

ARMSTRONG CREEK HOME SOLD IN 3 DAYS

**Sarabjeet Singh
celebrates with the
Rubiano family at
their new home**

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EASTWOOD
ANDREWS

Sorry, I'm
FORTAKEN.E

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Newtown Family choose Eastwood Andrews to sell their Mother's home

In the heart of Geelong, property sales are not just transactions; they're emotional journeys. Guiding homeowners smoothly through these journeys is Eastwood Andrews, a team that's become synonymous with trust, professionalism, and excellent results in the Geelong region.

When Gabby Spiller decided it was time to sell her mother's cherished home at 101 Camden Road, Newtown, she turned to Nicole Andrews from Eastwood Andrews Real Estate.

This decision proved transformative, not only for the sale but for the entire journey.

Nicole Andrews exemplifies the ethos of Eastwood Andrews, which believes in selling properties across all suburbs in Geelong, regardless of price levels.

But what sets the team at Eastwood Andrews apart?

"We appreciated Nicole's advice to help us prepare the home as best possible for sale and her honest and sincere approach," Gabby remarks.

The more you examine the strong track record of Eastwood Andrews, the more you come to realise that there are three reasons for their ongoing success.

1. Expertise and Negotiation:

Eastwood Andrews boasts a team of experienced salespeople. Their prowess lies in negotiating to ensure the best sale price.

Gabby says, "Communication, expertise, and their professional approach were outstanding."

2. Strong Marketing and Presentation of the Home:

The home in question was listed on prominent websites and attracted significant interest.



It welcomed over 72 visitors across 12 open inspections, ultimately resulting in three offers.

3. Well-Informed Vendors:

The Eastwood Andrews team believes in empowering homeowners. Throughout the sales process, they kept Gabby updated, enabling her to make informed decisions. This transparency was crucial, especially given the emotional attachment to the property.

Gabby's testimonial touches the heart, reflecting the deep relationships Eastwood Andrews fosters with clients.

"We sold my mum's home with Nicole after meeting her several months before we were ready to sell. We would definitely call Eastwood Andrews again for future sales without a second thought," she shares.

This relationship-driven approach is at the core of Eastwood Andrews. Their team emphasizes the pre-sale preparation, offering invaluable advice to homeowners to ensure properties are presented in the best light.

They understand the sentiments attached to homes, especially when downsizing, as was the case with Gabby's mother.

Beyond individual salespeople, the strength of Eastwood Andrews lies in its cohesive team.

Their agents live in the area and possess unparalleled pricing, presentation, and marketing knowledge.

The team's commitment is evident from pre-market preparation to open inspections, negotiations, and all the way to settlement day.

The property at Newtown was sold for \$1,090,000 within two months—a remarkable feat considering the average sale time in the area is 120 days.

Right now is the perfect time to sell, as the Eastwood Andrews team has been taking phone calls from families wanting to buy in the Geelong area.

If you would like to sell your property, call Nicole Andrews at 0421 521 230.

SOLD IN 3 WEEKS: Sarabjeet Singh's Expertise Makes All The Difference

Geelong is seeing some tremendous results in the real estate market. At the forefront of these achievements is Sarabjeet Singh, who's proving time and again that he is the top choice for selling properties in and around the Geelong region.

In a recent sale at 3 Snedden Street, Armstrong Creek, Sarabjeet demonstrated his unique prowess by closing the deal within an astounding three weeks.

To put this in perspective, the average time to sell in the area is 45 days.

Not only did Sarabjeet speed up the sale, but the home was also sold at a commendable \$655,000, exceeding its listing price.

Sarabjeet Singh: A Trusted Choice for Repeat Business

This wasn't the first time Sarabjeet impressed the vendors, the Patel family.

"This is the second time we have used Eastwood Andrews to sell through," said Mr Patel.

"We first met Sarabjeet a year ago when he sold our first home, and due to that great result there was no hesitation in calling him to sell our second property."

The Patels further credited Eastwood Andrews for their seamless property management.

