



SELLING HOMES & LAND  
FROM THE MOUNTAINS TO THE SEA

# Relocation

I'm passionate about the Puget Sound area – the mountains, the water, and everything in-between. While other agents look to focus on a specific area to limit the amount of time on the road, I LOVE exploring all the different towns and areas along with my buyers and sellers. Real estate and adventure go hand in hand! I love both!

Frankly, that makes me very uniquely qualified to help people moving to Western Washington. I live in the Olympia area, but what if you are relocating to the area and that isn't where you want to be? No problem! I have helped buyers and sellers from the north end of the Olympic Peninsula to the coast, south to Centralia, and up the I-5 corridor. If you are up for an adventure, so am I!

If you are relocating, I tailor the process to your needs, but here is an overview of what you can expect:

## AREA

You may know the general area you are moving to, but what about specifics such as neighborhood, schools, medical facilities, shopping, and outdoor adventures? I can provide you with information about your options so you can narrow down your focus.

## HOME SEARCH

Once we have some areas narrowed down, I will get to work. Taking videos of the listings that fit your criteria and send those unedited along with all my points and comments that I make along the way. There are some very unique features of our area, including a lot of moisture and I will be looking for issues that might become a challenge. I am also going to point things out about the area such as parks, proximity to groceries, and things like that.

## VERY IMPORTANT – FRAUD!!

Fraud in real estate transactions is on the rise. In fact, according to the National Association of REALTORS, in 2021, 552,000 complaints were received about real estate fraud with \$6.9 billion in victim losses. The most typical type of fraud involves a criminal providing “new” wiring instructions that instruct the buyer to wire closing funds to the criminal's account. **It is very important to confirm the wiring instructions via the phone with the escrow agent before wiring any money.**

**You will find that we will discuss fraud more than once, as your protection against FRAUD is a priority.**

## OFFER

Ready to make an offer? Although there are a lot of forms and options when making an offer, I will go through these with you, so you are comfortable. I am not an “11th hour, hurry up and sign” type of agent. I take the time to explain, educate, and provide options.

## ONCE UNDER CONTRACT

You will be provided with a schedule of all the things that need to happen between the contract date and closing. I realize you may not be present for these activities and that is okay, I'm always present. We will work out a plan with you that you are comfortable with – everything from taking very up-close video, setting up video conference calls with the inspector, coordinating with contractors, electricians as necessary, assist with room measurements and more. I will also make sure escrow works out a remote signing option if needed. Communication during this phase is critical and I will be in touch whatever your preference – email, call, text, or whatever works best.



(360) 507-3775 | [Kaaleen@KaaleenGassin.com](mailto:Kaaleen@KaaleenGassin.com)

[WWW.WESTERNWASHINGTONREALESTATESOURCE.COM](http://WWW.WESTERNWASHINGTONREALESTATESOURCE.COM)

