·THE ROAD TO HOME · A HOME BUYER'S GUIDE · YOUR PATH TO HOME · STRESS-FREE BUYING ·

BUYER PRESENTATION

THE ULTIMATE GUIDE TO BUYING YOUR DREAM HOME

KATRINA GIBSON-BRAGG

REALTOR®

HELLO,

I AM KATRINA

YOUR LOCAL REAL ESTATE EXPERT

Finding the right home is rarely about square footage or the number of bedrooms-it's about that unmistakable feeling when you walk through the front door and know you've found the place where your next chapter begins.

Buying a home is one of the most meaningful financial and personal decisions you'll ever make. It's more than a transaction, it's the foundation for your future, your family, and the life you're building. That's why I never take for granted the trust my clients place in me.

My approach is simple: I listen first.

Every client has a unique story, different goals, and their own vision of what "home" means. Whether you're purchasing your very first home, moving into your dream home, investing for the future, or relocating to a new community, I take the time to truly understand what's important to you before we ever begin searching.

As both a Real Estate Advisor and a licensed Loan Originator, I provide the unique advantage of guiding you through both the home search and financing process. Having one trusted advisor who understands every step helps create a smoother experience, clearer communication, and more confident decisions from beginning to end.

From our first conversation to the day I hand you the keys, my commitment is to protect your best interests every step of the way. I'll anticipate challenges before they arise, negotiate strategically on your behalf, and ensure every detail—from financing and offer strategy to inspections, escrow, and closing—is handled with professionalism, precision, and care.
Inside this guide, you'll find a clear roadmap of the home-buying process, helpful resources, answers to common questions, and tools that will help us identify exactly what you're looking for. My goal is to make the process feel less overwhelming and more exciting, so you can move forward with confidence.

Thank you for allowing me to be part of such an important milestone. I look forward to helping you find not just a house, but a place you'll truly love calling home.

I can't wait to begin this journey with you.

Let's Connect

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Katrina Gibson-Bragg

ABOUT KATRINA

More Than a REALTOR® — Your Trusted Real Estate Advisor

Real estate has never been just about buying and selling homes for me, it's about helping people navigate one of the most important financial and personal decisions of their lives with confidence.

Before entering real estate, I spent more than 25 years in executive sales, business development, and negotiation, working with nationally recognized companies and leading multimillion-dollar business relationships. That experience taught me how to negotiate strategically, communicate clearly, solveproblems creatively, and always put my clients' interests first.

Today, I combine that business expertise with my passion for helping people achieve their real estate goals. Whether you're purchasing your first home, moving into your dream home, investing in real estate, or relocating, my commitment is simple: I'll educate you, guide you, and advocate for you every step of the way.

As both a Real Estate Advisor and a licensed Loan Originator, I offer clients the unique advantage of understanding both the real estate and financing sides of the transaction. This allows me to anticipate challenges early, explain options clearly, and help create a smoother experience from start to finish.
I proudly serve clients throughout Los Angeles, with a focus on the Westside, Beach Cities, and surrounding communities. My business is built almost entirely on relationships, referrals, and repeat clients who know they'll receive honest advice, responsive communication, and exceptional service.
Beyond real estate, I'm passionate about giving back to the community through leadership and volunteer work. I believe success is measured not only by the homes we sell, but by the lives we impact along the way.

My promise is simple:
I'll treat your home purchase with the same care and attention I would give my own family's investment.

GIBSON BRAGG
REAL ESTATE

WHY CLIENTS CHOOSE KATRINA

Personalized Guidance

- Every buying journey is unique, and I tailor my strategy to your goals and lifestyle.

Expert Negotiation

- I advocate for your best interests and negotiate with confidence to achieve the strongest outcome.

Real Estate + Lending Advantage

- My dual expertise helps simplify the buying process and gives you a more complete perspective.

Clear, Consistent Communication

- You'll always know what to expect, what's next, and how to move forward with confidence.

A Trusted Advisor for Life

My relationship with clients continues long after closing as your ongoing real estate resource.

