1 HOME BUYING TEAM

Compare your selling options

See what you could keep after closing under each option.

Fill in each column using estimates for the same house.

Use the current payoff and seller costs from title. Count each expense once.

Estimated dollars	Direct cash offer	List as-is	List after repairs
Proposed sale price			
Mortgage and lien payoffs			
Seller costs and credits			
Repairs and cleanout			
Costs until closing			
Estimated net proceeds			

Subtract the four cost rows from the proposed sale price.

Target closing date			
Biggest condition			

Use the closing date to estimate utilities, insurance, and other carrying costs.

For terms, note what could change the price or timing, such as an inspection or financing.

Want a local offer to compare?

Tell us about the house 816-409-1420 See a worked example