

Mario Daniel Sconza & Partners Present Our Exclusive
VIP BUYER SYSTEM



Let us begin by identifying the questions that this experience will answer for us today

★ How we go about serving the home buyers we have the privilege of working for

★ How the home buyers we have the privilege of working for effortlessly and automatically benefit from a very unique home buying system that has been not only engineered, more importantly, proven over the last 63 years

Create Wealth Buy Real Estate

WASTED RENT (That Could Be Buying YOUR Home!)

MONTHLY RENT	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	YEAR 10	YEAR 15
\$1000	\$12,000	\$24,000	\$36,000	\$48,000	\$60,000	\$120,000	\$180,000
\$1100	\$13,200	\$26,400	\$39,600	\$52,800	\$66,000	\$132,000	\$198,000
\$1200	\$14,400	\$28,800	\$43,200	\$57,600	\$72,000	\$144,000	\$216,000
\$1300	\$15,600	\$31,200	\$46,800	\$62,400	\$78,000	\$156,000	\$234,000
\$1400	\$16,800	\$33,600	\$50,400	\$67,200	\$84,000	\$168,000	\$252,000
\$1500	\$18,000	\$36,000	\$54,000	\$72,000	\$90,000	\$180,000	\$270,000
\$1600	\$19,200	\$38,400	\$57,600	\$76,800	\$96,000	\$192,000	\$288,000
\$1700	\$20,400	\$40,800	\$61,200	\$81,600	\$102,000	\$204,000	\$306,000
\$1800	\$21,600	\$43,200	\$64,800	\$86,400	\$108,000	\$216,000	\$324,000
\$1900	\$22,800	\$45,600	\$68,400	\$91,200	\$114,000	\$228,000	\$342,000
\$2000	\$24,000	\$48,000	\$72,000	\$96,000	\$120,000	\$240,000	\$360,000
\$2100	\$25,200	\$50,400	\$75,600	\$100,800	\$126,000	\$252,000	\$378,000
\$2200	\$26,400	\$52,800	\$79,200	\$105,600	\$132,000	\$264,000	\$396,000
\$2300	\$27,600	\$55,200	\$82,800	\$110,400	\$138,000	\$276,000	\$414,000
\$2400	\$28,800	\$57,600	\$86,400	\$115,200	\$144,000	\$288,000	\$432,000
\$2500	\$30,000	\$60,000	\$90,000	\$120,000	\$150,000	\$300,000	\$450,000
\$2600	\$31,200	\$62,400	\$93,600	\$124,800	\$156,000	\$312,000	\$468,000

Types of Agency

There are two primary types of relationships that exist between Real Estate Agents and Buyers:

- 1. Seller Agency-** where the agent represents the *Seller* and owes “Fiduciary” duties and responsibilities to the *Seller Only*.
- 2. Buyer Agency-** where the agent represents the *Buyer* and owes “Fiduciary” duties and responsibilities to the *Buyer Only*



**There are HUGE Benefits In Having a
Buyer's Agent Represent You!**



Benefits of Buyer Agency

You probably know that all agents can provide these services...

Services & Duties Provided:	Seller Agents	Buyer Agents
Arrange Property Showings	✓☐	✓☐
Provide Property Data	✓☐	✓☐
Print Forms & Agreements	✓☐	✓☐

Benefits of Buyer Agency

Services & Duties Provided	Buyer Agents
Protect the Buyer's Interests and advocate for their position at ALL times	✓
Advise and/or disclose to the buyer ALL matters (most importantly pointing out reasons NOT to buy!)	✓
Prepare a Property Value via an in depth studied analysis for the Buyer and Provide Current Value (particularly where there is a discrepancy between the sellers asking price and what the market is showing us)	✓
Represent the BUYER ONLY and provide fiduciary obligations and responsibilities to the buyer only	✓
Structure offers to promote & protect ONLY the BUYER	✓
Keep the buyer's financial capabilities, thoughts & willingness to pay more for a property strictly confidential	✓
Represent the BUYER on MLS Listed properties PLUS Rare Offerings such as Distress Sales, Bank Foreclosures, Company Owned Properties, Divorce Sales, Auction Sales, Estate Sales, For Sale By Owners, Expired Listings, Standing Builder Inventory, MLS Listings Before they go on the Open Market, access to highly motivated sellers who have recently reduced their asking price by \$50,000 or more, and other opportunities that are NOT available for sale to general public and cannot be found online. <u>THIS IS A UNIQUE SERVICE AND OF COURSE YOU ARE NEVER OBLIGATED TO BUY A HOME.</u>	✓
Negotiate Home Inspections, Repairs, Occupancy Dates & Buyer Credits & Costs in the BUYER'S Favor	✓
Investigate the Financial Situation and Reasons for Sale to Discover the Seller's Motivation and Ultimately leverage that to your benefit in a negotiation.	✓

IMS

FSBO LIST

As Your VIP Buyer Agent...