GIBSON BRAGG

REAL ESTATE

HOME BUYING ROADMAP

01	Consultation & Sign Agreement
02	Secure Financial Pre-Approval
03	Define Your Dream Home
04	Search for Properties
05	View and Evaluate Properties
06	Craft a Competitive Offer:
07	Negotiate Effectively:
08	Secure Financing & Lock Rate:
09	Conduct Due Diligence:
10	Close the Deal & Post-Closing Support

NAVIGATING THE

BUYER-AGENT AGREEMENT

Before searching for your dream home, it's crucial to establish a solid foundation with the Buyer's Agent Agreement, ensuring a smooth and successful home-buying experience.

WHAT IS A BUYER'S AGENT AGREEMENT?

Before we start searching for your dream home, let's discuss the Buyer's Agent Agreement. This agreement helps us work together smoothly and successfully.

STARTING WITH A SOLID FOUNDATION

Due to the recent NAR settlement, new rules require us to sign this agreement upfront so you have more control, transparency, and clarity over how agent fees are handled. Signing this agreement upfront ensures we are aligned from the start.

KEY ELEMENTS OF THE AGREEMENT:

- **My Services:** I will help you find homes, set up showings, negotiate offers, and guide you through closing.
- **Your Role:** You will be available for showings and make timely decisions.
- **Exclusivity:** You agree to work only with me during our set timeframe, so I can fully focus on your home search.
- **Duration:** The agreement lasts for a set period but can be adjusted as needed.
- **Compensation & the MLS:** Buyer agent compensation is no longer listed on the MLS, but we can still discuss it directly. Sellers and buyers can negotiate these details as part of the transaction.

BENEFITS OF A BUYER'S AGENT AGREEMENT:

- **We're on the Same Page:** The agreement makes everything clear.
- **I'm Your Advocate:** I'm here to support you and protect your interests.
- **Fits Your Needs:** We can adjust the agreement to work for you.
- **Less Stress:** You'll have a pro on your side, making the process easier.

OPEN COMMUNICATION AND NO PRESSURE:

My priority is to ensure you're fully informed and comfortable throughout this process. I encourage you to ask questions and raise any concerns about the Buyer's Agent Agreement. This partnership is built on trust and transparency, and there’s no obligation to sign until you're absolutely ready.

MOVING FORWARD WITH CONFIDENCE:

This agreement ensures we work together effectively. Once you’re ready to sign, we can officially start your home search!

PAYMENT OPTIONS

BUYER'S AGENT COMPENSATION

It'simportant to understand how buyer'sagentsare compensated in today's market. New rules mean you have more control over the process.

HOW THINGS HAVE CHANGED:

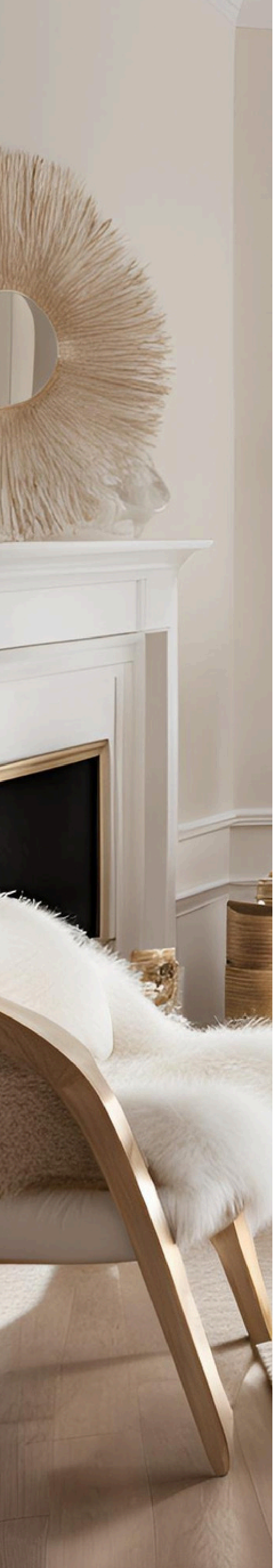
Traditionally,the seller paid the buyer's agent's compensation, which was included in the listing price. Currently, while sellers may still offer to pay buyer's agents, it's increasingly common for buyers to negotiate their agent's compensation directly. This approach allows for more customized agreements and greater transparency.

