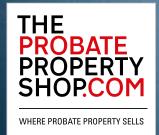
# Probate Property.

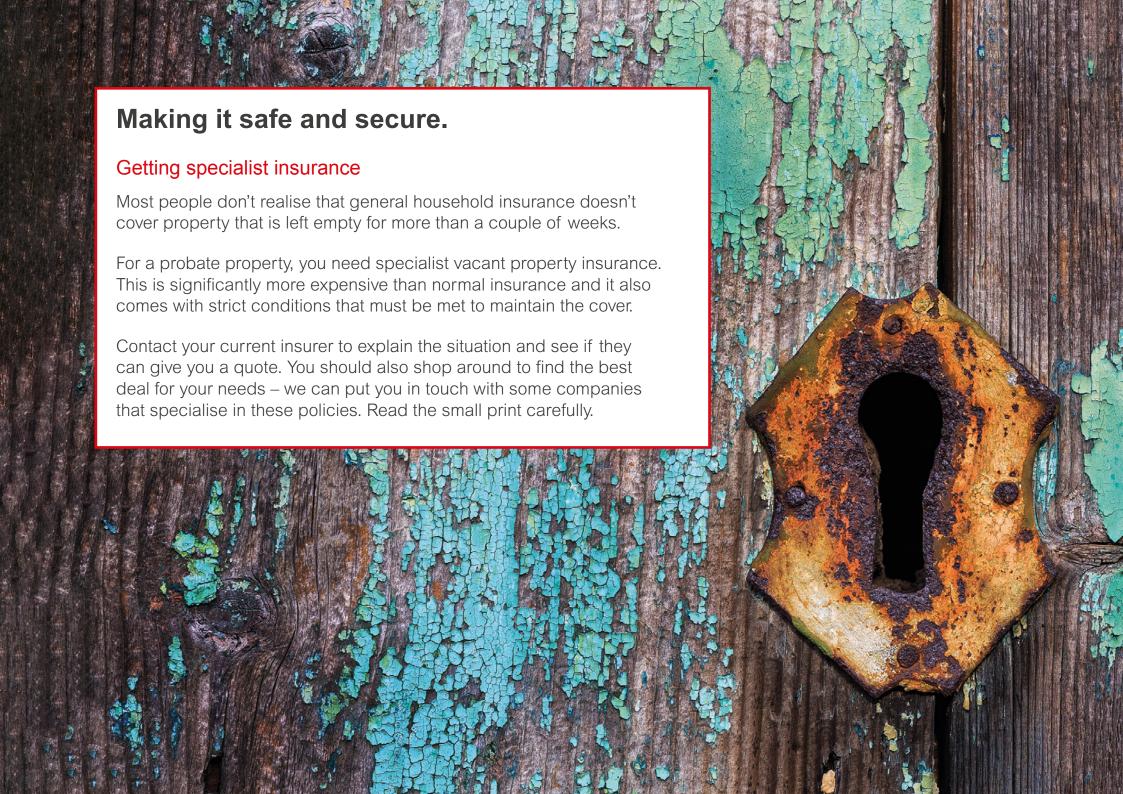
Your essential guide to making probate property safe, secure and ready for sale.

