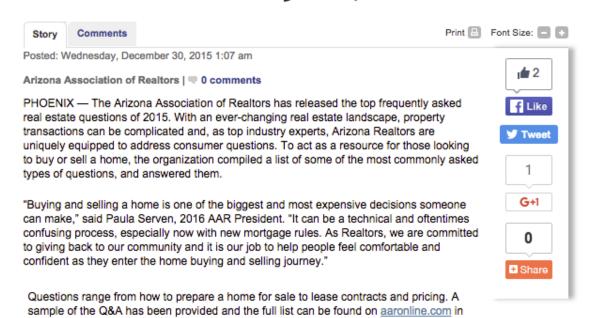
Arizona Republic – New Homes Section December 30, 2015



Real estate Q&A serves as resource for buyers, sellers



Q: As a first-time home buyer, where do I start?

the blog section.

A: First, get pre-qualified with a lender. If you don't have a lender, ask a Realtor for referrals. To find a Realtor, look at for-sale signs in the neighborhood you want to move into, ask your friends or family and try the FIND A REALTOR tool on <u>AARonline.com</u>.

Q: I've found water damage since buying my home — including in a weight-bearing wall less than a week ago. What can I do?

A: Pull your inspection report and ask the inspector to review it with you, then call your Realtor to voice your concerns as well.

Q: I'm thinking about buying a condo soon because rents are rising. What should I be aware of, what are my first steps and who pays my Realtor?



A: Contact a lender and a Realtor, and be sure to review any homeowner's association governing documents before completing your purchase. As far as a typical buyer-broker agreement, the seller pays a commission to their own agent, and the seller's Realtor pays a commission to the buyer's Realtor.

The Arizona Association of Realtors represents Arizona Realtors who hold active real estate licenses and subscribe to a strict code of ethics, as set by the National Association of Realtors, that go above and beyond the mandates of the law.

Realtors strive to always be the best prepared real estate practitioners and uphold the highest standards of practice. In addition to providing a number of member benefits and services including risk management, education and a legislative voice, AAR is dedicated to the protection of private property rights for all Arizonans.

AAR is the largest trade organization in the state, with more than 43,000 members across five regions and 19 individual associations.

Members are licensed real estate professionals who hold themselves to the highest standards of preparedness and ethics. The organization includes professionals from all areas of real estate such as residential, commercial, property management, land, appraisal and relocation.

To learn more, go to www.aaronline.com.