POSSIBLE PAYMENT SCENARIOS:

- **Seller-Paid Compensation:** Some sellers may offer to compensate the buyer's agent, covering the buyer agent's fees.
- **Buyer-Paid Compensation:** If the seller doesn't offer compensation, you may be asked to pay the buyer agent's fee, which will be agreed upon in advance.
- **Negotiated Compensation:** In some situations, the agent's compensation might be negotiated as part of your offer to the seller.

TRANSPARENCY IS KEY:

We will clearlydiscussthe compensation structure with you upfront, outlining all possibilities in a written agreement. This ensures that both parties are aligned from the start.



PREPARING YOUR FINANCES

FOR HOMEOWNERSHIP:

STEP **01**

FINANCIAL HEALTH CHECK:

Reviewcreditreports: (Equifax, Experian, TransUnion)Aiming for a high score. Calculate your Debt-to-Income Ratio (DTI), targeting under 43%. Analyze your budget to understand income, expenses, and potential savings.

STEP **02**

MORTGAGE SHOPPING & PRE-APPROVAL:

Comparerates and terms: Fromvarious lenders (banks, credit unions, online lenders). Pre-approval is crucial and requires documents like pay stubs, W-2s/1099s, bank statements, tax returns, and asset/liability lists.

STEP **03**

DOWN PAYMENT & CLOSING COSTS:

Determineyour down payment: Consider the benefits of 20%+. Research typical closing costs in your area (2-5% of loan amount) and estimate your own. Develop a savings plan, automating transfers to a dedicated account.

STEP **04**

ONGOING HOMEOWNERSHIP COSTS:

Considerothercosts:Factorinproperty taxes, homeowners insurance, maintenance/repairs (with a contingency fund), and potential HOA fees.

STEP **05**

REFINE YOUR BUDGET:

Revisit your budget: Review all costs considered. Ensure your comfortable mortgage payment, plus all other recurring expenses, fits your financial plan. Be realistic and consider different scenarios (e.g., interest rate changes).

TIPS:

- **Emergency Fund:** Consider maintaining a separate fund for unexpected expenses post-home purchase.
- **Long-Term Financial Goals:** Consider how homeownership aligns with your long-term objectives like retirement and education funding.
- **Tax Implications:** Consult a tax professional about potential deductions (interest, property tax).
- **Financial Advisor:** Seek personalized advice from a financial advisor.

GATHERING YOUR DOCUMENTS:

YOUR KEY TO A SMOOTH LOAN PROCESS

Securing a loan, such as for a mortgage, car, or personal needs, requires careful preparation. Lenders assess your financial health and creditworthiness, necessitating the right documentation. Being organized with these documents can streamline the loan process and improve approval chances. This guide highlights the common documents needed:

•INCOME VERIFICATION:

- Recentpay stubs (2-3 months)
- W-2 forms (past two years)
- 1099 forms (self-employed, past two years)
- Federal tax returns (past two years)
- Recent bank statements (2-3 months)
- Profit and loss statements (business owners)
- Employment verification letter (if required)

•ASSET INFORMATION:

- Bank statements
- Investment account statements
- Real estate deeds
- Vehicle titles

•LIABILITY INFORMATION:

- Credit card statements
- Loan statements
- Mortgage statements

•CREDIT HISTORY:

- Credit report from major bureaus (check for errors)

•IDENTIFICATION:

- Driver'slicense or government-issued ID
- Social Security card

UNCOVERING YOUR

IDEAL PROPERTY

HOW WE WILL FIND YOUR DREAM HOME

Strategic Home Search

•**Tailored Search:**Wedefine yourneeds to find homes that match your vision.
•**Instant Alerts:** Get notified the moment a matching property hits the market.
•**Market Insights:** Stay updated on trends, pricing, and inventory in your target area.

Finding Hidden Opportunities

•**Beyond Active Listings:** We explore expired, withdrawn, and off-market properties.
•**Agent Connections:** Our network gives access to pre-market and coming-soon homes.

Leveraging Our Network

•**Exclusive Access:** Tap into private listings and industry connections.
•**Direct Seller Outreach:** We seek out potential sellers, even unlisted ones.
•**Builder Relationships:** Get insights on pre-construction homes and builder reputations.

A Personalized Approach

•**Refining Your Search:** We adjust based on your feedback and evolving needs.
•**Proactive Lead Hunting:** We leave no stone unturned to find your perfect home.
•**Expert Guidance:** Receive personalized support every step of the way.

