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Also known as the coolest cars we've found on the site in recent months. It's okay if you think CarBuzz has been on Craigslist's payroll for the last few months. We've been writing a lot lately about cool cars for sale on the site. It wasn't sponsored content, just a love of finding amazing cars for sale in strange places. Our search has yielded many listings for supercars, some new cars being flipped and one or two really, really stupid rogues. We intend to continue our journey to find the best cars on Craigslist but this week we look back at some of the best cars we've found so far. So far the Porsche 918 Spider is the only member of the Trinity hypercar that has been listed for sale on Craigslist. Okay, that may not be entirely true, but it's the only member of the exclusive group of three that made him into this series. (Again, if you have seen a Ferrari LaFerrari or a McLaren P1 for sale on Craigslist please let us know.) Since the last time we saw this 918, its price has dropped slightly. It was originally listed at \$1.59 million, but now it's down to \$1.49 million. The car is still listed on the online inventory of Empire Exotic Motors, an Addison, Texas, agency that originally advertised the Craigslist bustle. For reference its price is about \$600,000 over the original 918 and \$845,000 price tag. It doesn't seem like an unfair price to us, but maybe the craigslist crowd disagrees. Perhaps the agency should offer deals for jet skis and home repairs in its next Mahwa. If you're wondering why 918 has already appeared on Craigslist when P1 and LaFerrari are nowhere to find we think the reason is coming into production. A total of 918 units of hybrid hypercar were manufactured, which is far more than the 375 P1s McLaren made or the 499 LaFerraris Ferrari built. Being the first member of the Trinity hypercar to be featured in Craigslist was easily enough for the 918 Spider to secure a place on our list of the best Craigslist cars. If you see a Nissan R34 GT-R for sale on Craigslist the chances are it's a scam. We wrote about a scam like this before we found this pearl on Craigslist Miami. Said Pearl is a 1999 Nissan GT-R V-SPEC with 16,000 miles on it and a asking price of \$64,999. The seller claimed to have all the paperwork in order even though the car is not technically being cleared for import into the US, at least as far as the 25-year import ban goes. We took the seller's word for it, partly because the moustatic seemed legitimate and partial because we wanted to believe that legal R34 was casually lounging around Craigslist waiting to be bought by a wealthy JDM Fenty. For offering people the chance to own an R34 GT-R sooner than late this car earns our best place on the list. The Ferrari F40 is a legend in the automotive world, and to see one for sale at Craiglist was truly amazing. Made famous by San Francisco Sports Cars, and If Eventually see the car on Craigslist and buy it then the agency will get a spectacular return on its investment. The cost to advertise the 2000s on Craigslist as an agency is \$5. The F40 was listed for sale at \$1.49 million. We actually talked to San Francisco sports cars and learned that all of its cars are listed on Craigslist as it puts a high priority on the local business. It's an agency that understands that, folks. The fact that it's one of the most legendary super cars ever earns the F40 instead of this list. Hell, this may be the coolest Craigslist car we've ever come across. Of course we'd be careless if we didn't pay tribute to the cheaters we've seen so far. The fins will leave us alone, but the dolls trying to sell Kanige Regress and Bugatti Veyron don't deserve another round of ridicule. Although we really want Craigslist pulled these fake messages faster it's always funny to see people thinking they'll actually be able to pull a quick one on those on the market for ultra-exclusive billion-dollar hypercars. Selling your stuff a long way from advertising an advertisement in your local paper, thanks to the Internet. But what about selling your own house? Is for sale by the owner (FSBO) really as easy as planting a sign in your yard and waiting for buyers to stroll in? Hint: When you sell the most expensive thing you own (your home), it's once when you always have to be a pro on board! Let's find out why. What is for sale by the owner? For sale by an owner is when the owner of a house sells it themselves – without any representation of a real estate agent. You may even have seen yard signs with these exact words: for sale by owners. Now, let's get straight to the numbers on the FSBO and key takeaways from the National Association of Realtors (NAR) 2018 profile of home buyers and sellers. Sellers using the FSBO option sold their homes for less than the median price of other homes. In 2018, FSBO homes sold at a median of \$200,000.1 that's much lower than the median price of \$264,900 for an assisted home sales agent.2 In 2018, 93% of home sellers worked with a real estate agent.3 This means only 7% of all home sales were FSBO. It was also a drop in the FSBO from 2017, and the lowest overall FSBO recorded since the NAR began reporting the numbers in 1981.4 Let's think about these statistics for a moment. The median price of a house sold with the help of an agent in 2018 was 25% higher than the price of a house for sale by the landlord! That means FSBO sellers priced their homes incorrectly or they settled for far less than their homes are worth due to a lack of expertise. Sellers using the FSBO option sold their homes for less than the median price of other homes. Why do people choose to sell by owner? If you're wondering why people choose FSBO, there are a few reasons. Here are some Them: Reason 1: To cut out the agent's committee you might think you could save money by removing the fee you would pay the agent - which is usually about 2.5% of the sale price.5 It's thousands of dollars, right? Find expert agents to help you sell your house. The catch: As the NAR report shows, you won't get as much compared to an