

# Seller's marketing plan & guarantees

## If you're a Seller

When you work with Les & Sonja's Team, you are guaranteed the following:



1. [Re/Max Market Share - 2015](#). RE/MAX is the right choice: the most productive real estate network, the leading brand and a massive global presence.
2. [RealtorSun a one stop web solution for REA:TORS@](#) \*\* [Official website \(Chinese\)](#) \*\* [English Version of Website](#)
3. Les Twarog has over 28 years of marketing & negotiating expertise. Licensed in 1988.
4. Any agent can list a property & put it on MLS but not many agents can give you the exposure & expertise that we can give you - [click here for our current marketing](#) that we do.
5. When you list with us your listing will get posted on [Craigslist](#) & [Facebook](#). The Craiglist ad is updated weekly to keep it in the top position & therefore keeps the listing fresh.
6. All listings are posted on the REC - [Real Estate Channel](#) - on the Novus Cable System. It is available in most Downtown Buildings. Novus is a direct competitor to shaw. Each listing is rotated every 2 - 3 hours. Novus is slowly expanding to other parts of the lower mainland and may come to your building soon if it is not there yet. REC also helps to push the property listed in the Google ranking & in most cases the also shows up on the 1st page of a Google search.
7. [Email Blast](#) to 8000 realtors for all new listings. This has worked very effectively to date. We have done numerous sales using this internet Medium.
8. GOOGLE; If you are a condo seller in the downtown core - your listing will show up as #1 & #2 positions in any Google, Yahoo & Bing searches for building address, building name or postal code. If we have a listing in that building, we will show up to 4 times on the 1st page. Try Googling your building & see why you should be dealing with us - there is no other realtor that can give you this powerful exposure.
9. [YouTube](#); Most listing videos are also posted on [YouTube](#) Once a video is posted on our website, our staff uploads it to YouTube. The video will then also show up on 1st page of any Google Bing or Yahoo search.
10. Condo Sellers; We are the condo specialists in the Vancouver Downtown, Fairview & Kitslano areas - we have currently over 900 building websites and growing, [click here to get to our Maps page](#) & see why we get this phenomenal traffic.

11. House Sellers - if you are a house seller - we can guarantee you top google or Bing Placement for your area with our proven listing engine that gets 10,000 unique visitors a day. Check out our Luxury Collection at [www.shaughnessyproperties.com](http://www.shaughnessyproperties.com)
12. House Sellers - if you are a house seller - we can guarantee you exposure in the following magazines and papers
  - [www.Juwai.com](http://www.Juwai.com) - Portal To Chinese Buyers To Cdn Sellers 针对中国买家的最权威的加拿大房地产中文平台
  - [Direct Page To Juwai Canada Pages 1](#)
  - [Direct Page To Juwai Canada Pages 2](#)
  - [www.mingpaocanada.com/Van/](http://www.mingpaocanada.com/Van/) - Ming Pao delivers insights that matter most to Western Canada's elite business readers. In fact, since 1993, Ming Pao has been the gold standard of news publishing, based on years of award-winning, world-class journalism.
  - [/www.singtao.ca/index.php](http://www.singtao.ca/index.php) - Sing Tao Daily is the #1 newspaper amongst Chinese speaking Canadians in Metro Vancouver since 1983.
  - [www.homesandlandvancouverisland.com/](http://www.homesandlandvancouverisland.com/) - Homes & Land Metro Vancouver To Whistler. Delivered to over 1300 distribuion locations. Directly mailed to professional offices (Doctors, Lawyers, Dentists, Accountants).
13. By choosing us you will be hiring a full time service agent that will give you quick response to most showing requests - we have a team of 5 licensed realtors & 2 unlicensed assistants. You will get our 7 member team for only one commission. All with cell phone guaranteeing you impeccable first class service.
14. Our multiple websites are a one stop resource of information regarding Real Estate in Vancouver, we get over 1,00,000 daily hits and/or 10,000 unique daily visitors - these sites are the biggest Real Estate Web Sites in Vancouver. Go check them out at [www.6717000.com](http://www.6717000.com), [www.bccondos.net](http://www.bccondos.net), [www.bcforsale.net](http://www.bcforsale.net), [www.bcfloorplans.net](http://www.bcfloorplans.net), [www.vancouverfloorplans.com](http://www.vancouverfloorplans.com) or check out our [web site user video](#) and [Vancouver Floor Plans User video](#).
15. Our office is connected with the Real Estate Board's MLS system, by using broker load, the average time to upload an MLS Listing is 3 hours compared to other agents taking 3 days.
16. Listing Engine; we recently have re-designed a new powerful listing engine that hosts all of our personal listings. It is absolutely the most comprehensive [realtor listing section](#) around. We also hire professional photographers to shoot a property within 48 hours of the signed listing - [click here for a sample listing](#).
17. Re/Max Crest Realty (Westside) has 3- market leading offices [[Downtown](#) -1012 Beach Ave.(604-684-6155), [Westside](#)-3215 MacDonald (604-732-1336) & [South Granville](#) -1428 W 7th (604-602-1111)]
18. The RE/MAX Name, the most recognized real estate company in the Lower Mainland with more lawn signs and institutional - advertising than any other competitor. RE/MAX is a company people associate with quality, performance and leadership - that has 26% [Market Share](#) in Lower Mainland.
19. [Comparing Re/Max Agents with the rest we are Number One!](#)
20. [Global Marketing Agent](#) - (Formerly International Real Estate Specialist - I.R.E.S.) Les Twarog can show you how to market your property differently than any other real estate agent.

**Remax Crest Realty Westside does Not Allow Terminations of the Listings any longer. Only Cancellations are allowed which are subject to 60 day Relisting Restriction, and if private**

**sale occurs within those 60 days, full commission will be due to Les Twarog, as set out by this contract.**

**Remax Crest Realty Westside reserves the right to Collect \$2,000 from the Seller(s) on behalf of Les Twarog, in case the Seller(s) choose(s) to Cancel the Listing, for whatever reason, in order to cover office fees, board fees, listing fees and advertising fees that occur as soon as a New Listing is submitted. This Does Not stand for Expired Listings.**