Our Partners Will Help You:

- ✓ Secure the best financing at the LOWEST rates and provisions for YOU!
- ✓ Find the best home for YOUR needs.
- ✓ Negotiate the lowest price & best terms for YOU.
- ✓ Meet YOUR home buying needs with the LEAST amount of hassle.

The ABC's of Real Estate Service

What **MOST** agents do!

Advertise a home to get you to call them

Beg you to come talk to them

Choose a bunch of homes **THEY** like

Drive you from house to house

Encourage you to buy every house you see

Feel frustrated because the homes **THEY** select are not to **YOUR** liking

Get on their knees and pray that you will buy something



Our Exclusive and Innovative VIP Home Buying System™

Focuses on YOUR
Needs



NEEDS



Step 1.

We help you find out how much home you can afford by helping you obtain a **FREE Home Loan Pre-Approval.**



Step 2.

We bring to your attention everyday the full array of pictures and video tours as well as complete descriptions of ALL the properties that match your criteria leveraging our unique

HomeHunterService

Including the ones that are not available for sale to the general public and cannot be found online.



Step 3.

We help you locate the home *you* want to buy
accessing our
Specialized Market Knowledge & Leading Edge
Technology



Step 4. We close your transaction efficiently and effectively with the least cost and hassle to you as a result of our Unique “Partnership” Approach



Step 5. You receive valuable VIP Buyer

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Consumer Benefits including
our Exclusive

Sell-It-For FREE Guarantee!



Each Step of The Way You Will Benefit From Our:

- Innovative Home Buying Programs
- Leading Edge Technology
- Unique Partnership System
- Specialized Market Knowledge
- Valuable Consumer Benefits



Step 1: Home Loan Pre-Approval

Three Key

Benefits

1. You will know exactly how much home you can afford before you start looking and how much, if any, cash is required and what your monthly payments will be.
1. You receive the best financing with the lowest rates, most favorable terms and highest quality of service as a result of our long-standing relationships with several of the best lenders in the industry
1. You are in a position to make a stronger offer and beat out other buyers as a result of being pre-approved

We Make Pre-Approval Easy & Convenient for You!

- 1** *A Home Loan Credit Report* is generated by a credit bureau.
- 2** Financial details are verified (income, employment, etc.)
- 3** *A Loan Offer* issues you a pre-approval letter
- 4** You are *Pre-Approved!*



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Consider These Two Offers!

Buyer A

(Not-Pre Approved)

\$825,000

Offer Conditioned on Getting Financing With No Assurance Of Loan Approval

Uncertain Ability To Secure Purchase Funds

Buyer B

(Pre-Approved)

\$825,000

Offer Conditioned on Getting Financing Attached With a Lender's Written Pre-Approval Letter!

Financing **GUARANTEED** In Writing By The Lender!

Which Offer Do You think The Seller Will Accept?

Step 2: VIP HomeHunter Service

How It Works:

1. **YOU** tell us exactly what you are looking for
1. We enter **YOUR** criteria into our resourceful computer search engines
1. We send you regular updates with **MANUAL** and computer generated lists of properties that precisely match **YOUR** criteria **INCLUDING** the off market and never before listed homes
1. **YOU** tell us what **YOU** are interested in and we look at and thoroughly investigate the properties that **YOU** choose!

Cinc Live

Cinc Notes

How Most Realtors Pick Houses!

? They make a random search through the MLS

? They pick 6-8 homes

? They try to sell you one of them



The WRONG Person is deciding which houses you get to see!

THE SOLUTION!

1. Our VIP HomeHunter Service gives you immediate *PRIORITY* access to on **AND** off market property information including ALL the Hot New Listings that match *YOUR* home buying criteria complete with pictures, video tours and full descriptions
1. Our Computerized and *MANUAL* searches find *EVERY* available property that meets your criteria so *YOU* receive immediate access to *ALL* the listings insuring you do not miss the perfect home.

