

## Want to sell your house in 2009?

### ***Home sellers tip #2 (Second in a series of tips for sellers ...)***

#### **Set the correct asking price when you first list your home!!**

Did you try to sell in 2007-2008? And is this following statement indicative of how that process went? Little, or no, buyer traffic. And no written offers, from buyers, to purchase your home?

Nowadays, buyers research home values on the Internet. Sites like [zillow.com](http://zillow.com), [trulia](http://trulia.com), [Realtor.com](http://Realtor.com) and others give home buyers all the info they need to get a mostly accurate appraisal on what your home is worth. If your initial asking price is too high, then buyers don't show up to look at your house .... And they don't make written offers to buy your house. Remember sellers tip #1? In the 2009 real estate market, your house is worth more today than it will be worth 3-6 months from now? So setting the correct asking price today .... Is the most critical part of getting your home sold for top market value dollar.

This is where real estate expertise, and experience, come into play.  
If you have questions, please email me or visit one of our websites listed below.

The Tom Lyons Real Estate Team  
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