



Local



Family Owned



Community Trusted



Home Warranty
Advantage

SELL YOUR HOME FASTER, GET A HIGHER PRICE AND GIVE BUYERS CONFIDENCE!

- Most home buyers would prefer to buy a home protected by a home warranty

Source: Gallup

- Systems and appliance protected homes sell much faster

Source: National Home Warranty Association

- Homes with a home warranty sell for more than homes without

Source: Business Week

A seller's home warranty is a specific, limited warranty that the seller can get for financial protection in case of a mechanical failure of a major system or appliance before closing. [Advantage Seller's Home Warranty](#) covers critical systems and appliances at no cost to the Sellers. Advantage Home Warranty provides protection for Sellers during the listing period up to six months for FREE. There is a \$50 Trade Call Fee and a \$2,000 cap. This coverage is transferrable to the home buyers at closing.

Please note that Advantage Home Warranty will not cover repairs and replacements that are noted on a home inspection. Home sellers should know that our home warranty will only cover repairs and replacements that fail after coverage begins.

If a home inspection turns up a problem in a home, the home buyers and realtor should ask for the problems to be fixed before they close on the home. If not, they should ask for a discount on the home in order to pay for the systems and appliance repairs themselves. Then, make sure to gather the receipts for the repair work completed and send them to contact@AdvantageHW.com along with the home inspection so the record shows everything was in working condition at the start of home warranty coverage.

Providing this coverage lets potential buyers know the home you are selling is protected, creating Peace of Mind, confidence and security. It provides you with a competitive edge that no FSBO or reduced commission provider can match.

COVERED ITEMS AND CONDITIONS FOR SELLERS.

Freon	\$50/lb
Electrical System	✓
Gas Line	✓
Plumbing/Stoppages	✓
Permanent Sump Pump	✓
Heating system - 2 units	✓
Heating system, Geothermal	✓
Central Air Conditioning - 2 units	✓
Duct Work	✓
Water Heater - Electric, Gas or Tankless	✓
Oven/Range/Cooktop	✓
Built-in Dishwasher	✓
Built-in Microwave	✓
Refrigerator and Built-In Ice Maker	✓
Garbage Disposal	✓
Instant Hot Water Dispenser	✓
Washer and Dryer	✓
Garage Door Opener	✓
Ceiling/Exhaust/Attic Fans	✓

Single Family Home/Condo/Townhome under 5,000 sq ft: **FREE**

Maximum Aggregate Liability: **\$2,000**

Length of contract: **6 months**

Trade Call Fee: **\$50**