INCLUDING Rare Offerings such as: Distress Sales, Bank Foreclosures, Company Owned Properties, Divorce Sales, Auction Sales, Estate Sales, For Sale by Owners, Expired Listings, Standing Builder Inventory, MLS Listings Before they go on the Open Market, Access to Highly Motivated Sellers who have recently reduced their asking price by \$50,000 or more and other opportunities that are NOT available for sale to the general public and cannot be found online.

THIS IS A UNIQUE SERVICE AND OF COURSE YOU ARE NEVER OBLIGATED TO BUY A HOME.

YOU pick the homes you want to see

YOU choose when you see them & drive by at your leisure if you elect to do so

YOU receive ALL the information that the Realtors can see (including how much the present owners paid for the property and ALL the data from the Land Registry system – not just the limited information that the public can see)

YOU tell us which properties you are interested in and we will do additional research and arrange a showing of ONLY the properties **YOU** want to see

Step 3: Specialized Market Knowledge

Our partners are full-time professionals, completely familiar with the intricacies of our local market, its practices and inventory.

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In regards to Real Estate, we know zoning, land use, construction, renovation, development, investment, financing and a broad gamut of other property acquisition related matters!

Biography →

We regularly attend outside and in-house training, continuing education and seminars by experts in the field so that **YOU** leverage the benefit of the latest and most up-to-date information.

We grant you access to latest state-of-the-art technology, computers, equipment and software giving **YOU** the competitive advantage over other buyers.





Mario Sconza

LIKE
FATHER . . .



Mario Sconza Jr.

. . . LIKE
SON



FINCH - ISLEINGTON
7 room home, first mortgage incl interest
Mr. Antoni 221 21st 454-2700

EAST
Special sale, 101 85 & 180 N. room home
Mr. Lucio 21st 464-2010

DAYVIEW
Modern 3 room home, 3 bath, 41st St.
modern 1st mortgage Mr. Ziemke 654-1010

TRIVERSHIRE-DAVENPORT
3 room home, fully modernized, 3 bath,
Travershire basement, Mr. Lucio 21st 454-2700

DIFFERIN - BIRDS
3 room bungalow, 2nd home, 41st St.
Call Paul 10 Mr. Soren 21st 654-1010

BLOCK 27 - CONDOMINIUM
Apartment, 2 rooms, 6 1/2 bath interest
Mr. Silva 654-1010

BIRKWOOD - 51 ST
10 room home, good income & cash
on all contracts, Mr. Soren 21st 654-1010

WEST END
Large 3 room home, 2nd interest contract
Mr. Carlo 21st 654-1010

FINCH - SHEPARD
Large triple custom built, fully
modernized, best location Mr. Di Marco
21st 654-1700

EAST SPECIAL
1001 130, 500 sq ft, 2 room bungalow,
4th & 6th St, 41st St, Mr. Marotta
21st 654-1710

AGLINTON - DIFFERIN
101 32 & 131 best bungalow in the area,
7101 1st, basement, 1st floor, water
heat Mr. Carlo 21st 654-1010

CENTRAL
Custom built home, 3 room built, 2
bath, low interest rate Mr. Frank
Carlo 21st 654-1010

ESSEX - WILSON
2 room home, 1st floor, 41st St.

With Our Specialized Knowledge Our Partners Will ...

1. Do the best job of finding that one “perfect home” for **YOU**
1. Do the best job of preparing an offer that meets **YOUR** needs at the lowest price and best terms
1. Do the best job of presenting and negotiating your offer so that the deal is in **YOUR** favor and **YOUR** interests come first
(not the Sellers!) Offer
1. Do the best job of closing the transaction with the least cost and hassle to **YOU**

