

# Multiple Offer Strategies



When you are competing with other buyer for a desirable property, your offer needs to stand out. There are variety of strategies that can be used to make your offer as strong as possible with varying degrees of risk that we will discuss in further detail.

- Pay cash if possible
- Get pre-underwritten, not just pre-approved
- Provide Proof of Funds for down payment and Earnest Money
- Offer to bridge the gap if there is a low appraisal
- Escalate with large escalation steps that will set you apart
- Offer to pay Seller closing costs
- Remove Inspection Contingency or allowed to pre-inspect
- Review & waive Form 17, lead, information verification period, HOA
- Review title in advance
- Be flexible on closing which may include a Seller rent-back
- Write a love letter
- Put your best foot forward from the beginning

Higher risk strategies include:

- Remove Finance Contingency
- Release Earnest Money to Seller to make non-refundable deposit



**Jia Tang**  
Real Estate Agent  
206.330.9654  
jiatangre@gmail.com  
JIATANGRE.COM

