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100% Effective Natural Hormone Treatment
Menopause, Andropause And Other Hormone Imbalances
Impair Healthy Healing In People Over The Age Of 30!

Hiring a Letting Agent

By dan the roommate man

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You may be interested in finding tenants to occupy your property while you're temporarily away from your home. Many people feel more comfortable hiring letting agents to manage their property for them. By hiring a professional to take care of their home, the homeowners don't have to handle typical tenant dilemmas.

Choosing a Letting Agent

A personal recommendation is always the easiest way to find a good letting agent, but if you don't know anyone who has used one, you'll have to look for one on your own. While you can go any "Joe, Letting Agent", it's advisable to find an agent who is a member of a professional body or association. For example, members of the Association of Residential Letting agents (ARLA) have been operating for two or more years, have Professional Indemnity Insurance, hold separate accounts for their clients, and only take commissions from landlords (not from tenants). The extra experience and support of a large organization can't hurt!

Once You've Found One

Once you've established a relationship with the chosen letting agent, they will typically ask you to sign an agency agreement. This agreement generally covers the agent's right to let the property on your behalf and manage it during the tenancy. Make sure you read through and understand the agreement. Do not sign anything you aren't sure about. If you don't agree with a clause in the lease, let the agent know. You may be able to delete that clause before you sign. If the agent refuses to compromise with you, find another agent. You want a good, agreeable relationship with your letting agent. After all, he or she will be looking after your home while you're gone!

It is a good idea to compile a list of things you feel should be looked after during your leave. For example, if you do not want the tenants to use the wood burning stove during their stay, make sure you put that in writing, get the agent to sign and date it, and keep a copy for yourself.

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Let The Agent Handle It

Once you have signed the agreement, and the letting agent knows what you want out of him or her, leave all matters to him or her. The agent doesn't want you continually involved with the new tenants or interfering with their role as property manager. You have hired this agent to handle these things for you... so by all means, let them do their job!

However, if you are incredibly unhappy with the way your agent is managing the property, then you may interfere. This is best done by writing a dated letter and sending it to your agent explaining the problem. Keep a copy of this letter for yourself in case it's needed for future reference.

It is a good idea to keep all documents and correspondence with your agents in a folder clearly marked

"Letting Agents re (address of property)" or something similar. All letters sent to the agents should be dated and signed and you should keep a copy.

Since 1989 dan the roommate man has helped 1000's of people find roommates. Need help? Contact him at 800-487-8050 or www.roommateexpress.com

Pointers In Hiring A Real Estate Agent

By David Riewe

Quick Tips in Hiring an Effective Real Estate Agent

Buying or selling a house is a thrilling experience. But connected to this is a stressing and overwhelming job. This calls for a good real estate agent. But what do we need to know about hiring an effective real estate agent.

Verifying the real estate agent's license is very helpful. It pays to be very cautious because this involves the property! This includes his state license in selling a property. Added to this is a doing a short background check on the agent. Ask for the previous estates he sold or acquired for a client. Knowing the trainings and seminars he'd attended would also give the client a grasp on the abilities of the agent he would be hiring.

Develop a good chemistry with your agent. With the agent knowing what the buyer or seller wants he knows where to start and what to consider. The agent should be able to tell his client the true worth of his property because it is really what is worth and not because he just wanted to lure the client in doing business with him. Meeting up with the agent once in a while so they could keep their clients updated about the property.

In selling a house, the agent acts as the adviser. He gives the owner advices like the asking price of the property and acts as mediator between the buyer and the owner. And in buying a house, the agent acts as the researcher. He also does the legwork and sorting through which properties best suits the

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need of his client.

The agent should also show an excellent knowledge about the market. This works well for the client because the agent would be able to give the buyer considerable rates especially if he has sold many estates within the area. And in the case of a seller, the agent could offer them a great deal of asking price for the property.

It is also important for the agent to have plans. Find out what the agent plans on how to sell the property or in a buyer's case, see how he plans to help the client in acquiring a new property. Ask him what he plans on doing like will he put up ads for the property (if the client is selling) or would devise house visits on prospective estates (if the client is buying).

Hiring a good agent is easy if the client knows what to look for. Take these easy steps, ask for his credentials, establish a rapport and work with him in doing marketing plans for the property. Surely, the buying or selling an estate would come out as a satisfying experience!

David Riewe is a Publisher and Online Marketer. Visit his Real Estate Blog [Save \\$\\$\\$ Selling Your Own Home FREE eBook Shows You How!](#)



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