

WHAT MAKES AN IDEAL OFFER FOR
2527 Myrtle Ave. Hermosa Beach

- Write highest and best offer. Full 3% deposit and no concessions. (We do not elicit bidding wars. Only the top offers will be countered and only if necessary.)
- Sellers are: 1. POLLOCK EDWIN and MARILYN TRS 2. E and M POLLOCK TRUST
- Submit offers with proof of funds and Pre-Approval letter.
- Must have full loan application with AUS/DU.
- Write “Appraisal to be ordered in 5 days.”
- Inspection to be completed in 7 days.
- 30 Day Close of Escrow. Reduce inspection contingencies’ removal to 14 days.
- Escrow: Peninsula Escrow with Danielle La Charite as Rep. Title: Fidelity National Title with Jim & Steve Carollo as rep.
NHD: Solutions for Property
- Feel free to write in anything else that would be creative and help your offer stand out.
- Submit offer to Gerardsellshomes@gmail.com. Please notify us by phone or text that an offer had been emailed.