



Real Estate Experts

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Investor's Package

In addition to finding and negotiation the best real estate investment for you, the Investor's Package is a list of services we provide to you when you choose Bombora Investments as your real estate agent.

- All dealings follow the four Guiding Principals
- Comparative financial analysis of investment options using the internal rate of return on your invested capital
- Free weekly email of San Diego County foreclosure listings
- Photos and videos of target properties for you out of town investors
- Free personalized Client Gateway. The Client Gateway is a unique, personalized website that we create especially for you. You can enter the website at anytime to view new or changed listings that meet your search criteria. You will be able to easily manage the properties on your website by filing them into categories such as likes, possibilities, and dislikes. You will be able to share notes on any property with your agent, and in turn your agent will also have the ability to add notes, flags, or recommend additional listings. The properties on your gateway will be updated as there are changes in availability or price.
- Free RELAY® account. Relay is an online transaction management system that tracks and manages all transaction information and activities from listing through closing, including: listing and sale information, transaction contacts, documents, client satisfaction, and all communications throughout the transaction.
- Free E-signature account through DocuSign. The e-signature account gives you the option to digitally sign your documents. It's easy to setup and means no printing and faxing paper. Very popular benefit to our clients.
- Digital copy of your paperwork on a CD
- Detailed analysis of your financing options

The following a la carte services are available to you for a reasonable fee:

- Property management as needed for the first 10 months. This gives you some time to determine if you want to hire a management company or do it yourself. We charge \$200 plus 10% of the collected monies.
- Project management of initial property rehab or repairs. Fee depends on the property.
- Tenant screening and placement. If you just want us to place your first tenants we charge \$500 per unit.