

Home Buyer Tips

Obtain preapproval or proof of funds

: Across the state, sellers only want to talk if you can show them the money.

Interview the real estate agent, attorney and lender before hiring them

: Buying a home can take several months. Make sure you're working with someone you like and trust. Look beyond the interest rates or commission.

Affordability

: Reduce the threat of foreclosure or bankruptcy by thoroughly reviewing all costs associated with owning a home. Look beyond the sale price and take into consideration other factors, such as closing costs, principal and interest, homeowners insurance, and school and local property taxes.

Exemptions/Credits

: Ask your real estate

attorney

whether there are any tax exemptions or credits you can take advantage of as a homeowner.

Ask questions, even silly ones

: When buying a house, the last thing you want is a surprise. Get answers sooner, rather than later.

Credible inspection

: Always have a certified engineer inspect the property.

The closing date can be a moving target

: Very rarely is it advisable to purchase a house without making it contingent upon having a home inspection. Unexpected factors often arise before the closing. Be prepared to make last-minute changes, but don't make hasty decisions.

Call a Tully Rinckey PLLC real estate law attorney today. With offices in Buffalo, Rochester, Syracuse, Binghamton and Albany, we can represent individual buyers and sellers, businesses and lenders throughout New York state.

To schedule a free initial consultation with a real estate law attorney, call 1-888-LAW-4LIFE or e-mail

If your legal matter is urgent, call our corporate headquarters in Albany, NY at 518-218-7100 to speak to an attorney 24 hours a day, seven days a week. The firm is responsive to the needs of current and prospective clients. We will respond to phone calls within normal business hours and e-mails within the next business day.