

Offer Instructions

This property is eligible under the First Look Initiative which expires after 30 full days on market. No investor offers until first look period expires. No offers regardless of buyer type will not be negotiated within the first 7 days of listing.

Pre-Approval/Proof of funds required on all offers.

For financed offers EMD to be 1% or \$1000 whichever is greater and for cash offers EMD to be 5% or \$5000 whichever is greater.

- All offers are subject to OFAC clearance

- A viewing release must be signed and returned to our office before showing this property.

This Property was previously financed by a mortgage loan that was insured by the U.S. Department of Housing and Urban Development ("HUD") and requires 30-day priority purchase period for Owner-Occupant buyers, Eligible Nonprofit Organizations, and governmental entities. Applicable buyers must submit the Notice of Interest document for offer review