



This is a sample of an
8 PAGE SELLING GUIDE

Fully customised with your agency branding
including logos, colours, images & text changes.

£1,400 for 1,000

Combined Selling & Lettings Guide also
available. See website or call for details.

Call 01234 333820 www.prestigeprint.biz

A complete sellers guide to
our **stress free**
and easy sales service

garner&green



Moving home can be a
life-changing experience

Moving home is not complicated but it can be a daunting prospect and we recognise that your home is probably the largest single investment you will ever make.

Buying and selling property is a very people orientated business and good communications are essential for a successful move. In recognising this we have employed an experienced sales team. Our talented and knowledgeable team of property specialists is among the most knowledgeable and experienced in estate agency in Bedford and is genuinely committed to service with a personal touch.

All our staff are excellent communicators and are committed to providing the highest level of care and attention throughout the entire moving process.

We offer the widest range of property services in the vicinity, all under one roof, and will always strive to achieve the best price for your property without being unrealistic.

Our aim is simple: to provide the best possible service, assist you from start to finish and communicate regularly throughout the whole process – whatever your property matter.

Please take a few moments to read this brochure to discover why you should choose us.

naea | propertymark

PROTECTED



Why Choose Garner & Green?

- ✓ Highly skilled team of professionals with in-depth local market knowledge
- ✓ Membership of the National Association of Estate Agents
- ✓ Proven track record of selling success
- ✓ Specialist advice in selling of all types of property
- ✓ Global exposure of properties through our cutting edge website garner&green.co.uk and major national portals including Rightmove, Prime Location and Zoopla
- ✓ Free, no obligation pre-market appraisals
- ✓ Quality colour printed sales particulars with bespoke options and floor plans
- ✓ Comprehensive database of applicants matching quality buyers to properties
- ✓ Targeted national, regional and local advertising campaigns

garner&green

to find out more and to view all our available properties please visit garnerandgreen.co.uk

Our unique service, step by step



“Activity and marketing does not stop until we sell your property”

Anthony Green – Director

1 Free Market Appraisal

If you're thinking of selling your home, this FREE service will help you understand your home's current market position. We provide you with up to date information with regards to recent sales of comparable properties in your area so you can make an informed decision. An accurate market price of your property's worth creates competition and intense buyer interest.

2 Web Advertising

Your property will be instantly available on our bang up to date website – garnerandgreen.co.uk – with floor plans, photography and location maps. Your details will also be automatically sent to relevant applicants and also loaded onto primelocation.co.uk, rightmove.co.uk and zoopla.co.uk, three of the leading property portals.

3 Open 7 Days A Week

A large number of estate agents close their offices on Saturday lunchtime and re-open on Monday! Our office is open 7 days a week, including Bank Holidays.

4 Window Displays

The benefit of good window displays in busy locations should not be underestimated in their ability to catch the eye and draw in potential buyers. Our office is located in the heart of [Bedford High Street](#) with prominent window displays including impressive plasma screens.

5 Professional Photography

First impressions count and the first thing potential buyers see before they even pass the front door is the photographs of your property. We spend time, use professional cameras and skilled photography to capture the best pictures that will make your home sell quickly.

6 Impressive Full Colour Details

Your property will have its own sales details, designed to be eye catching and aesthetically pleasing. This comes complete with floor plans and the high quality photography that showcases your property and truly does it justice.

7 Distinctive 'For Sale Boards'

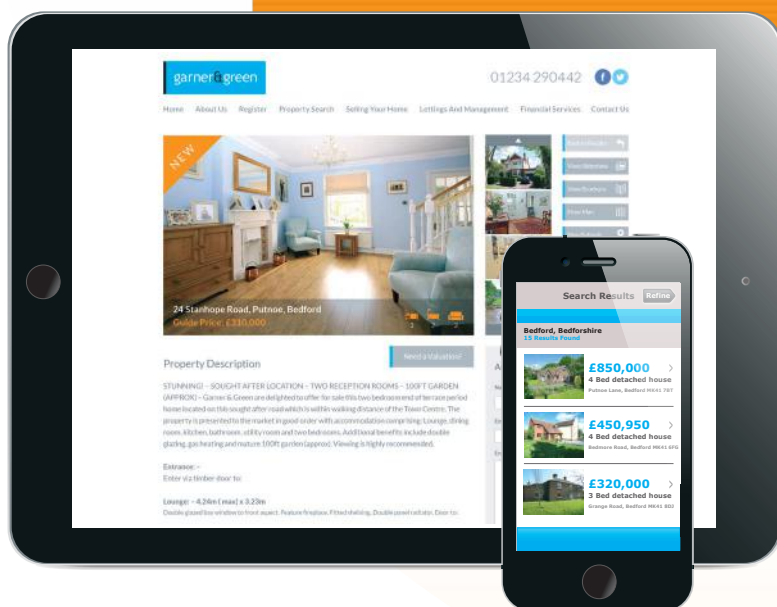
These are an invaluable marketing tool clearly identifying a property and frequently generating interest from would be buyers that had not previously considered a move. Our distinctive For Sale boards are extremely prominent throughout [Bedford](#) and surrounds.

