

THE SALL TEAM

C3 Real Estate Solutions



Contract Preparation Guide

Please use the following contract prep guide & email the listing broker with any additional questions.

What's Important to the Seller?

In addition to the best price, the seller prefers a simple and clean contract. Please contact the listing broker to discuss Closing and Possession dates, as the seller *might be interested in a short post-closing occupancy agreement.

General Information

Seller(s) Name: Randall Lynn Bures & Annette Raye Bures

Address: 1741 Nucla Ct, Loveland, CO 80538

Legal: Lot 57, Block 4, Vanguard-Famleco Twelfth Subdivision to the City of Loveland, County of Larimer, State of Colorado

Inclusions: window blinds, gas range/oven, dishwasher, refrigerator, bar refrigerator, microwave, garage door opener(s), disposal, smoke alarms

*** hot tub, clothes washer, clothes dryer are negotiable

Exclusions: seller's personal property

Earnest Money: \$6,500 held by Chicago Title of Colorado

Title Company: Chicago Title of Colorado

Escrow Officer: Angela Mallory | (970) 699-7352 | angela.mallory@ctt.com

Dates & Deadlines

Time of Day Deadline: 8:00pm MST

Seller's Property Disclosure: Available on the MLS. Please mark "Complete" in your offer.

Association Documents Delivery Deadline: Available on the MLS. Please mark "Complete" in your offer.

Closing Date: Contact Listing Broker to Discuss

Possession: Contact Listing Broker to Discuss

Offer Submitting

Listing Broker (Brett Sall) License Number: FA100077521

Listing Brokerage License Number: EC.100041610

Please submit offers to brett@sallteam.com and brittany@sallteam.com

Text Brett after offer has been submitted to ensure it doesn't go to spam folder: (970) 685-2441

"Love Letters" will not be accepted and will not be read.

Contact Information

Listing Broker

Brett Sall
brett@sallteam.com
(970) 685-2441

Co-Listing Broker

Brittany Sall
brittany@sallteam.com
(970) 685-8587

Administrative Assistant

Stacie Meek
assistant@sallteam.com
(970) 381-9487

Download Contact Cards:

<https://sallteam.com/contact-cards>