"Eastwood Andrews helped us with a no-fuss property management experience until we were ready to sell, and Sarabjeet helped us make the property ready for sale," said Mr Patel.

"Great advice, experience, fantastic communication, and another great experience. We will definitely be back when we have



another property to sell."

For those wondering why they should consider listing their property with Sarabjeet, there are plenty of reasons:

Intimate Area Knowledge:

Sarabjeet possesses vast knowledge and experience in Geelong and its surrounding areas, ensuring your property is marketed to its highest potential.

Property Management:

Before listing, Sarabjeet and his team managed the Patel's property, preparing it for the best possible sale. This attention to detail translates to quicker sales at better prices.

Broad Buyer Database:

With a good database of contacts interested in buying homes in the area, Sarabjeet can swiftly match properties with potential buyers, ensuring efficient sales.

Excellent Marketing

The property was listed on well-known websites, including realestate.com.au, domain.

com.au, and Eastwood Andrews website.

What was the result?

Three open inspections were conducted, attracting a total of 21 potential buyers.

From this interest, Sarabjeet attracted three offers for the property, leading to a sales result that exceeded the listing price.

So, if you're a property owner in Geelong looking to sell, there's no doubt that Sarabjeet Singh is your go-to expert.

With his unparalleled knowledge, experience, and the backing of Eastwood Andrews, you're not just listing your property – you're ensuring its swift and successful sale.

To sell your property, call Sarabjeet on 0416 431 578.

Why Geelong property owners choose Melanie Backer to manage their rental property

For property owners leasing their properties in the Geelong area, it can be challenging without a good property manager looking after your investment.

That's why many are turning to a trusted name in the industry: Melanie Backer.

With seven years of property management experience, Melanie Backer is no stranger to the intricacies of the rental market.

Having someone with Melanie's expertise is a boon for landlords and property owners.

Her deep understanding of the importance of effective communication and the value of impeccable customer service sets her apart in a competitive industry.

What Makes Melanie Stand Out as a Property Manager?

Many aspects of Melanie's work have earned her the trust and loyalty of her clients:

1. Friendly Approach:

In an industry where relationships matter, Mel's warm and friendly demeanour makes all interactions pleasant.

2. Unparalleled Work Ethic:

Melanie is known for her dedication and commitment, ensuring every task is completed with precision.

3. Leadership Skills:

Melanie's leadership ensures everyone is aligned with the mission of providing top-notch service.

4. Attention to Detail:

From paperwork to property

inspections, Mel's meticulous nature ensures nothing is missed.

5. Local Knowledge:

Being well-versed in the Geelong region's rental market, Melanie provides valuable and actionable insights for property owners.

6. Prompt Maintenance Solutions:

Issues related to property maintenance can be a headache for landlords. With Mel, swift action is a guarantee, ensuring properties remain in top condition and tenants are content.

What do landlords think of Melanie Backer's service?

One landlord who gave Melanie a five-star rating commented:

"I am very lucky to have Melanie Backer managing my rental property so wonderfully," said Kylie.

"Her knowledge and professionalism took the stress out of entering the property market, and her excellent communication continues to make everything easy for me. Thanks, Mel, for your great work."

Another long-standing client, Sandy Johnston, commented,

"Melanie and the team have been managing our rental property since we purchased the property (also through Eastwood Andrews).

"As we live remotely, it has been important to have excellent communication and to be able to trust the people you deal with.

"Melanie has made this a painless experience for us. Both our buying and rental



management experience with this agent have been first-class.

"I recommend them highly and without reservation."

In a dynamic property landscape, having an ally like Melanie can be the difference between success and stress.

If you're a property owner in the Geelong area looking to lease your property, consider the unparalleled expertise and dedication that Melanie Backer brings to the table.

After all, in the world of property management, it's the personal touch that truly makes a world of difference.

To find out the next steps you can take to have your property leased to a quality tenant, call Melanie Baker today on 03 5201 0575.