



Dear Realtor,

My name is Patrick Fesler; I am the owner and Certified Master Inspector of Accent Home Inspection Solutions. We are currently the only inspection company in the entire state of Idaho with a Certified Master Inspector, offering the appliance recall service, **RecallChek** and a **120 day warranty** at no cost to you or your client. This is a service that we offer with all of the inspections we perform for you. This service could save your customers thousands of dollars and potentially replace many of their appliances, free of charge.

I am writing to encourage you to contact me about pre-inspecting all of your listings. The advantages to your real estate business and your home-selling clients are many:

- You can recommend me, an InterNACHI Certified Master Inspector, to do the inspection, as opposed to being at the mercy of buyers' choices of questionably trained inspectors.
- Your sellers will know within 48 hours if there are any recalls on the appliances in their home and will receive a newsletter with updates from **RecallChek**.
- Your sellers can schedule the inspections at their convenience, directly with me, with little effort on your part.
- Your sellers can assist me during the inspections, something normally not done during buyers' inspections.
- Your sellers can have me correct any misstatements in my reports before I generate them.
- My reports help sellers see their homes through the eyes of a critical third-party, thus making sellers more realistic about asking price.
- I will alert you to any immediate safety issues before other agents or potential buyers tour the homes I inspect.
- Repairs made ahead of time might make your listings show better.
- My reports provide third-party, unbiased opinions to offer to potential buyers.
- My reports can be used as marketing tools to help sell the homes.
- My reports might relieve prospective buyers' unfounded suspicions, before they walk away.
- Seller inspections eliminate "buyer's remorse" that sometimes occurs just after an inspection.
- Seller inspections reduce the need for negotiations and 11th-hour re-negotiations.
- Seller inspections relieve you of having to hurriedly procure repair estimates or schedule repairs.
- My reports might encourage buyers to waive their inspection contingencies.
- Your deals are less likely to fall apart, the way they often do, when buyers' inspections unexpectedly reveal last-minute problems.
- My reports provide full-disclosure protection from future legal claims.

Of course, I always stand ready to perform inspections for your buyers. However, I would like to meet with you in person to explain how I can help streamline your real estate transactions. This seller inspection service I offer might also be used to procure future listings and/or sell homes that are already on the market. Please contact me at your earliest convenience.

Sincerely,



Patrick Fesler, CMI
Owner
Accent Home Inspection Solutions
Direct: **(208) 818-3750**
Email: accentinspect@gmail.com

