



NC For Sale By Owner Pros Complimentary Pricing E-Guide

Yes You Sell It Yourself, But Not Alone



Introduction

Selling a home is one of the largest financial decisions most people will ever make. For decades, homeowners have had only two choices: hire a traditional listing agent and pay a full commission, or attempt to sell the property entirely on their own. Both paths come with challenges. Full-service representation can cost tens of thousands of dollars, while selling alone can feel overwhelming—especially when it comes to pricing, marketing, paperwork, negotiations, and legal compliance.

NC FSBO Pros was created to offer a third option. A smarter, more flexible path that allows homeowners to stay in control of their sale while still having access to professional guidance, support, and protection. Our mission is simple: empower you to sell your home yourself—without feeling like you're doing it alone.

To make this possible, we developed a tiered pricing system that lets every homeowner choose the exact level of help they want. Whether you prefer minimal guidance or near full-service support without paying full commission, there is a package designed to fit your needs, your experience level, and your budget.

1. Why Traditional Commissions Are So Expensive

Most real estate transactions involve a 5%–6% commission, split between the listing agent and the buyer’s agent. On a \$325,000 home, that means \$16,000–\$19,500 in commission—before seller closing costs are added.

For many sellers, this represents a significant loss of equity. While traditional agents provide valuable services, not every homeowner needs full representation. Many sellers are comfortable managing showings, communicating with buyers, or even negotiating, but still want professional oversight to avoid costly mistakes.

2. A Flexible, Transparent Tiered Pricing Model

Instead of charging a percentage of your home’s value, we offer flat-fee service tiers. This structure gives you complete control over your costs and allows you to keep more of your equity.

Entry-level tiers provide education, tools, and foundational guidance.

Mid-level tiers add marketing support and transaction assistance.

Premium tiers offer near full-service support—without the traditional commission.

3. What You Receive: Real Value, Real Support

Depending on the package you choose, you may receive:

- Professional guidance from licensed real estate experts
- Pricing strategy and market analysis
- Marketing recommendations and exposure strategies
- Buyer screening and safety protocols
- Offer review and negotiation support
- Contract guidance and transaction coordination
- Closing preparation assistance

These services are designed to protect your interests while allowing you to remain in control of your sale.



4. A Clear Example of Potential Savings

Home Price: \$325,000

Traditional Model:

- 6% Commission: \$19,500
- Estimated Seller Closing Costs: \$7,000
- **Total Cost: \$26,500**

VS

FSBO With Professional Support:

- Flat Service Package: Example \$1,200
- Buyer's Agent Commission (if offered): Example \$6,500
- Estimated Seller Closing Costs: \$7,000
- Total Cost: \$14,700

Approximate Equity Retained: \$11,800



5. Pricing Your Home Correctly

You control your listing price. Pricing too high can lead to extended market time and eventual reductions; pricing too low may leave money on the table. To help you make an informed decision, we provide a Comparative Market Analysis (CMA) based on current market trends.

With both a real estate team and a mortgage lender supporting your marketing strategy, you gain a strong, data-driven foundation for your initial listing price—a winning formula for attracting qualified buyers.

6. Safety, Support, and Peace of Mind

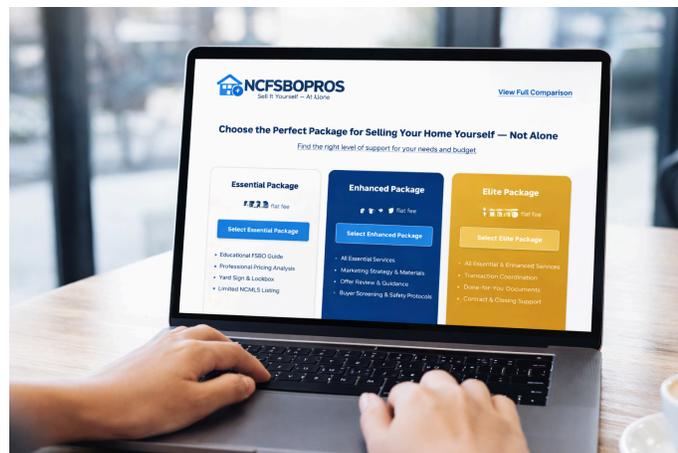
One of the biggest concerns for FSBO sellers is safety. From meeting strangers to handling legal documents, the process can feel risky. NC FSBO Pros emphasizes structured communication, buyer vetting, and professional oversight to help protect you throughout the transaction.

You're not simply posting your home online and hoping for the best—you're following a proven, guided system designed to keep you safe and informed through limited personal exposure.

7. Choosing the Right Package

Your ideal package depends on your comfort level, timeline, and experience. Sellers who want maximum savings may choose a basic tier, while those who prefer guidance from start to finish may select a premium option.

If you begin as a traditional FSBO and later decide you want additional support, we can seamlessly step in and list the property for you. Multiple client discounts ensure you always receive strong value.



Conclusion

NC FSBO Pros gives homeowners a powerful alternative to the traditional real estate model. With transparent pricing, flexible service levels, and professional guidance, you can sell your home confidently while preserving more of your hard-earned equity.

⚡ Limited Availability Notice

Because our programs involve hands-on support, we work with a limited number of sellers at a time to ensure every client receives the attention they deserve.

To better serve you, we begin with a quick assessment to determine which package and level of support best fits your goals, timeline, and property.

Your personalized plan will help you:

- ✓ Understand your potential savings
- ✓ Identify risks before they become costly mistakes
- ✓ Choose the right level of support
- ✓ Move forward with clarity and confidence



[Assessment](#)

Next Step: Get Your FSBO Game Plan

If you're considering selling your home FSBO, the next step is

a quick 10-minute consultation where we will:

- ✓ Estimate your potential commission savings
- ✓ Review pricing strategy
- ✓ Show you the best FSBO package for your situation

Schedule here:

ncfsbopros.com/consultation

6 [chat with us](#)