

Charlottesville Real Estate Inspections Needn't Spark Jitters

As worrisome physical symptoms go, house inspection jitters should not be worrisome in the least. Neither Charlottesville home buyers or their counterparts (Charlottesville home sellers) need be troubled if they find themselves awaiting the house inspector with mounting anxiety: these are perfectly normal symptoms. My advice echoes *HGTV*'s prescription for a "Drama-Free Real Estate Rx"—in their words, "***Don't Freak Out.***"

The utter normalcy for pre-inspection jitters is indisputable—as is their cause. If you are the seller, you can be perfectly satisfied that you have done everything possible to ensure that your Charlottesville home is in tip-top shape, and yet be aware that some totally unknown malady (that only a sharp-eyed house inspector could ever uncover) might be lurking. If you are the buyer, you've found the house you've been searching for, but know that all the plans you've set into motion could be derailed by some unanticipated dire structural finding.

With so much on the line, the house inspection is usually viewed as the last possible monkey wrench that could be thrown into the works of the deal. Jitters are appropriate.

The prescription for real estate inspection jitters is to realize that although deal-killing inspections are certainly possible, they aren't all that likely. The reason is that almost any set of negative findings can be dealt with rationally: in terms of dollars and cents. Your Charlottesville real estate agent (hopefully me!) is expert at doing away with post-inspection jitters. If the problems are so minor that they don't bother the buyer, the jitters disappear all by themselves.

If more major items are in play, contractor bids can be gathered and compared, and the probable costs factored into a renegotiation which results in a deal that seems fair to all. The most frequent result is the calm knowledge that the house inspection jitters were quickly put to rest via a mature and rational solution: freak-out not warranted.

Helping buyers and sellers appraise the results of Charlottesville real estate inspections is only one part of how we can help you when it comes to the very important project of buying or selling Charlottesville properties. I hope you'll consider giving us a call!



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SETH BATTON

REALTOR, ABR®, e-PRO®, GREEN®

Born and raised in the Shenandoah Valley of Central Virginia, I love everything outdoors. Most of my free time is spent hiking, rock climbing, playing water sports, or cooking out on the back deck with friends. As a child, my parents built me with the core values of a southern gentleman. Trust starts with honesty and honesty builds integrity. I'm a technology guru! One of my favorite hobbies is restoring old homes in depressed neighborhoods to meet the needs of our generation today. My mission is to build a career worth having, a business worth owning, and a life worth living. Being GREEN® is more than just the resource efficiency of your home. It's a lifestyle choice! Let's discuss how to minimize your carbon footprint in everyday life by simplifying your daily commute, decreasing your household energy costs, and boosting the efficiency and sustainability of your daily routine!

I'm an Accredited Buyer's Representative (ABR®) with the National Association of Realtors. Which means I have extensive training to help walk you through the home buying process from start to finish. From lenders and home inspectors to mortgage agents and closing companies, together we will find the best home for your family's needs!

As an e-PRO®, I can show your home to over 500 million visitors today. And you don't even need to vacuum! Curb appeal isn't just about looking good from the street. It's about looking good from the digital highway!

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