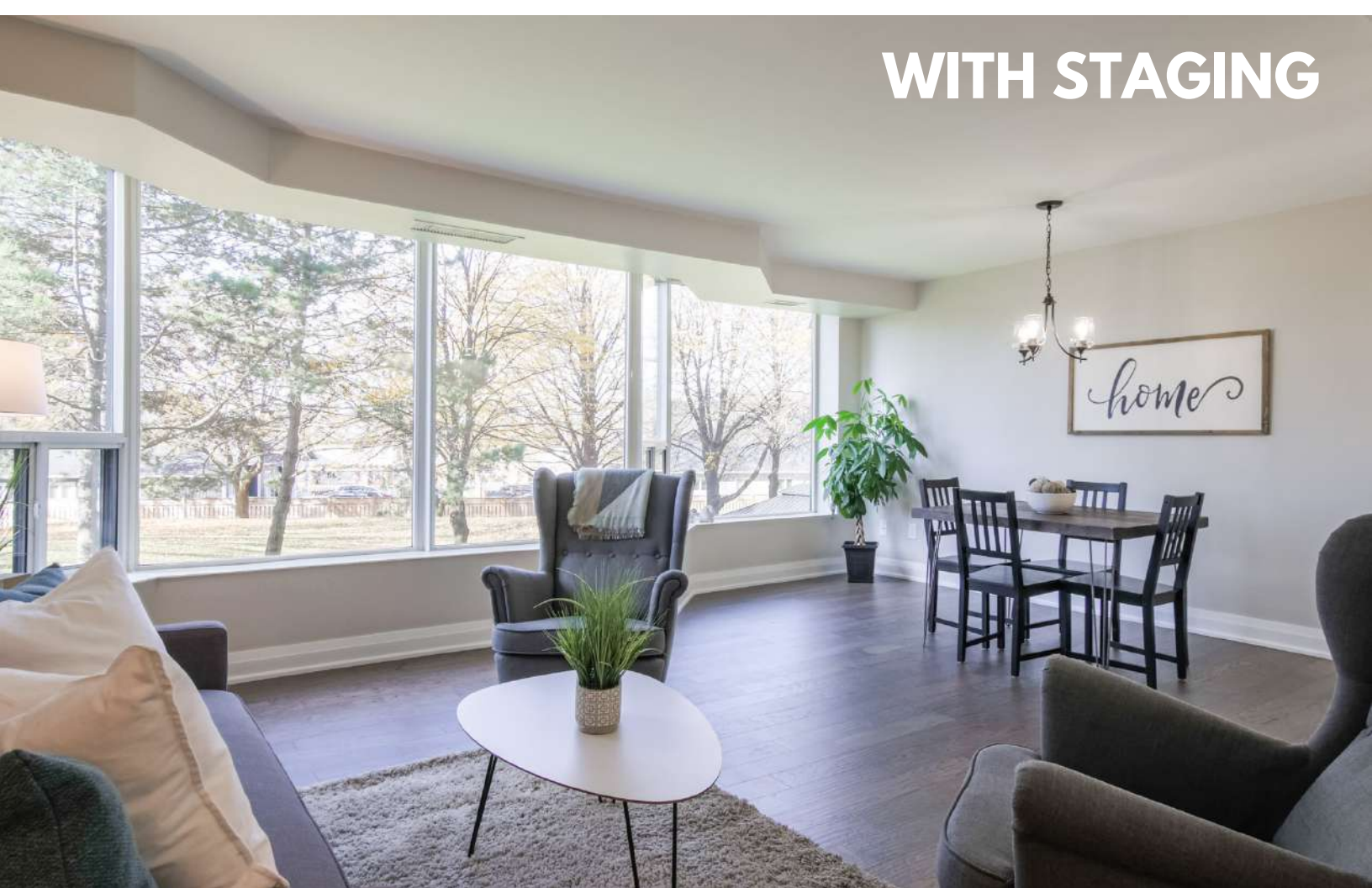
39%

## MAKE MORE MONEY

of staged homes increase in dollar value between 1-10%, earning you a greater profit



**WITHOUT STAGING**



**WITH STAGING**



**AMATEUR PHOTO**



**PROFESSIONAL PHOTO**



# PHOTOS & VIDEOS





## **PHOTOGRAPHY**

Our experienced real estate photographers will take stunning interior, exterior and aerial photographs of your home to showcase all of its best features.

## **VIRTUAL TOURS**

Using a Matterport camera, our team will create an interactive walk-through experience for your home. This allows potential buyers to tour your home from anywhere in the world.

## **DIGITAL MARKETING**

We create high quality reels that showcase not just your home, but also the property and surrounding area, which our team effectively share on social media for maximum exposure to potential buyers.



# **PROFESSIONAL CLEANING**



## **DECLUTTERING**

When potential buyers walk through the front door, the amount of "stuff" they see makes a huge impact on their desire to put in an offer. Clearing away clutter can open up the space and help those visiting envision their future living here.

## **MAKE IT SPARKLE**

Our professional cleaners will clean your entire home before listing, so that it sparkles from top to bottom.

## **ATTRACT BUYERS**

As with anything in life, when selling your home first impressions matter. A home that looks clean and fresh makes a positive impression that lasts. Whether a buyer is seeing the home in photos or in person, a tidy space is always appreciated and increases your chances of receiving an offer.