Step 4: Our Unique Partnership Approach

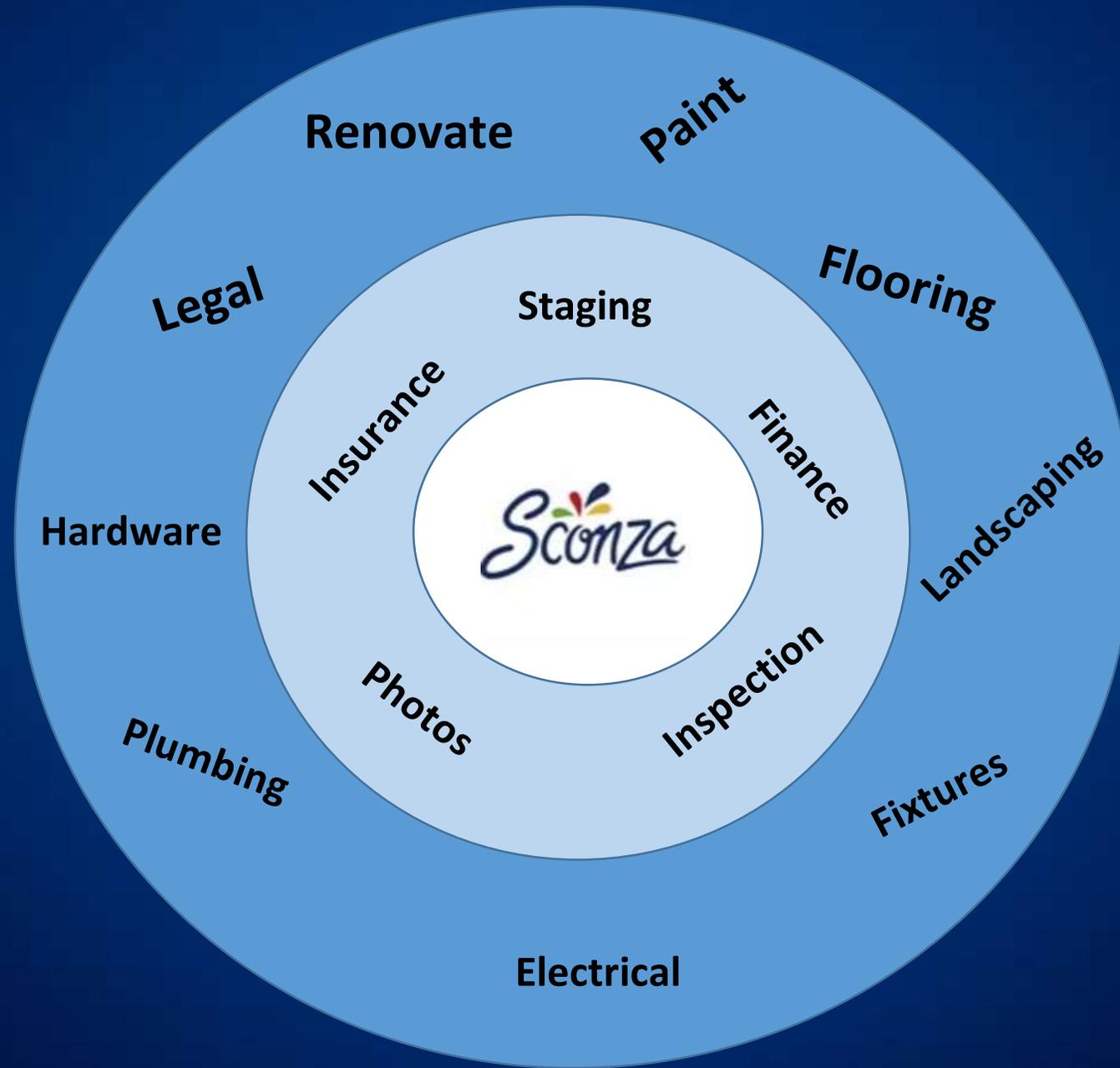
1. Most agents are one-man shows with limited resources, time & energy, juggling several clients with little or no help and limited funds. Such an agent will have a difficult time providing you with first-rate service and attention
1. Mario Daniel Sconza's hand picked Real Estate Partners consistently have time for you and are skillfully qualified to zero in on different aspects of the home buying process with undivided attention
1. Our unique approach means you have access to a highly prepared staff of individuals working for one common cause, to help you achieve your Real Estate goals, each with their own Specialized Knowledge and areas of expertise
1. *Best of all our* partners are working for you at zero cost to you and with no obligation on you

Our Unique Service Level Model is a Layered Approach

#1- Inner Core

#2- Outer Core

#3- Peripheral Core



The Ultimate Home Buying System

Partnership Introduction

Each Partner Has a Definitive Role In a Specific Department Relating to the Purchase of Your Home