agent-assisted sale. And let's not forget that you're still required to pay the commission to the buyer's agent! Reason 2: You already have a buyer lined up you might think you have a buyer already lined up before you talk to an agent. Maybe you agreed on the purchase price and you think you only have the checks, the storage and the paperwork to complete. (It's still a lot of things left to do!) The catch: Things can go wrong when you buy and sell a house - even if you think the paperwork part will be light. Without an agent to defend your legal obligations, you're on your own if the deal falls through. Reason 3: To speed up the FSBO home sale means a quick sale, right? By cutting the agent, you can get straight to putting your house on the market as soon as possible, right? Not so fast. The catch: Being tempted by a quick sale is still going to leave you with less profit. And in early 2019, homes were on the market for an average of just 49 days. So, how long do you really save by choosing the FSBO? Not much! You're basically just losing money. Reason 4: You think it's an easy job you can believe the real estate business looks pretty easy. You feel confident about pricing your home, taking some photos, getting it on the market, and finding a buyer. The catch: The truth is you don't know as much about real estate as an agent who does it day by day. You can price your house so low that you give it away, or price it so high that no one shows any interest. It's an agent's job to know about movements and buyer interest in your local housing market. They will also be able to expose your home to more buyers through the Multiple Listing Service (MLS), which is difficult for FSBO sellers to gain access to - if they can do it at all.6 FSBO versus using a real estate agent has a reason the FSBO is the exception rather than the rule when it comes to selling houses. That's because it's actually a full-time job to get it right! There is a reason the FSBO is the exception rather than the rule when it comes to selling houses. That's because it's actually a full-time job to get it right! Of all the work involved in putting a house on the market, finding a buyer, and getting the contract phase all the way to closing day, there's a lot to do before and after the sale. Here are some things an agent will do for you when they sell your house: they will price your house competitively. It involves looking at all aspects of the property and taking Square readings. (It's not as easy as it sounds!) They will recommend you for any improvements to make in your home before putting it on the market. They'll take pictures, make videos for virtual tours and consolidate other materials to market your home. They'll organize the staging of your home to make it more appealing online and watching. They'll put your house in a multiple registration service database. They will organize and monitor viewing and open house events on your behalf, allowing you to go to work and avoid taking days off. They'll be working as a contact between you and the buyer's agent. They will ensure you are legally compliant by submitting any required disclosures about your home (such as revelations about lead paint or asbestos). They'll negotiate the price on your behalf and try to get you the best selling price. They'll follow all the paperwork and let you know when things are coming or missing. They will arrange and monitor the home inspection and will advise you on any repairs you need to make or those you can negotiate with the buyer. They'll help arrange home warranties if you buy one to sweeten the deal. They'll look into the legitimacy of the buyer's credit report and a pre-mortgage authorization letter. They will make the purchase agreement or the contract with all the details that you and the buyer agree on at the beginning of the transaction. They'll act as the lia between you and the degree lawyers in the run-up to closing day. Why you should use a real estate agent if you're selling your house, you should use a real estate agent for a few simple reasons. Here are just a few of them: you don't have to take on the full-time job of being an agent on top of your regular job. You can feel confident about your legal status with an agent on board to these points I am and press these T's. Your home listing will reach a much larger market. And what's the most important reason to use an agent? Because your house will probably sell for more if you do! Let's pretend to sell your house and take a look at the example below. What is the most important reason to use an agent? Because your house will probably sell for more if you do! Using your home agent is on the market at a asking price of \$200,000. Your agent finds a buyer offering \$200,000. As a saleser, you pay about 5% of the sale price in fees split between the buyer's agent and your agent.7 This includes \$10,000. That leaves you with \$190,000. Using for sale by an owner if you go to the FSBO, the stats show you won't get your asking price. So, let's be generous and pretend to get a buyer's offer of \$190,000. You'll still have to pay the commission to the buyer's agent, which is about 2.5%. That'll be \$4,750. After I paid the commission, that leaves you with \$185,250. And don't forget you did all the work, you... Money does a real estate agent's job, and you still have to pay other familiar closing costs. If you're using an agent, you're coming out of the ruse with more money compared to the FSBO - even though you pay fees to both the buyer's agent and your agent. It makes financial sense to use an agent, and it saves you a lot of work in progress! Find the best real estate agents here If you're selling your home, you want potential buyers to take you seriously - especially in the crucial first few weeks when your home is on the market. Find the best independent real estate agents in the business in our Local Supplier Plan (ELP). You can rely on these professionals to help you pay the most for your home when you decide to sell. Find a freelance agent today! Today!

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