

THE ACP SELLER ROADMAP

A clear path from the first strategy meeting through closing — with Arthur Cervantes Properties guiding each stage.

1 STRATEGY MEETING Clarify your goals, timing, property condition, priorities and next steps.	2 PRICING ANALYSIS Review market data and comparable sales to establish a competitive pricing strategy.
3 PREPARE THE HOME Identify repairs, presentation improvements, staging priorities and showing readiness.	4 LAUNCH TO MARKET Professional marketing, photography and exposure are coordinated to introduce the property.
5 SHOWINGS Manage access and presentation so qualified buyers can experience the home at its best.	6 OFFERS + NEGOTIATION Compare price, financing, contingencies, timing, concessions and overall strength.
7 SELECT THE OFFER Evaluate both financial terms and transaction risk before deciding how to proceed.	8 UNDER CONTRACT Coordinate escrow, disclosures, title, timelines and buyer obligations.
9 DUE DILIGENCE Track inspections, appraisal/financing where applicable, disclosures and contingency deadlines.	10 FINAL DETAILS Resolve agreed items, monitor documents, confirm closing figures and prepare for transfer.
11 CLOSING Final signatures and funds are completed; ownership transfers according to escrow instructions.	

ACP SELLER ADVANTAGE

Professional Photos • Floor Plan • Matterport 3D • Aerial Tour

Strategic marketing, transaction coordination and seller-focused analysis from listing through closing.



ARTHUR CERVANTES

Broker / Owner / Developer / Investor / Financial Services / Senior Transitional Specialist

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General seller education only. Specific transaction terms, disclosures, deadlines and obligations depend on the property and executed agreements.