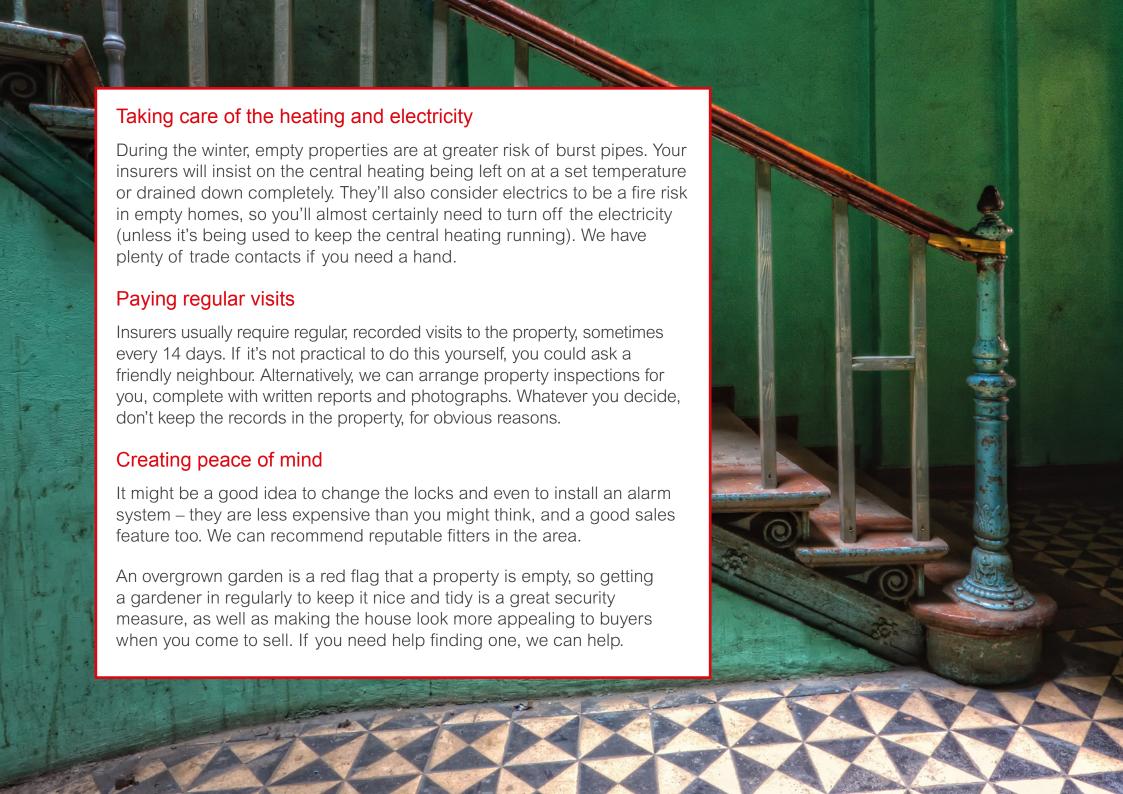


The specialist probate estate agency.









## Getting it ready for sale.

#### Clearing the house

One of the most difficult steps for any family dealing with probate property is the house clearance. It's not simply bricks and mortar; it's a home full of memories, which can make this task feel overwhelming. It's important to take your time.

It can be helpful for each family member to visit and choose items of sentimental value they would like to keep. From a probate point of view, if there are any items of significant financial value, you'll need a formal contents valuation.

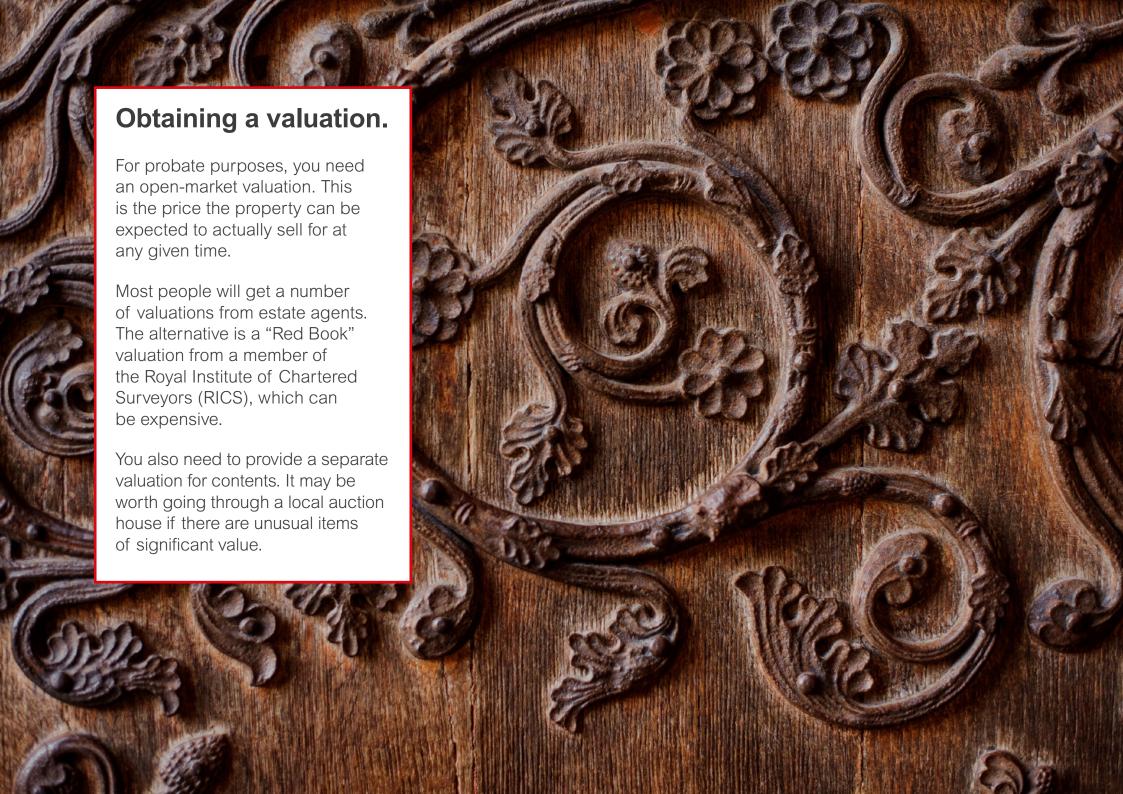
After you've removed everything of sentimental or monetary value, the next step is to get the property emptied of what's left, cleaned, and the garden tidied, so it can be viewed in the best light by potential buyers.

## Removing the negatives

If there are major structural issues, we can help you obtain quotes to make it easier for buyers to get a mortgage agreed. The costs for repairs are often a lot lower than you'd think. Being upfront from the start also creates goodwill all round and can speed up the sales process, because buyers know what they are getting involved with.

We can put you in touch with people to help at any stage, from final clearance and cleaning to repairs, regular maintenance and gardening.







# If you need advice, just call.

The Probate Property Shop is the first estate agent in the UK specialising solely in marketing and managing probate property.

It's a unique, nationwide service created with one single goal: to help families and executors achieve the best possible price, using our expertise and experience to make a difficult time a little bit easier and a lot less stressful.

## Free valuation and property inspection

Why not get in touch for a free property valuation and to chat through the information you need for your specific circumstances, so you can make an informed choice?

#### Special offer

If you decide to instruct us, we'll also arrange free property inspections for the first three months for your peace of mind.





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