TOURING HOMES TOGETHER:

Let's work together to create a home viewing strategy that fits your needs.
To start, let's consider a few key elements:

YOUR VIEWING AVAILABILITY:

What days and times are generally best for you to tour homes?

- ☐ WEEKDAY MORNINGS
- ☐ WEEKDAY AFTERNOONS
- ☐ WEEKDAY EVENINGS
- ☐ WEEKEND MORNINGS
- ☐ WEEKEND AFTERNOONS
- ☐ WEEKEND EVENINGS

SMART TOURING PRACTICES:

TIPS:

WE USUALLY TOUR 4 OR 5 PROPERTIES PER VISIT

Why this approach is beneficial:

- You'll have a clear mind when viewing each place.
- There's time to talk about and compare the homes we see.
- You can take notes and pictures without feeling hurried.

Keep in mind that we may need to change this plan if a highly desirable property comes on the market or if showings are limited. It's also a good idea to be ready for any unexpected changes or new possibilities that arise.

TIPS FOR

SMART HOME VIEWING

•**Research Local Neighborhoods:** Identify communities that suit your lifestyle by evaluating schools, amenities, safety, and commuting options.

•**Neighborhood Exploration:** Visit the area at various times of day to gain a well-rounded perspective of the community and traffic throughout the day.

•**Capture Impressions:** Take notes and photos during your visits to document your observations.

•**Evaluate the Property's Condition:** Assess the home's current state and consider its long-term maintenance needs.

•**Consider Future Resale Potential:** Think about how changing market conditions could affect the property's resale value.

•**Engage with Your Real Estate Agent:** Don't hesitate to seek valuable insights from your agent about properties of interest.

•**Consider Extra Expenses:** Be aware of additional costs such as property taxes, homeowners' association fees, and maintenance or renovation expenses beyond the initial purchase.

•**Remain Flexible:** Keep an open mind; a home may meet most of your criteria even if it doesn't check every box.

•**Lifestyle Fit:** Review neighborhood amenities and HOA regulations to ensure they align with your living preferences.

•**Practice Patience:** The search for the perfect property can take time, so trust the process and make decisions carefully.

•**Market Awareness:** Stay informed about local market trends by leveraging your agent's expertise.

WINNING THE NEGOTIATION:

CRAFTING AN ATTRACTIVE OFFER & GETTING THE BEST DEAL

ELEMENTS OF A WINNING OFFER: BEYOND THE PRICE TAG

•**Pre-approval:** Essential for demonstrating financial strength and seriousness as a buyer; speeds up closing.
•**Earnest Money Deposit:** Shows commitment to purchase; a strong deposit can sway sellers in competitive situations.
•**Contingencies:** Balance protection and competitiveness; consider waiving minor contingencies.
•**Closing Date Flexibility:** Being flexible with the closing date can make your offer more appealing to sellers.
•**Appraisal Gap Coverage:** Willingness to cover the difference if appraisal is lower than the offer; involves risks and should be discussed thoroughly.

NEGOTIATION STRATEGIES: SECURING THE BEST DEAL

•**Know your walk-away point:**
- Set a budget and stick to it
- Avoid overspending, even if emotions run high
- Remember there will be more opportunities

•**Understand the seller's perspective:**
- Know the seller's motivations (e.g., quick closing, cash offers)
- Tailor your offer to meet their needs

•**Make strategic counteroffers:**
- Don’t hesitate to counter if an offer isn’t right
- Discuss priorities and position your offer effectively
- Utilize negotiation skills

•**Approach multiple offers thoughtfully:**
- Consider using an escalation clause
- Weigh risks carefully
- Ensure comfort with chosen strategies

•**Highlight your strengths:**
- Get pre-approved for a mortgage
- Offer a strong deposit
- Show flexibility with closing dates

•**Act quickly in competitive markets:**
- Be decisive to secure desired properties
- Stay organized for timely action

•**Work with your agent:**
- Utilize their negotiation skills and market expertise
- They will advocate for your interests
- Make informed decisions together

DUE DILIGENCE FOR PROTECTING YOUR INVESTMENT:

·**Inspections:** Always conduct a professional home inspection to reveal hidden issues.
·**Appraisal:** An appraisal that is required by the lender, verifies the property's value.