Marketing-

Mario Daniel Sconza



Service-

Sandie Sconza



Administration –

Erica Cianfarani &
Michelle Adams



Technology-

Iszabella and Daniel Sconza



Outside Sales-

Domenic Rando & Mikhele
Corvinelli



Inside Sales-

Mario Daniel Sconza & Brian
Cowling



Mortgage- Marcello Calvi



Home Staging- Annie Caya & Michelle Finnamore



Handyman Services- Franco Quintieri



Deep Houses Cleaning- Yeanette Marchese



Photography- Matthew Stallone



Legal - Michael Mancini



The Ultimate Home Buying System

We Do Not Run Out of Time for You because Each of Us are separately responsible for a Specific Process in the Purchase of Your Home and You Receive our entire elite partnership of top performers and expert council with priority access to our founding partner, associate partners, and our staff of administrative and peripheral partners. Our blend of colleagues includes highly capable, licensed Real Estate professionals who can draw upon expertise and vast experience to offer you unique benefits that will lead to superior results in the home buying process.

Step 5: Valuable Consumer Benefits

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1. All VIP Buyer's receive a written "VIP Buyer Cancellation Guarantee" that allows you to stop working with us anytime without any obligation and at zero cost to you

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1. All VIP Homebuyer's receive a Home Warranty Protection Policy

1. All VIP Buyers receive a written "VIP Buyer Satisfaction Guarantee" that insures your complete satisfaction with your purchase. If within 18 months of your purchase you are not 100% satisfied with your new home, *WE* will sell it for *FREE!*

What's In It For Your Eight VIP Buyer Benefits YOU?

<p>1. <u>YOU</u> get pre-qualified FREE of charge for a Home Loan and gain access to special financing</p>	<p>As a result YOU get more home for your money, you don't waste time on homes above or below your price range & you are in a position to beat out other buyers not pre-approved</p>
<p>2. <u>YOU</u> receive the best new listings that match YOUR criteria BEFORE the average buyer knows about them!</p>	<p>YOU will be there first before other buyers to all the HOT NEW LISTINGS!</p>
<p>3. <u>YOU</u> are backed by our Specialized Market Knowledge</p>	<p>YOU find the house you want at the lowest possible price and on the best terms and conditions weighted in your interest</p>
<p>4. <u>YOU</u> have an entire partnership of Professionals and Leading-Edge Technology at your disposal, at no extra cost!</p>	<p>Our State-Of-The-Art Technology and unique partnership system means you save time and money & your transaction is hassle-free</p>
<p>5. <u>YOU</u> receive a Home Warranty Protection Policy together with Our On Time Home Closing Insurance Policy 8</p>	<p>YOU have the security of knowing your home is insured, protected and guaranteed</p>
<p>6. <u>YOU</u> receive a written Cancellation Guarantee signed by us that allows you to opt out of our agreement at anytime at no cost & without any obligation!</p>	<p>YOU are in control, not the real estate agent. You have our signed, written commitment – we take all the risk so you do not have to!</p>
<p>7. <u>YOU</u> receive a written satisfaction guarantee that insures you are satisfied with your purchase</p>	<p>If within 18 months you are not 100% satisfied with your new home, we will sell it for free!</p>
<p>8. <u>YOU</u> gain priority access to competent affiliates that can assist you with your total purchase needs and circumstantial details</p>	<p>We have special relationships with Real Estate Lawyers, Home Inspectors, Certified Engineers and others that can handle special</p>

**All We Ask in Return is your
LOYALTY!!**



VIP Buyer Agreement

As Your Buyer's Agent, we will provide you with the following services:

- We will assist you in securing the best financing program for your specific situation with the lowest interest rate and least expensive closing costs and have a pre-qualification approval certificate generated to give you the best competitive advantage in purchase negotiations
- We will provide you with regular updates leveraging our Home Hunter Service of all the new homes that match your home buying criteria. This will allow you to drive by and determine which houses you want to see
- We will extensively research and locate houses and then arrange a private showing of any home you want to see including rare offerings such as: **Distress Sales, Bank Foreclosures, Company Owned Properties, Divorce Sales, Auction Sales, Estate Sales, For Sale By Owners, Expired Listings, Standing Builder Inventory, MLS Listings Before they go on the Open Market, access to highly motivated sellers who have recently reduced their asking price by \$50,000 or more, and other opportunities that are not available for sale to the general public and cannot be found online. This is a unique service and of course you are never obligated to buy a home.**
- When you find the house you like, we will discuss the best strategy with you regarding offer price, financing terms, interest rate, cost to close, possession date, inspection details, termite, pest and other environmental reports, and anything else you want to know when you are ready to purchase
- We will help you prepare the offer with terms, provisions, special stipulations, amendments, exhibits and addendums weighted in your best interest **Associated Documents**
- We will present the offer on your behalf and negotiate in your favour to help you secure the home at the lowest possible price
- We will recommend extremely competent affiliates with respect to your total home purchase including: legal expertise, home inspection, appraisal, warranties, home owner hazard and title insurance **Exceptional Service Providers Booklet**
- We will be available for you to answer any questions you might have