# **MARKET RESEARCH**



## **PROPERTY RESEARCH**

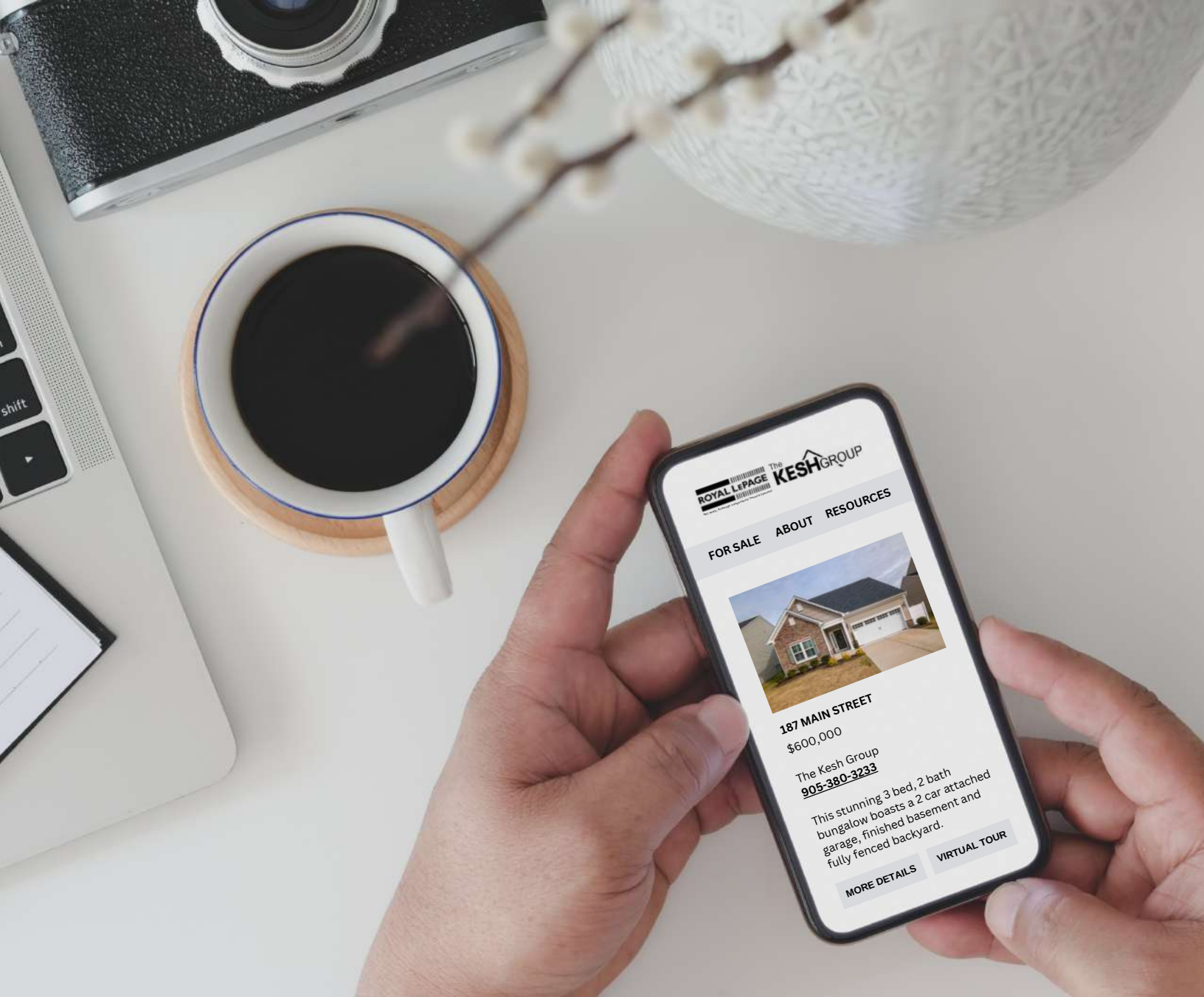
We will complete extensive research before listing your home to ensure your property is priced competitively for the area and current housing climate.

## **AREA KNOWLEDGE**

All of The Kesh Group agents are born and raised in the Niagara Region. We are familiar with each of the unique communities across the Region and will ensure that your neighbourhood's highlights are featured in your listing to help attract buyers.

## **NIAGARA NETWORK**

Our team is well connected in the Niagara Region with other REALTORS® as well as trades and professionals in the home ownership industry. We will use this network to ensure your home sells for top dollar.



# TARGETED ADVERTISING

**OPEN HOUSE  
FRIDAY 6-8PM**

**For Sale**

REALTOR®

**NATALIE  
KESHAVARZANIA**

905-380-3233

The  
**KESHGROUP**

**ROYALLEPAGE**  
REALTY INC. Broker/Owner & Co-Owner  
www.royalpage.ca 905-380-3233



## **ADVERTISING**

Our top priority is getting your home in front of potential buyers' eyes. Your property will be digitally advertised on realtor.ca, thekeshgroup.com, royallepage.ca and nrcrealty.ca. Additionally, your listing will be shared through our team's numerous social media pages and exclusively advertised through our REALTOR® networks in the Niagara Region as well as the Toronto Board. Our lawn signs and printed feature sheets, which are displayed at your home and in our office, allow viewers to scan a QR code that leads directly to a webpage which provides additional information about your beautiful home.

## **HOME VIEWINGS**

We are proud to offer private showings and professionally run open houses. We pride ourselves on ensuring safety, security and ease for all home viewings.

“

**The Kesh Group is amazing and I would never use anyone but them!**

They organize everything for you. Their cleaning, staging and photography services happen seamlessly and before you know it, your house is up for sale and looking amazing! We couldn't have asked for a better real estate experience. They are an absolutely fabulous team!

”

- *Christine*