OFFER MAKING PROCESS:

STEP FOUR

Submitting Your Offer:

Your offer is your first formal communication with the seller. I will ensure its professionally prepared and presented. I will highlight your offer's strengths (pre-approval, deposit) and explain the next steps. We will also work to understand the seller's priorities. Clear communication with your agent is key throughout the process.

STEP FIVE

Negotiation:

•**Seller's Response:** The seller can accept, counter, or reject your offer.
•**Counter offers:** If the seller counters, don't panic! This is normal. We will review the counteroffer, prioritize your key terms, and decide where you're willing to compromise. I will help you craft a strategic response. The seller can then counter again and this back-and-forth continues until a final agreement is reached or either party withdraws.
•**Multiple Offers:** In a competitive market, you might encounter multiple offers. I can help you navigate this situation, potentially suggesting a strong initial offer, an escalation clause crafted with care, or other tactics.

STEP SIX

Acceptance:

Oncealltermsare agreed upon, the offer is accepted, and you move forward with the remaining steps of the purchase process (inspections, appraisal, financing).

TIPS:

•**Being prepared is essential:** Ensure financialreadiness, choose the right agent, and conduct thorough market research.
•**A thoughtfully designed offer safeguards your interests:** Incorporate necessary contingencies and be strategic about pricing and terms.
•**Having a master in negotiation by your side is important:** Be ready to compromise, pay close attention, and rely on your agent's expertise in negotiation.

OFFER ACCEPTANCE TO CLOSING

THE FINAL STEPS

01	**EARNEST MONEY RELEASE:** Once contingenciesare satisfied,theearnest money is released to the seller.
02	**APPRAISAL AND INSPECTIONS:** Schedule these promptly. If issues arise, your agent can help you negotiate repairs or a price reduction.
03	**HOMEOWNERS INSURANCE:** Ensure your homeowners insurance is in place.
04	**LOAN UNDERWRITING:** The lender willfinalizeyour loanapproval.Be responsive to their requests for documentation.
05	**FINAL WALK-THROUGH:** Before closing,you'll have a finalwalk-through to ensure the property is in the agreed-upon condition.
06	**SIGN DOCUMENTS AT CLOSING:** You'll signallthenecessarydocuments,including the mortgage agreement.
07	**FUNDS DISBURSEMENT:** The lenderwilldisbursetheloanfundsto the seller.
08	**OWNERSHIP TRANSFER:** Ownership ofthepropertyisofficiallytransferred to you.
09	**PROPERTY TAXES:** Understand how andwhenyour property taxes will be paid (through escrow or directly).

UNDERSTANDING
ESCROW AND SECURING YOUR LOAN

1. **OfferAcceptance:** Onceyourofferis accepted, youmoveinto escrow.
2. **Escrow Process:** A neutral third party keeps the funds until all sale conditions are met.
3. **Submit Loan Application:** Complete your loan application and provide all required documents.
4. **Loan Underwriting:** The lender reviews your finances and the property's value.
5. **Final Approval:** Once verified, the lender gives final approval for closing.

WHAT TO EXPECT
DURING A HOME INSPECTION

Inspections are an essential part of buying a home. Once your offer has been accepted and we are under contract we will order an inspection. A professional inspector checks the property for issues like structural damage, plumbing, or electrical problems. This helps you understand the property's condition and negotiate any necessary repairs or price changes with the seller, ensuring you make an informed decision before buying.

TYPES OF INSPECTIONS

- General Home Inspection
- Pest Inspection
- Radon Inspection
- Mold Inspection
- Sewer and Septic Inspection
- Chimney Inspection
- Lead-Based Paint Inspection
- Asbestos Inspection
- HVAC Inspection
- Roof Inspection

A typical inspection period
is between 10-15 days

FINALIZE

THE NEGOTIATION ON THE OFFER

Most inspections almost always have a report with some findings, as there aren't any perfect houses. After we receive the report, there are often discussions about credits or repairs. As your agent, we will explore how to address these matters and the options available to you.

YOUR OPTIONS AFTER RECEIVING THE INSPECTION REPORT

Accept the property as-is: If only minor issues are present and manageable you can accept the property as-is. This approach works well in competitive markets, but be aware of the repair implications.