VIP Buyer Agreement (CONTINUED)

YOU ARE NEVER UNDER ANY OBLIGATION AT ANY TIME TO BUY ANY PROPERTY

BONUS #1: You receive a one-year Home Warranty Policy. We will negotiate the warranty on your behalf at no cost to you. This includes our on time close insurance coverage

BONUS#2: We guarantee that we will secure the lowest mortgage rate or we will make your 1st mortgage payment

BONUS #3: We guarantee you will save at least \$25,000 on your next home purchase or we will provide you with a \$500 certificate at the closing cost of the sale to put toward your closing costs or send that money to a charity of your choice in your honor

BONUS #4: You receive our written Buyer Satisfaction Guarantee whereby we agree in writing to sell your home for free if you are not satisfied with the home within 18 months of your purchase

BONUS #5: You receive a Cancellation Guarantee and can cancel this agreement at any time at no cost to you or further obligation on you

Our fee of 3.5% of the purchase price will be paid to Remax Premier Inc., by the Seller of the property you purchase at the close of the sale.

This agreement automatically renews every 24 hours for a period of 180 days unless cancelled earlier by either party in writing.

YOU ARE NEVER UNDER ANY OBLIGATION TO PURCHASE ANY PROPERTY AT ANY TIME

Mortgage Application

Stephanie Capobianco
Mortgage Agent - L.L. BROKER

222 Vaughan Mills Blvd, Unit 20, Woodbridge, ON L4L 3C3
 Office: 416.889.3482 | Fax: 416.887.0075
 stephanie@capobianco.ca | scapobianco.ca

 **The Mortgage Centre**
Mortgage Application

Personal Information	Applicant	Co-Applicant
Name:		
Date of Birth:		
Social Insurance Number:		
Home Address:		
City:		
Postal Code:		
Contact Number:		
Current Employment	Applicant	Co-Applicant
Employer:		
Occupation:		
Employer's Address:		
Employer's Tel. #:		
Annual Income:		
Hourly, Salary, Self Empyd:		
Assets	Applicant	Co-Applicant
Down Payment: (\$)		
Savings:		
RRSP:		
GIC:		

Whether you're buying a new home or simply refinancing your existing mortgage, certain documents are required to complete the transaction. By taking a moment to ensure that you have all the documents on this list, you'll help us to finalize your mortgage faster.

Employment & Income Verification Documents

ID - Drivers License/Passport/etc.
 Recent Pay Slip
 Letter of Employment
 2 years T4's
 Other Income - Pension/Rental/Spousal/etc.

Buying a home? Purchase and Sale agreement MLS Listing

Do you currently own your home? Mortgage Statement Property Tax Receipt

Confirmation of your down payment: 3 month Bank Statements Withdrawal for RRSP
 Gift Letter Sale of an existing property - a copy of the sale agreement

Other information we will require? Void Cheque Solicitor (name, address, number)

Credit Authorization
 I/We undersigned, declare the information provided with respect to my/our mortgage application is a true & complete representation of my/our financial situation. I/We authorize THE MORTGAGE CENTRE / direct MORTGAGES INC. to obtain a credit report & fees authorize THE MORTGAGE CENTRE / direct MORTGAGES INC. to exchange credit & other information as required for the purpose of ensuring a commitment for mortgage financing. THE MORTGAGE CENTRE CANADA / direct MORTGAGES INC. operates as a registered Mortgage Broker through the Ontario Ministry of Financial Institutions.

Agency Agreement
 I/We understand THE MORTGAGE / direct MORTGAGES INC. is prepared to work on my/our behalf as my/our agent & as such, I/We now appoint THE MORTGAGE CENTRE / direct MORTGAGES INC. as my/our agent to secure the mortgage. I/We acknowledge and understand that THE MORTGAGE CENTRE / direct MORTGAGES INC. may receive a brokers fee from the lending institution for the placement of this mortgage and THE MORTGAGE CENTRE / direct MORTGAGES INC. will furnish complete details of such fee, upon request.

