

# Houston Offer Checklist

Thank you for your interest in making an offer on an Opendoor home. We're committed to providing you with an exceptional, straightforward experience.

## How to submit an offer:

### **Submit your offer at [makeoffer.opendoor.com](https://makeoffer.opendoor.com)**

- Please use the most current TREC 1-4 Family Residential Sales Contract (Resale) form.
- A member of our Listing Agent team will call you to confirm receipt of your offer ASAP.
- To ensure all interested buyers have a fair opportunity, the seller responds next-day to offers received before 7pm CST and day-after-next to offers received after 7pm CST.
- PDF is easiest to review and helps ensure an on-time response.

### **Include buyer-signed Opendoor addendum**

- This addendum is available at [makeoffer.opendoor.com](https://makeoffer.opendoor.com).
- Among other things, this adds the Opendoor Guarantee, ensures that expirations occur on a weekday, and addresses Opendoor's security system. Please note the seller's suggested title company, which can help ensure a smooth close.

### **Include buyer-signed Affiliated Business Arrangement Disclosure**

- This disclosure is available at [makeoffer.opendoor.com](https://makeoffer.opendoor.com).
- It's Opendoor's policy to provide a disclosure about its affiliated businesses, whether your client ultimately chooses to use those services or not.
- Your client is not required to use the services of any of these affiliates. We encourage them to shop around to ensure they receive the best rate for these services.
- The seller is unable to accept offers without a client-executed Affiliated Business Arrangement Disclosure.

### **OUR GUARANTEE**

Every Opendoor home is backed by a 30-day satisfaction guarantee. For more information, see the Opendoor Addendum or visit [opendoor.com/guarantee](https://opendoor.com/guarantee).

### **SELLER'S DISCLOSURE**

Seller's Disclosure available upon request. Download the Seller's Disclosure directly from the MLS listing or request one from [hou.homes@opendoor.com](mailto:hou.homes@opendoor.com) and receive ASAP—usually within 24 hours.

### **REPAIRS**

Like a traditional seller, Opendoor will consider repair requests during the option period of a contract. Opendoor aims to deliver a clean, safe, and functional home and is usually amenable to requests to ensure the home meets this standard.

### **PROPERTY SURVEYS**

In most cases, Opendoor can provide your buyer with a property survey at no charge within 3 business days. If you wish to utilize the seller's existing survey, check 6.C.(1) on the TREC 1-4 form. If the existing survey cannot be utilized by title or the buyer's lender, a new survey will be required at buyer's expense.

### **? Include buyer's pre-qualification letter**

- Please ensure the letter reflects credit and income verification, and notes any conditions.
- Cash buyers should instead submit proof of funds; a bank account screenshot is fine.

### **? Other applicable addenda or documentation**

- This documentation is available at [makeoffer.opendoor.com](https://makeoffer.opendoor.com).
- If the home was built before 1978, Opendoor will provide a Lead Based Paint Addendum—please submit a fully executed copy in this case.
- If your buyer's offer is contingent upon the sale of a home that is in-contract, please provide that contract and the status of the sale.
- The seller is unable to accept offers contingent upon the sale of a not-yet-in-contract home. However, Opendoor makes cash offers on eligible homes! Let your Listing Agent contact know if you and your buyer would like an Opendoor offer on their current home.

### **ABOUT OPENDOOR TEXAS BROKERAGE, LLC**

Opendoor Texas Brokerage, LLC is the brokerage that represents the seller in this transaction, similar to a homebuilder with a brokerage that lists their homes. Opendoor Texas Brokerage, LLC and Opendoor are separate but affiliated entities.