



REALTOR OFFER TEMPLATE

Submitting an offer with Berry-Rock Homes is extremely quick and easy for our Realtor partners. There are 3 main requirements for every offer that you submit for a Berry-Rock Client; the buyer's name, title company, and seller paid closing costs (if applicable). Please refer to this offer template as a reference when submitting offers for your clients. As always, feel free to contact our office for any assistance in writing offers, the best number to reach for offer assistance is 405-436-4593.

Example Subject Property for Offer:

Address: 123 Main St Oklahoma City, OK 73116

Home Price: \$150,000

Berry-Rock Homes Requirements for Writing Offer:

Buyer Name: 123 Main St, LLC

- We purchase every property in an address specific LLC titled after the address of the subject home

Title Company: OCA Lakeside

- Title company is a non-negotiable for us as OCA Lakeside coordinates around our company schedule for closing purposes

Seller Paid Closing Costs: \$5,500 (varies based on home price refer to attached document)

- We request seller paid closing costs on our offers so the client does not have to pay any additional money beyond the 7% when Berry-Rock purchases the home for them. We are comfortable offering above asking price to make the net to seller competitive with other offers if needed. The client does have the option to pay the closing cost amount directly to Berry-Rock if would the would like to make the offer more competitive and they have funds on hand to do so.

Send offers to contracts@berryrockhomes.com



Seller Paid Closing Costs

Property Value	Requested Closing Costs
\$75,000 or below	\$3800
\$75,000 to \$100,000	\$4200
\$100,000 to \$125,000	\$4800
\$125,000 to \$150,000	\$5200
\$150,000 to \$175,000	\$5500
\$175,000 to \$225,000	\$5800
\$225,000 to \$300,000	\$6000
\$300,000 to \$450,000	\$7000
\$450,000 to \$550,000	\$7500