Applicant's Signature: _____ Date: _____

Co-Applicant's Signature: _____ Date: _____

Mortgage Document Checklist



The Mortgage Centre
Mortgage Lenders

Marcello works for you, not the banks.

Marcello Calvi

Mortgage Agent - L.M.A. 10000000

1st Direct Mortgage Inc.

7027 King Avenue, Woodbridge, ON L4L 9L2

Phone: 905.852.2600 Fax: 905.867.2075

Street: 418, 561, 6738

calvi.m@mortgagecentre.com

www.mortgagecentre.com/marcellocalvi

MORTGAGE DOCUMENTS CHECKLIST

- Completed and Signed Mortgage Application
- Copy of I.D. (i.e. Drivers License, Passport, etc.)
- Purchase and Sale Agreement & MLS Listing
- Most Recent Mortgage Statement (if applicable)
- Home Buyers Plan (if applicable)
- Name, address, telephone number of your solicitor
- Void Cheque
- Property Tax Receipt/Statement (if applicable)
- Rental Agreement (if applicable)
- Bridge Loan Required (if applicable)

Employment:

- Salary Employment:**
- Letter of employment, must contain: Start Date, Position and Gross Income
 - Latest Paystub
 - 2 years T4's

- Salary Employment with Bonus:** 2 years T4's & NOA's

- Hourly Employment:**
- Letter of employment, must contain:
Start Date, Position, and hourly wage, guaranteed hours per week
 - 2 years Notice of assessment.
 - Most Recent Paystub
 - 2 years fall T1 Generals

- Self Employed:**
- 2 years Notice of assessments
 - 2 Years fall T1 Generals
 - 2 Years of Business Financial Statements
 - T2, copies of invoices with matching deposits
 - Articles of incorporation with copies of shares (to show ownership) or Business Licence

Down Payment:

- Savings:**
- 3 months bank statement showing the accumulation of down payment and closing costs. Statement must contain Name of Account holder and account number.
 - Any deposits over \$2,500.00 we will require backup documentation
 - Monies from overseas, we require 3 months statement from bank of origin. And wire transfer from and to accounts.

- RRSP:**
- 3 months history
 - When RRSP cashed, we require, T1036 Home Buyers' Plan (HBP) Request to Withdraw Funds from an RRSP and proof of deposit to your account.

- Gifted:**
- Gift letter will be provided, (gift must be from immediate family member) signed and dated by all parties. Lender may request proof of funds in donor account, if gift is over \$2K, 3 months history of donor account
 - For B.F.S, gift is not permitted. (some lenders will permit 5% gifted)

Additional documents may be needed and are subject to approval. Final approval and funding is subject to all standard underwriting guidelines being met and all supporting documents being acceptable to us.

What to Say & Do When You Come Across Homes on Your Own



- If you see a home you like, feel free to call for information but always tell the agent that you are working with us (this will prevent you from being hounded by other agents with questions and sales pitches.)
- Get the price and (if available) the MLS number of the property and we will send you complete information
- If you see a house you want to look at ALWAYS call Us for appointments



Your Referrals Help the Women and Children!

Who do you know considering buying or selling a home that you could refer my real estate partnership to?

Yes Mario, these people may be considering Buying or Selling within the next 6 months.

1. _____
Name Phone

Email

2. _____
Name Phone

Email

3. _____
Name Phone

Email

VIP Client's Name

VIP Client's Name

Your Referrals HELP Bring Clean Water to the World

- We are on a mission to raise \$25,000 for charity: **WATER**
- 663 Million people in the world live without clean water. That is nearly 1 in 10 people worldwide...or...20 times the population of our beautiful Canada. The majority live in isolated rural areas and spend hours every day walking to collect some semblance of potable water for their family. Access to clean water means education, income and health--especially for women and children.
- CLEAN WATER CHANGES EVERYTHING
- Your Referrals contribute to uniting all four corners of the earth and relieving a lot of human suffering ... LoveUnity2
- Who do you know considering buying, selling or investing in Real Estate that we should start a conversation with?
- Not only will they benefit from our award winning service, we donate a portion of our income from home sales to the Charity Water Foundation, a very worthy cause benefits as well.
- Thanks in Advance for the referrals that will help the women and children.





TODAY

**When Would Your First Availability Be
to Go Out and Look At Homes?**