



6 SIMPLE STEPS TO MAKE CRESCENDO AT ARIA YOUR NEW HOME

2877 W 52nd Avenue Denver, CO 80221

CrescendoCondos.com | 720.593.9939 | Live@CrescendoCondos.com

1

SELECT THE HOME YOU LOVE

- We will fill in the Crescendo at Aria Purchase Contract and send to you
- Let your Crescendo at Aria Team know which home you would like
- Review and Sign the Contract

2

GET PRE-APPROVED WITH CRESCENDO'S PREFERRED LENDER

- Reach out to The Kulbe Team at Synergy One Lending to get pre-approved through their app or online at www.erickulbe.com
- You may use any Lender you would like, however, pre-approval through the Crescendo at Aria Preferred Lender is Required
- Additionally, if you choose to use the Crescendo at Aria Preferred Lender, you'll receive a
- \$3,500 credit towards closing costs or upgrades on a 1 bedroom condo purchase or a
- \$4,500 credit towards closing costs or upgrades on a 2 bedroom condo purchase

3

REVIEW AND SIGN THE PURCHASE CONTRACT

- Your Crescendo at Aria Team will send you the Purchase Contract
- Review and sign the Crescendo at Aria Purchase Contract

4

DELIVER DEPOSIT OF 3% OF PURCHASE PRICE TO LAND TITLE

- Within 24 hours of signing your Purchase Contract please remit the deposit
- Deposit is equal to 3% of the Purchase Price and is highlighted on the Crescendo at Aria Purchase Contract
- Write a check or send a wire to Land Title
— Land Title: 3033 East 1st Avenue, #600, Denver, CO 80206 | (303) 321-1880
- Excited to also offer the option of The Earnest App (see directions on the back)

5

20 DAY REVIEW PERIOD

- Review 3 Deliverables from your Crescendo at Aria Team
 - a) Title Commitment
 - b) Handbook including all Condo Documents, Master Association most current Minutes and Budget
 - c) Property Reports
- Select color package and any upgrades you would like for your home
- Review Period ends @ 5pm 20 days after the Contract Date
—You can cancel any time for any reason during this review period

6

ROAD TO CLOSING NOTICE

- Your Crescendo at Aria Team will be here to answer questions along the way and will share updates as your home progresses
- Receive Notice to Close approximately 30 days prior

OPTION FOR EASILY DEPOSITING EARNEST MONEY

- Download the free Earnnest app, available in the App Store or Google Play.
- Let the Crescendo sales team know you'd like to pay via Earnnest and they'll request payment via the app.
- Securely pay through Earnnest's compliant, bank-level security system
- Check the app as often as you'd like to know exactly how the payment is progressing -- in real time.
- Please note: There is a \$15 fee per wire transfer for using this service. (The sales team will reimburse you!)