Request Repairs from the Seller: Ask the seller to address key issues from the inspection, focusing on safety, structure, and essential systems. Prioritize critical repairs, as the seller may agree to some, all, or none.

Renegotiate Price: If major issues arise, you can negotiate a lower price to cover repairs, especially if the seller won't fix them. Use repair estimates to justify your request.

Request Closing Credits: Ask the seller for credits to cover repairs after closing, giving you flexibility but requiring you to handle the work.

Walk Away: If the inspection uncovers serious issues and the seller won't resolve them, you may cancel the contract under an inspection contingency to safeguard your investment.



APPRAISAL AND INSURANCE

PROPERTY TITLE SEARCH

A property title search is the process of examining public records to determine the legal ownership and any outstanding liens or encumbrances on a property. It is performed during the home-buying process to ensure clear ownership and address any issues before the sale. It is typically done by a title company or real estate attorney.

HOME OWNERS INSURANCE

You'll need insurance for the new home before closing. This will protect against things like fire, storms, and flooding. Homeowner's insurance is important because it provides financial protection against losses or damage to your property, liability coverage, is often required by mortgage lenders, and provides peace of mind.

Closing Day:

A GUIDE TO THE FINAL STEP

As you prepare for closing day, here's a quick guide to the final steps. Follow this checklist to ensure a smooth transition into your new home and get ready to receive your keys!

Closing Disclosure:

Receive at least three days before closing. Compare with your Loan Estimate

Gather Documents:

- ID
- Insurance
- Bank Statements
- Other Paperwork

Homeowners Insurance:

Obtain apolicy and provide proof to your lender

Stay in Contact:

Keep in touch with your agent, lender, and closing agent.

Anticipate Costs:

Be prepared for additional expenses like taxes, HOA fees.

Final Walk-Through:

Inspect the property 24hours before closing.

Certified Funds:

Confirm the amount needed and arrange for a certified check or wire transfer.

Closing Day:

Review documents, ask questions, sign to finalize the purchase, and receive your keys.

CASH NEEDED TO CLOSE AND HELPFUL TIPS

Example:

Purchase Price:$1,000,000
5% Down Payment: $50,000
Closing Costs: $15,000-$25,000
Total Cash Needed: ~$65,000-$75,000

Items included in closing costs:
Down Payment
Escrow Costs
Title Fees
Loan Fees
Appraisal
Inspection
Homeowners Insurance

THINGS TO AVOID WHEN GETTING A LOAN

- ✕ Don't buy acar
- ✕ Don't open new credit cards
- ✕ Don't quit your job
- ✕ Don't move large sums of money
- ✕ Don't co-sign for anyone
- ✕ Don't make large unexplained deposits

This page alone could save a transaction.

HOME BUYER FAQS

Q: How do I compete in a competitive market with multiple offers?

A: In a competitive market, improve your chances by: getting pre-approved for a loan, making a strong initial offer, reducing contingencies, being flexible with terms, and acting quickly.

Q: How much should I offer for a house?

A: We'll determine the right offer price together using comparable sales data (CMA), property condition, and market conditions. Don't rely on online estimates – they're often wrong.

Q: What are closing costs, and how much will they be?

A: Closing costs (1.5-2% of the purchase price) are fees paid by both buyer and seller to finalize the sale. They include loan fees, appraisal, title insurance, and more. You'll get a detailed Closing Disclosure (CD) 3 days before closing.

Q: What's the difference between pre-qualification and pre-approval?

A: Pre-qualificationoffersaroughestimateof how muchyou mightborrow based on self-reported information, making it useful for initial stages. In contrast, pre-approval involves a lender verifying your financial details, which is crucial for making a solid offer.

Q: How long does the closing process typically take?

A: The closing process usually takes between 30 and 60days, but it can vary. Factors that can affect the timeline include loan approval time, appraisal issues, and the complexity of the transaction.

Q: What is initial deposit, and how much do I need?

A: Initial Deposit is a good-faith deposit you make when submitting an offer. It shows the seller you're serious. The amount is typically 3% of the purchase price, but it can vary. It's held in escrow and applied to your down payment at closing.

YOUR QUESTIONS MATTER

I understand that buying a home is a significant decision, and I want you to feel assured about our strategy.

•Is there anything that still raises questions for you?
•Do you believe this is the right strategy to purchase your dream home?

