

LIST YOUR HOME

**FOR
1%***

As Seen On:



BEST OF LAS VEGAS 2016 & 2017



SELLING HOMES FOR RECORD VALUE!
FULL SERVICE. MLS, ZILLOW, TRULIA, REALTOR.COM

OVER 3000 SOLD

**GREATEST SELLERS MARKET EVER!
HISTORIC HOME SHORTAGE!**

Many areas of Las Vegas have seen home values double. There is a RECORD home shortage. Take advantage of the Greatest Sellers Market in history. Steve Hawks is in the top 1% of real estate agents in America. We have sold over 3000 homes since 1998. We use technology to get 100 times more exposure and pass that savings on to you! Our 22 point Extreme Marketing program gives sellers get a distinct advantage over other homes in the area. Steve's recently sold listings have set record values not seen since 2006.

RYAN SHUGARS

B.S. Business Marketing

STEVE HAWKS

B.S. Finance Real Estate and Law

LIST HOME 1%*



702.800.0801

Commissions are not set by law. All commissions are negotiable. There are no standard commission rates. Each seller decides total commissions paid. Disregard if currently listed.

SETTING **RECORDS** IN LAS VEGAS!

SELL FOR MORE AND JOIN THE RECORD BOOKS!

Macdonald Highlands



SOLD for \$1,200,000.
Profit = \$400k in 12 months

SOLD



SOLD for \$200,000
Above comps!

Southern Highlands
Country Club



SOLD for TOP DOLLAR
In less than 90 days!

Anthem Country Club



SOLD for RECORD VALUE
\$224 /SqFt in Anthem CC

Just Listed!



JUST LISTED! \$1,250,000
Views of Entire Valley

Just Listed!



JUST LISTED! \$1,900,000
Golf Course + City Views

RECORD VALUE



SOLD FOR HIGHEST VALUE
Since 2006!

Summerlin
with RV Parking



SOLD \$37,000
Above Comps!

HOW WE MARKET **BETTER** THAN THE COMPETITION!

OUR TEAM COMES FROM FORTUNE 500 MARKETING COMPANIES!

- ✓ Exclusive High Impact Marketing
- ✓ Technology Changed the Game in 2010
- ✓ We Always Hire Top Luxury Photographers
- ✓ Buyers are Empowered By Zillow & Realtor.com
- ✓ Zillow & Trulia Redfin Dominate Home Searches
- ✓ Over 80% of Las Vegas Agents Are Part Time
- ✓ TV Commercials Exposure
- ✓ Hedge Funds Call Us To Buy Homes
- ✓ Leverage Ad Serving Networks
- ✓ NO Longterm Contract
- ✓ We Host Large Investor Events



STEVE HAWKS

PLATINUM
REAL ESTATE PROFESSIONALS

702.800.0801

HOW TO PAY **LESS** COMMISSION & GET **MORE** MONEY!

DONT LET YOUR EQUITY GO TO WASTE!

JUNK FEES

- BROKER SPLIT = **WASTE!**
- COACHING FEE = **WASTE!**
- TRANSACTION FEE = **WASTE!**
- FRANCHISE FEE = **WASTE!**

MARKETING SPEND

- OUT OF POCKET MARKETING

DONT WASTE
YOUR EQUITY
PAYING OUTDATED
FEE STRUCTURES!



OTHERS **OUTDATED**
BUSINESS MODEL

WE HAVE NO
WASTE FEES!!



OUR HIGH IMPACT
MARKETING BUDGET

OVER 85% OF LAS VEGAS AGENTS ARE PART TIME!

Many agents have to pay a franchise fee and split commissions with their broker this expense is passed on to you in higher commissions and junk fees. Some of these splits are as high as 75% to the broker and only 25% to the agent. If an agent cannot negotiate a good deal for themselves how are they going to negotiate top dollar for your home? This is one reason THEY NEED to get 6%.

DON'T LET A PART TIME AGENT TIE YOU UP IN A 6 MONTH CONTRACT

WE HAVE NO LONG TERM CONTRACTS!

OUR PAST CLIENTS ARE OUR **BIGGEST** FANS!

CHECK US OUT, DIRECT FROM THE SOURCE

"Steve sold our home for the highest amount since 2006 in our area. A China Cash buyer paid list price just like Steve had said would probably happen. I highly recommend Steve. He has a great personality, is very respectful, knowledgeable, and very timely. He always was on top of everything. I never had to wonder about anything. He always kept us informed. Very important he always listened to all your concerns and did not rush or was never too busy. He took pride to make sure you understood everything and you were always satisfied. Let me say I am 67 years needless to say I have experienced a lot. I would put Steve in the top 10 Individuals I have met in my life and as a businessman in the top 2."

- Phil D

"We interviewed many luxury agents that all claimed the same thing. We saw Steve on TV and heard his radio show straight talk with the hawk. It made sense his high impact luxury marketing the use of the latest technology and professional photographer. Steve's infomercials, bus tours for china cash buyers and California residents escaping taxes brought in more potential buyers for our home. STEVE sold our house in 16 days. It was a California buyer too. Steve's High Impact marketing program is no joke. I told Steve to show us the money and he came through."

- Richard J

SEE MORE
TESTIMONIALS AT

SOLD

www.SellMyHomeLV.com

WHY CALL THE **IMITATORS!** CALL THE **ORIGINATORS!**

THE LEADING HOMEOWNER ADVOCATES



WE ARE SELLING HOMES FOR **RECORD** VALUE!

EXCLUSIVE HIGH IMPACT MARKETING AND NETWORKING. BOOTS ON THE GROUND!



INVESTOR BUS TOUR



CHINA CASH BUYERS



INVESTING STRATEGY GROUP



CALIFORNIA EXODUS PROGRAM



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