g&g

garner&green.co.uk

sold

01234 333 820



rightmove 

Zoopla

 PrimeLocation

8 Local Press Advertising

All properties are advertised in the [Bedford Times & Citizen](#) which is delivered free to local households and attracts huge interest.

9 Feedback & Contact

As a customer focused firm our number one priority is to keep you constantly updated on the marketing progress of your home. We endeavour to give feedback 24 hours after every viewing.

10 Prominent Office Location

Our well located office can be found in a prime location in [Bedford town centre](#). Visit us today!

11 Accompanied Viewings

Accompanied viewings are offered seven days a week if required to all of our clients whether the property is vacant or occupied.

12 Sales Progression

Once we have Sold your property, our service doesn't stop there. We will regularly progress your sale and keep you informed of events as they occur, thereby eliminating any problems that may arise at an early stage. Our job is not done until the keys are handed over.

garner&green

"Garner & Green were recommended to me by a friend and I was very pleased with the service I received – I will have no hesitation in also recommending you to my friends."

Mr R, Bedford

"I would like to thank everybody at Garner & Green. Your Sales Co-ordinator was brilliant – there were so many problems with the property, without her intervention and assistance I think it would have fallen through."

Mrs G, Ampthill

"I was particularly pleased with the way in which I was kept up to date, in writing, with every event. I would certainly recommend Garner & Green as one of the more caring and personal estate agents."

Mr R, Renhold

"We think that you have been the best estate agents we have ever dealt with and would be delighted to be a reference to anyone who is thinking of selling."

Mr C, Bedford

"I'd particularly like to commend Steve and James from Garner & Green who made the experience friendly and welcoming. Many Thanks."

Mr G, Bedford

"We would like to thank you for your great attention to every part of what was a difficult lengthy sale process. We would recommend Garner & Green to anyone who was thinking of selling their property."

Mr R & Mrs E, Bedford

"I was pleased with the service that I received right from giving me an honest valuation to start with. I would use you again and recommend you to my friends."

"Thank you for assisting in what was a complicated chain. Amongst all the agents involved your constant proactivity put your standards and effort well above the others."

Mr and Mrs V, Kempston

"Without your help I would have found it hard to sell the property. All of your staff were extremely helpful, friendly and diligent. The advice that they gave helped me to make the decisions that ultimately led to the sale."

Mr M, Bedford

Our clients

are our **best advertisement**

Putting customers first is what we do best – but don't take our word for it: read what our customers say.

All our staff undergo professional training and we regularly reward evidence of 'excellent' customer service. We ask every single one of our customers to provide feedback and rate our service performance.

"I was pleased by the amount of viewings in such a short time – on the market on 28 April and sold on 5 May – it speaks for itself! Thank you."

Miss N, Bedford

"I can honestly say out of all the estate agents I was registered with Garner & Green are the only one who asked us for feedback, called us when a new property came on and regularly mailed out to us. Your team is great!"

LJH, Bedford





Have you seen the signs?

With unrivalled success in Bedford and surrounds we have sold an amazing amount of property in recent months and have buyers waiting to purchase in your area.

Our reputation as one of the areas leading agents is growing due to three things: Unrivalled marketing, professional & experienced staff and superb local knowledge.

If you are considering moving and would like a free no obligation valuation call our team today on [01234 333820](tel:01234333820)



Excellent service,
they found me
a great buyer
and took care of
everything

Mr C, **Bedford**

Superb service
from all the staff
– made the whole
selling process
simple and easy

Mrs J, **Bedford**



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garner&green



rightmove

Zoopla

PrimeLocation