

FIND YOUR FOREVER HOME WITH US



# HOMEBUYERS GUIDE



Redboxrealty.com



## *A letter from our CEO*

Buying a home is one of the biggest decisions you'll make—and we're here to guide you every step of the way. At Red Box Realty, we understand that your home isn't just an investment; it's where memories are made, where family gathers, and where your story begins. We're honored to be part of your journey. Use this guide to better understand the buying process, and remember—your Red Box agent is just a call away. Let's find your forever home.  
— Mike Graham, CEO



# GETTING STARTED: THE PATH TO HOMEOWNERSHIP

Here's what to expect:

1. Check your credit health
2. Create a budget
3. Contact Your Red Box Agent
4. Get pre-approved for a mortgage
5. Begin your home search
6. Make an offer
7. Schedule inspections
8. Close on your new home

# LET'S BEGIN!



Buying a home is one of the biggest decisions most people make.

Homeownership gives you the security of having your own space and financially building credit and equity over time by repaying your mortgage.

Let us guide you through the process of purchasing your home or investment property.

Good credit is key to securing a mortgage. Here's how to prepare:

- Check your credit report for errors and dispute if needed
- Pay off overdue accounts
- Pay balances on time and in full
- Keep credit usage low
- Keep older credit lines open
- Avoid new credit applications
- Maintain steady employment

# STEP 1: CHECKING YOUR CREDIT HEALTH



# STEP 2: PRE-APPROVAL & BUDGETING

## Pre-Approval Process

Lenders evaluate your:

- Credit history
- Tax returns
- Income
- Debt (credit cards, loans, support payments)

A strong credit profile gives you a better chance at mortgage approval.



## Budgeting

Plan for:

- Current debts (loans, credit cards)
- Future housing expenses (mortgage, insurance, taxes, utilities, maintenance)



# Step 3:

# Start House

# Hunting



- Make a list of must-haves (location, size, layout, amenities)
- Explore listings and open houses
- Schedule private showings
- Stay flexible—your dream home might surprise you!



# STEP 4: YOU FOUND THE ONE!



## Make an Offer

Consider:

- Current market conditions
- Comparable sales nearby
- Seller motivations

Your Red Box agent will help you structure an offer and negotiate on your behalf.



## Conduct Inspections

- Hire a professional home inspector
- Negotiate repairs or closing credits based on results



# STEP 5: CALCULATING COSTS

## 1) Down Payment

- Typically 20% of the purchase price
- First-time buyers may qualify for lower down payment programs



## 2) Monthly Mortgage Costs

- Principal & interest
- Homeowners insurance
- Mortgage insurance (if applicable)
- Property tax savings

## 3) Closing Costs

- Appraisal, title insurance, inspection, legal, transfer fees
- Usually 2–5% of the home's purchase price

💡 Your Red Box agent will help you estimate these accurately.

# WHY WORK WITH A RED BOX REALTOR®?

1. Expert guidance
2. Objective advice
3. Broader home search
4. Skilled negotiation
5. Up-to-date market insights
6. Emotional support
7. Ethical service

 Learn more: [NAR - What is a REALTOR®](#)

## REALTOR FAQ

What is a REALTOR®?

A licensed real estate professional who is a member of the National Association of REALTORS® and abides by a strict Code of Ethics.

What is NAR?

The National Association of REALTORS® is America's largest trade association, representing 1.5 million+ professionals in residential and commercial real estate.

 Visit: [www.nar.realtor](#)

# ESTIMATED CLOSING COSTS WORKSHEET

Property Address

Mortgage Program \_\_\_\_\_

Loan & General

Closing Fees

Loan Origination Fee \$ \_\_\_\_\_

Application Fee \$ \_\_\_\_\_

Appraisal Fee \$ \_\_\_\_\_

Credit Report \$ \_\_\_\_\_

Additional Loan Fees (ie. wiring fee) \$ \_\_\_\_\_

Loan Interest \$ \_\_\_\_\_

Property Tax \$ \_\_\_\_\_

Insurance ( ie. Mortgage) \$ \_\_\_\_\_

Additional Prepaid Fees \$ \_\_\_\_\_

Closing Fee \$ \_\_\_\_\_

Recording Fee \$ \_\_\_\_\_

Title Insurance \$ \_\_\_\_\_

Title Search \$ \_\_\_\_\_

Land Survey \$ \_\_\_\_\_

Home Inspection \$ \_\_\_\_\_

Home Warranty \$ \_\_\_\_\_

Additional Title, Closing & Recording Fees \$ \_\_\_\_\_

Loan Items

Purchase Price \$ \_\_\_\_\_

Down Payment \$ \_\_\_\_\_

Amount Financed \$ \_\_\_\_\_

Interest Rate \_\_\_\_\_

Term (in Years) \_\_\_\_\_

Points paid to receive lower interest  
prepaid items  
prepaid interest  
property taxes

Estimated Mortgage Payment

Principal & Interest : \$ \_\_\_\_\_

Mortgage Insurance (if any) : \$ \_\_\_\_\_

Property Taxes : \_\_\_\_\_

Homeowner's Insurance : \$ \_\_\_\_\_

Homeowners Assoc. Fee (if any) : \$ \_\_\_\_\_

Note: This estimate was prepared to assist the buyer in computing costs. Lenders and other related services will vary in their charges; therefore, these figures are not and cannot be guaranteed by your local real estate office, or by any real estate agent.

Total Loan &

General Closing Fees : \$ \_\_\_\_\_

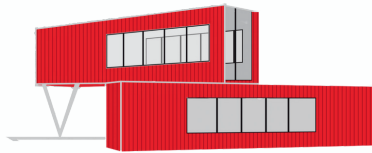
Your Final Budget

Now you're ready to calculate your final budget. Add together all your available money - monthly salary and other income - and then subtract all the costs from the above worksheet. This is your estimated budget. Now you're ready to begin the search for your new home.

# Contact Us



YOUR FUTURE HOME IS OUT THERE.  
LET'S GO FIND IT.



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