



**GLOW
HOMES**

**LETTING
SALES**

**SELLING
YOUR HOME**

Estate Agency, Letting Agency & Property Maintenance

GO WITH
GLOW

www.glowhomeslettingandsales.com



WHY CHOOSE GLOW HOMES?



- ✓ Dedicated sales team who are qualified & experienced with a wealth of knowledge within the Ayrshire property market.
- ✓ 2 branches in strategic town centre locations (Saltcoats & Kilmarnock) ensuring we have Ayrshire covered.
- ✓ We offer a FREE & accurate valuation of your property, our aim is to get the best possible price & one that is in line with the current market conditions.
- ✓ Assistance with the arrangement of Home Report with a reputable firm of surveyors.
- ✓ Professional photographs are taken along with rooms sizes & floor plan as standard. Video footage is also available on request.
- ✓ Access to our extensive database of buyers all get notified 48 hours in advance of the property going live.
- ✓ Social Media advertisement on Facebook & Instagram (we have over 10,000 followers on these platforms).
- ✓ Portal Advertisement on Rightmove, Glow Homes website, On The Market & Zoopla.
- ✓ Selection of professional signage to get your property noticed.
- ✓ Approved membership of Property Redress Scheme.
- ✓ Access to legal & financial support from reputable advisers.

Our agents are professional, approachable and are on hand to offer knowledgeable advice to support you and get your property sold at the best price.

All property valuations are free and local knowledge is key.



7 STEPS TO SELLING YOUR HOME

1

Free Market Appraisal

If you're thinking of selling your property this FREE service will help you understand your properties current market value. At Glow we can provide you with an accurate valuation with evidence to support our valuation with full report done on past sales, current sales & similar properties listed.

2

Photographs, Room Sizes and Floor Plans

First impressions are critical when it comes to selling your home. We want to showcase your property and may offer advice on how to present your home to the market to maximise the sale. We also have the experience to photograph the property to showcase the best features as first impressions go a long way in creating an interest. We will also offer advice on any repairs that may be needed to enhance the sale and can assist in supplying the trades.

3

Home Reports

Home Reports are a legal requirement when listing your property for sale. This is a pack of three documents: Single Survey, Energy Report (EPC) and a Property Questionnaire.

The Single Survey contains an assessment by a surveyor of the condition of the home, a valuation and an accessibility audit for people with particular needs.

The Energy Report contains an assessment by a surveyor of the energy efficiency of the home and it's environmental impact. It also recommends ways to improve it's energy efficiency.

The Property Questionnaire is completed by the seller of the home. It contains extra information about the home, such as Council Tax banding and factoring costs that will be useful to buyers.

At Glow we work alongside several accredited surveyors who are always on hand to carry out your Home Report at your property.

Home Reports are priced accordingly to the value of the property. Prices can be requested from your negotiator.





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4

Marketing

Once the property's home report is complete we can commence with the advertising of the property. Your property will instantly be uploaded to:

www.glowhomeslettingandsales.com
www.zoopla.co.uk
www.rightmove.co.uk
www.onthemarket.com

We will prepare professional photographs along with detailed floorplans including room sizes and a video as standard, ensuring your property is fully marketed to the best of it's ability.

We promote your property through social media and feature it on our eye-catching LED window displays & digital screens in our prime high street locations. Additionally, your listing will be showcased on the Glow Homes website, as well as major property portals including Rightmove, Zoopla, and OnTheMarket.

We have a selection of for sale boards & posters which can be placed at the property.

Don't forget our extensive list of potential buyers will be informed of the property going on the sales market.

5

Accompanied viewings

Accompanied viewings are available **7 days a week, day or evening**. Available for properties which are vacant or occupied.

6

Feedback & Contact

We know that it is important to keep buyers & sellers updated accordingly when it comes to your property.

We endeavour to keep you updated & relay feedback within 24 hours after a viewing or any other interest shown in the property.

7

Sales Progression

Once an offer is accepted on the property, your dedicated negotiator will keep you updated with the progress of the sale.

This is done by liaising with your solicitor, buyer's solicitor & the buyer. This will eliminate any problems that arise at an early stage. Our job is not done until the keys are handed over.



DON'T JUST TAKE OUR WORD FOR IT....

“ An amazing team and service from Glow homes Saltcoats. From initial consultation, through the personal details and touches dealing not just with your home but also ensuring the animal family are taken care of during viewings. Outstanding professionalism, updates, guidance and communication throughout. Having used other estate agents previously this service and team are incredible and I would highly recommend.

Thanks Robyn and Shannon x

Gwen McAuley, Saltcoats

“ Used Glow Homes to sell our old house. Very efficient, professional service from start to finish. If your looking for top quality service with a personal touch then the ladies at Glow Homes are for you. We sold within days and were complimented on the friendly viewings available for prospective purchasers. Forgot the big chain organisations where you are just a number and go with a team who you really matter to. I love the community outreach and support that this team also do. Keep up the great work ladies.

Donna Rae, Kilmarnock

“ We cannot thank the team at glow enough! We had the best, most amazing experience selling our home. Nothing was a bother to any of them and the customer service was outstanding! We cannot recommend Mel and the team enough, Thank you !

Julia Thomas, Stevenston

“ Glow Homes have sold two properties for me now and have provided a top level of service on both occasions. The communication from Gail and the rest of the team was both professional and personal, and made the process of selling as stress free as possible. I highly recommend Glow Homes and will definitely use their services again in the future.

Gemma Sinclair, Kilmarnock



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Glow Homes offer a fresh approach to selling properties across Ayrshire

With years of experience in the Ayrshire property market, our friendly professional team are on hand to offer sound advice whether you are looking to buy or sell.

Find Us Now in Saltcoats & Kilmarnock



**GLOW
HOMES**
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