



NEO

REALTY GROUP

Your local experts in
finding your perfect place
to buy, sell, or invest.



MIAMI BEST



www.neorealtygroup.com

918-542-4663

26 N Main St, Miami, OK





REAL ESTATE TODAY

Real estate has undergone a dramatic transformation. In the past, buying or selling a home was a time-consuming process reliant on word-of-mouth, newspaper listings, and in-person negotiations. Today, technology has revolutionized the industry. Online listings, virtual tours, and data-driven market analysis have transformed how properties are discovered, marketed, and valued. However, while technology has leveled the playing field, the nuances of local markets, negotiation skills, and understanding complex legal and financial aspects remain crucial. Choosing the right real estate agency with access to cutting-edge tools and experienced agents is essential to navigate today's complex market and achieve optimal results.

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In today's competitive real estate market,

high-quality listings are paramount. With buyers having access to countless properties online, standing out is crucial. A well-crafted listing, complete with professional photography, engaging descriptions, and accurate property details, can significantly increase a home's visibility and appeal. A good listing not only attracts potential buyers but also positions the property competitively, leading to faster sale times and higher offers. Investing in professional listing services is a strategic move that can yield substantial returns. - hdrealestate.com

Listings with high-quality photographs sell **32% faster** than those with low-quality photographs.

Properties sell **20% faster** and close up to **9%** higher price with a Matterport 3D tour

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We know the impact that high quality photos can make on a great listing. Putting your best foot forward from the get go is one of the best ways to promote your listing.

32%**Sold Faster**

Giving your potential buyers a birds eye view is one of the best things you can do. In 2023 listings with an aerial view of the property and its surroundings performed 52% better than others.

52%**More Views**

3D Virtual Tours is a impactful tool to attract outside buyers. Homes that listed with a 360 virtual tour sold 20% faster with a 9% higher price when compared to those without.

9%**Sold Higher**



Using a skilled Agent...

Is the key to a successful sale. The National Association of Realtors reports that homes sold by agents typically fetch 17% more than those sold directly by owners. This translates to tens of thousands of dollars in additional profit for sellers. Experienced agents possess intricate market knowledge, enabling them to accurately price homes, attract qualified buyers, and negotiate effectively on behalf of their clients. For instance, an agent's understanding of local market trends and recent comparable sales can mean the difference between a property lingering on the market for months and receiving multiple offers within days. Their expertise also extends to strategic marketing, showcasing a home's unique features and reaching a wider audience through professional networks and online platforms. In a competitive market, having a seasoned listing agent in your corner can make all the difference in securing a timely and lucrative sale.

WHY SELL NOW?

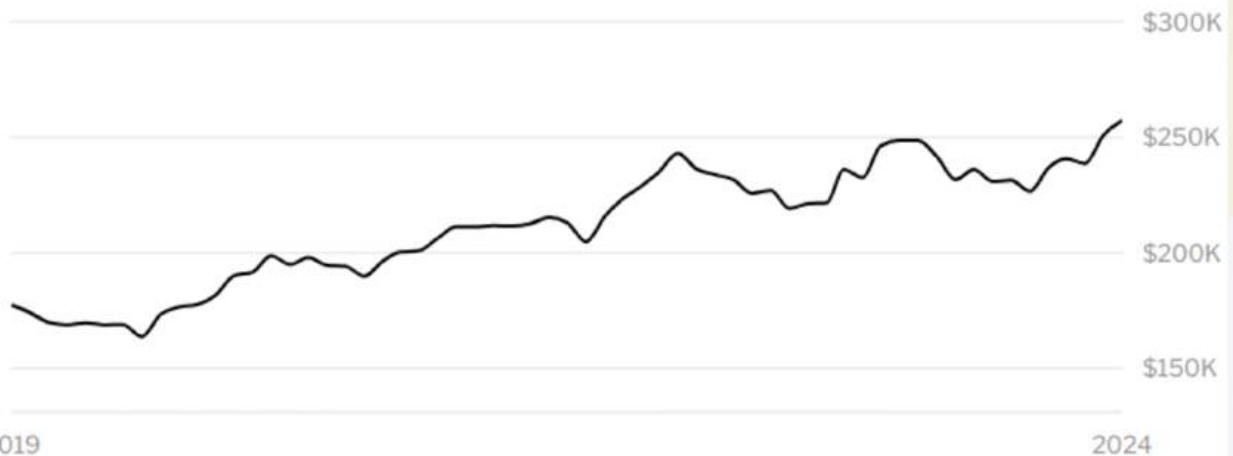
Oklahoma's housing market is experiencing a notable upswing with rising home values, partially fueled by an influx of out-of-state buyers seeking affordability and a lower cost of living. This increased demand coupled with limited inventory creates a favorable environment for sellers, potentially driving up property values even further. Given these market trends, selling your house now could lead to a faster sale and a higher selling price compared to waiting for the market to potentially stabilize or cool down in the future. Plus the state legislation is increase industry capital, encouraging more potential buyers and outside manufacturing.

Median Sale Price (All Home Types)

\$257,200

+3.5% YoY | Jun 2024

1y 3y 5y



Based on Redfin calculations of home data from MLS and/or public records.



Preparing your property...

Doing strategic and budget-friendly updates can significantly boost a property's appeal to prospective buyers. A 2023 survey by the National Association of Realtors revealed that 77% of buyers consider a home's overall condition when making an offer. Simple renovations such as a fresh coat of paint, updated light fixtures, or modern hardware can create a positive first impression and increase perceived value. Additionally, buyers today are increasingly seeking unique qualities and character in properties, with 59% prioritizing features that make a home stand out. Thoughtful touches like landscaping, accent walls, or repurposed spaces can showcase a property's personality and resonate with buyers looking for a distinctive and move-in ready home. By investing in affordable updates that enhance a property's condition and highlight its unique features, sellers can attract more buyers and potentially command a higher selling price.



WHY US?

EXPERIENCE REASON 1

Experienced listing agents are the cornerstone of a successful home sale. Their in-depth market knowledge, honed negotiation skills, and established network of buyers can significantly impact the selling price and speed of the transaction.

MARKETING REASON 2

By leveraging cutting-edge marketing tools, (Zillow, Trulia, Realtor) we showcase your property to a wider audience, generating more interest and ultimately leading to a quicker sale at the best possible price. Using HDR Photos, Aerial Photos, 3D Virtual Tours, and a video walkthrough of your property.

LESS STRESS REASON 3

Experienced listing agents possess a deep understanding of the closing process, ensuring all paperwork is accurate and timely. Our strong relationships with lenders, title companies, and other professionals facilitate a smooth closing, minimizing stress for both buyers and sellers.

OUR TEAM MEMBERS



DAVID DAVIS
OWNER / BROKER



ALYSSA GLENN
OFFICE MANAGER



CHAD MASTERSON
AGENT / AUCTIONEER



DARIN DAMERON
AGENT



ERIC DANLEY
AGENT



ROBINA ANDERSON
AGENT



BEVERLY BUZZARD
AGENT



SAMMY KING
AGENT



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