I am confident that we can reach your objectives together. I'm excited to partner with you and will ensure you get the service you deserve!

IF YOU ARE READY, LET'S TAKE THE NEXT STEPS

1. Sign the Listing Agreement: We'll review the paperwork and officially start working together.

2. Loan Pre-Approval: Let's get you pre-approved for a mortgage to strengthen your offer. I can connect you with lenders.

3. Defining Your Ideal Home: Tell me your dream home features, and I'll set up custom listing alerts.

4. Exploring Properties: We'll tour promising homes, and I'll share insights on each property and neighborhood.

5. Market Updates & Communication: I'll keep you updated on the market and new listings. As always I'm available and happy to answer your questions.

6. Offer Strategy: When you're ready to offer, I'll guide you through negotiations and the process.

CLIENT TESTIMONIALS

Katrina is a premiere Los Angeles realtor. Highly Knowledgable of the local market and dedicated to superior customer service. Katrina has helped us with multiple properties and always over-delivered.
-Brentwood

Katrina was a very pleasant and professional agent. She helped us move into the new place with ease.
-West Los Angeles

Katrina is a dream!! My partner and I were in the search for a place, we kind of knew what we wanted, but we were not totally sure since we just moved back to the city and much has changed. She took everything into consideration and found the best place for US. What we like about her is she truly gets to know YOU and what you want. She is hardworking, patient, kind, and overall an amazing person to work with. Highly recommended! We would not be in the area we are in without her help!
-Mid City Los Angeles

CLIENT TESTIMONIALS

We had a tricky timeline for moving and a long list of "must haves," as we were merging two households and three generations. Katrina listened closely to our needs, and patiently arranged all of our appointments, corresponded with realtors and helped navigate the listing waters. She was so in-tune with our needs that she knew to jump when she found the perfect listing for us, and within 24 hours we had viewed the home and submitted all required paper work. If you're looking for a detail-oriented and professional realtor with patience and understanding, our family highly recommends Katrina Gibson-Bragg! -Redondo Beach

Katrina was so patient and tenacious. She listened to all of our feedback at every showing. Admittedly, we were not the ideal client's, in that we didn't have a hard move date and we were figuring out our needs as we went along. We were also relocating to a new community. She was the first and only agent we worked with in the process and in the end, on the day before Xmas Eve, Katrina got us into see our dream home. She worked through the holidays to close the deal and we've never been happier.
-Redondo Beach

Katrina was a true partner from start to finish. Very Veteran and first time buyer friendly she was on call 7 days a week, putting in the hours until well in to the evening to answer questions and address issues. Always quick to respond to texts, punctual and prepared at walk throughs and inspections. She dealt with everything from seller to inspector to escrow, taking up slack when others dropped the ball and all under the very trying circumstances and hectic L.A. market of winter 2020 / 2021.
-Pasadena

BUYER

BUYER CONTACT INFO

BUYER FIRST NAME

BUYER LAST NAME

PHONE

EMAIL

CO-BUYER CONTACT INFO

CO-BUYER FIRST NAME

CO-BUYER LAST NAME

PHONE

EMAIL

BUYER DETAILS

ARE YOU A FIRST TIME BUYER?

YES NO

DO YOU NEED TO SELL A HOME?

YES NO

ARE YOU PRE-APPROVED?

YES NO AMOUNT IF YES: $

WHERE ARE YOU SEARCHING FOR HOMES?

OPEN HOUSES ONLINE WITH AN AGENT

HOME DETAILS

BEDROOMS

BATHROOMS

SQFT

CAR GARAGE

FINISHED BASEMENT

STORAGE ROOM

EXTERIOR FEATURES

PRICE RANGE

STYLE OF HOME

NEIGHBORHOOD

SCHOOL DISTRICT

FEATURES NEEDED

FEATURES WANTED

THANK YOU

Thank you for considering me in your home-buying journey!
My goal is straightforward:

I want to help you find your perfect home at a great price, within your timeline, and with minimal stress.

Your dream home is closer than you think, and I'm here to help make it happen. Let’s kick off this exciting adventure together! By starting today, we can customize your home search and soon turn that For Sale sign into your new 'Home Sweet Home.'

Katrina Gibson-Bragg

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