

# Top Ten Things To Do for First-Time Homebuyers

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## 1. Financial Readiness Checklist

Review credit score and report. Set a budget, including down payment and closing costs. Get pre-approved for a mortgage.

## 2. Understanding Mortgage Options

Overview of different types of loans (e.g., fixed-rate, adjustable-rate, FHA, VA). Explain interest rates and loan terms. There are several down payment assistance programs for first time buyers. Dan takes the time to go over those options with you.

## 3. Homebuying Process Overview

Step-by-step guide from searching to closing. Key milestones like making an offer, inspections, and appraisals. Dan reviews with you our Century 21 Scheetz home buyer guide to help make you familiar with the key steps in the home buying process.

## 4. Neighborhood Research Tips

How to research schools, amenities, crime rates, and future developments. Understanding property taxes and homeowners association (HOA) fees if in a HOA neighborhood.

## 5. House Hunting Checklist

List of must-have features vs. nice-to-have. Tips on attending open houses and asking the right questions.

## 6. Making an Offer

How to determine a fair offer price. Understanding contingencies and the negotiation process.

## **7. Home Inspection Importance**

What to expect during an inspection. Common issues to look out for and how they might affect the purchase. During home tours, Dan also points out potential expensive repairs that could be asked for in the inspection response.

## **8. Understanding Closing Costs**

Breakdown of typical closing costs (e.g., title insurance, attorney fees). Explanation of what happens on closing day.

## **9. Homeowner's Insurance**

Importance of getting the right coverage. Tips on comparing insurance quotes.

## **10. Post-Purchase Tips**

Budgeting for maintenance and unexpected repairs. Importance of building an emergency fund. Dan remains in contact with his clients and can provide resources for future home repairs or updates to the home to bring added value and increased equity.