

HAPPY

ST. PATRICK'S DAY

Lucky Realtors find Dream Homes



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LET'S SHAMROCK YOUR HOME SEARCH!

We are part of the blue family of SCPD. Our husbands spent their careers serving the L.I. area. We have raised our families in this beautiful community for over 30 yrs.

We're full time active realtors serving L.I. Buyers & Sellers. It would be our pleasure to help the BROTHERS IN BLUE, Buy/Sell their dream home.

We have a strong support team which can help make the Buy/Sell process seamless.

LOOKING FORWARD TO WORKING WITH YOU!



READY TO BUY YOUR OWN SLICE OF GREEN?

DEAR HOME SEEKER, AS YOU DON YOUR GREEN ATTIRE AND RAISE A TOAST TO THE LUCK OF THE IRISH, CONSIDER ADDING A NEW CHAPTER TO YOUR STORY – ONE WHERE HOMEOWNERSHIP REIGNS SUPREME.

Affiliated Services & Discounts Available

- **NEW CLIENT CREDIT OFFER OF \$500:** CREDIT TOWARDS SELLERS OR BUYERS ATTORNEY FEE AT CLOSING.
- **MORTGAGE**
 - PROGRAMS CUSTOMIZED & DISCOUNTED FOR POLICE & FIRST TIME HOME BUYER
- **LEGAL**
 - PROGRAMS THAT WORK WITH 1ST RESPONDERS TO HELP WITH LEGAL FEES FOR CLOSING
- **AUCTIONEER & APPRAISERS**
 - HELP WITH DOWNSIZING FOR ALL THE THINGS YOU HAVE ACCUMULATED OVER THE YEARS. AN ESTATE COMPANY CAN HELP YOU LIQUIDATE BEFORE MOVING: FURNITURE, ARTWORK, JEWELRY... (98% ITEM SELL RATE)
- **MOVING COMPANY**
 - HELPS YOU EVERY STEP OF THE WAY FROM PACKING, MOVING, & UNPACKING

Don't Do It Alone, Buyer/Seller we can Help

- **PERSONALIZED SERVICE, TAILORED TO YOU**
 - PROFESSIONAL PHOTOGRAPHY
 - VIRTUAL STAGING
 - FAR REACHING SOCIAL MEDIA MARKETING
- **CONNECTIONS THAT COUNT**
 - ONE STOP SHOPPING: BUNDLE YOUR MORTGAGE, TITLE COMPANY WITH US WILL GET YOU .5% BACK AT CLOSING OF YOUR MORTGAGE COST (UP TO \$10,000)
- **WORK WITH YOUR SCHEDULE**
 - WE UNDERSTAND YOUR SCHEDULE AND ADAPT OUR WORK WITH YOU ACCORDINGLY

New Client Offer!

\$500 CREDIT*

*issued at closing table towards attorney fee

SMITHTOWN MARKET UPDATE

\$760,000

AVG. SALES
PRICE

+7%

AVG. PRICE
CHANGE

40

AVG. DAYS ON
THE MARKET

BUYER'S

Neutral

SELLER'S

CURRENT MARKET

51

TOTAL ACTIVE
LISTINGS

102.70%

LIST TO
SOLD RATIO

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