



Buy before you sell

There's a better way to buy your next home

If you're like most people, you'd need to sell your old home before you could buy a new one. But now you've got a better option. You can make a cash offer on the new home you love — and then sell your old one.

✓ Buy first, sell second

Avoid the risk and hassle of selling first so you can move on your terms and timeline.

✓ Shop with confidence

Enjoy the certainty of being a cash buyer with a guaranteed offer on your old home.*

✓ Close faster

Eliminate the finance and home sale contingencies for a faster close.



“

This process made buying and selling super easy! I loved that I could find my dream home before selling. It took the pressure off.

Heather
Austin, TX

“

We were able to move into our new home without the fear that we'd be stuck with two mortgages. The value that you get relative to the cost is outstanding.

Matthew
Spring, TX

“

The builder refused our contingent offer so we used *Buy before you sell*. We would not have our amazing house without this service.

Katherine
Bastrop, TX

Buy before you sell for an effective fee of 1.4%*

Convenience fee

Often rolled into mortgage

Our standard convenience fee in Washington is 2.4%. But if you use Homeward Mortgage, you'll receive a 1% credit at closing, making your effective convenience fee 1.4%.

+

Rent

Deferred until you close

Homeward prorates your rent by day. Buyers pay an average of only 45 days of rent.

*Homeward's standard convenience fee is 2.4% of the purchase price of your new home. If you finance your purchase with Homeward Mortgage, Homeward's affiliate lender, Homeward will contribute 1% of the purchase price toward your closing costs, so that you pay an effective convenience fee of 1.4%. That said, you're free to obtain your loan from any mortgage lender you choose and still make a Homeward Cash Offer.

Buy your next home the calmer, more convenient way

HERE'S HOW IT WORKS

1



Get approved

We approve you for a specific amount so you can start shopping and be ready to make an offer as soon as the house you want comes on the market.

4



Move into your new home

You can move into your new home as soon as we close on it. Prorated rent begins the day we close and you can rent from us for up to six months.

2



Make a cash offer

We work with your agent to make a cash offer on your new home. Cash offers are four times more likely to beat financed bids.

5



List and sell your old home

List your old home and sell it for top dollar. We're able to provide Floor Price Certainty to most homebuyers. So if your home doesn't sell in six months, we'll buy it from you.

3

Win the home

The seller accepts your offer. We work with your agent to finalize the purchase. You'll have a few tasks to complete, too, including paying your earnest money deposit, scheduling an inspection, and signing mortgage disclosure documents.

6



Buy back your new home

Finalize your mortgage and close on your new home by buying it back from us.

Contact your agent to learn more or get started