

# THE DIEGO RIOS REPORT

THE CONVENIENT PROPERTY LISTING



## WE ARE HERE FOR YOU FROM BUYING TO SELLING

WE HAVE THE RESOURCES AND TOOLS TO HELP YOU BUY  
YOUR DREAM HOME OR SELL YOUR PROPERTY FAST

## WHAT ARE THE BENEFITS?

### 1 WE KNOW THE MARKET

DIEGO RIOS HAS THE EXPERIENCE TO FIND THE IDEAL NEIGHBORHOOD FOR YOU AND YOUR FAMILY. HE HAS SEEN THE GROWTH IN ARIZONA, AND IS AWARE OF UP AND COMING AREAS. DIEGO CAN PROVIDE YOU WITH THE RIGHT GUIDANCE TO FIND YOUR IDEAL NEIGHBORHOOD.

### 2 ATTENTION AND DEDICATION

WE ARE COMMITTED IN PROVIDING YOU WITH THE ATTENTION THAT YOU DESERVE. WE UNDERSTAND THAT BUYING A HOME IS A BIG STEP, AND YOU DESERVE SOMEBODY THAT CAN BE THERE FOR YOU EVERY STEP OF THE WAY.

### 3 MULTIPLE RESOURCES TO BUY OR SELL

DIEGO HAS THE NECESSARY TOOLS AND RESOURCES TO FIND YOU YOUR NEXT HOME. IF YOU ARE SELLING, WE TAKE NECESSARY STEPS TO PROMOTE YOUR PROPERTY IN ORDER TO SELL FOR THE RIGHT PRICE.





## EXPERIENCE

NOT ONLY ARE WE COMMITTED TO MAKING YOUR HOME LISTING EXPERIENCE MORE CONVENIENT FOR YOU, BUT WE ALSO HAVE THE EXPERIENCE AND MARKET KNOWLEDGE TO ENSURE YOU EARN MORE!!



## AGENT

WE CAN PROVIDE KNOWLEDGE AND THE NECESSARY RESOURCES TO FIND YOUR NEXT HOME. DIEGO STRIVES TO PROVIDE THE BEST SERVICE POSSIBLE AND PRIORITIZE THE SATISFACTION OF HIS CLIENTS. WE ARE ABLE TO GUIDE YOU THROUGH ALL THE STEPS OF THE WAY.



## PORTFOLIO

OFFERING AN EXTENSIVE INVENTORY OF HOMES, FROM DIFFERENT PRICE RANGES AND REGIONS, WE ARE ABLE TO ATTRACT NUMEROUS BUYERS.



## VALUE

IT'S NOT JUST ABOUT SELLING YOUR PROPERTY BUT ABOUT OBTAINING ITS TRUE VALUE. WE TAKE PRIDE IN OUR PROFESSIONAL TEAM OF SPECIALISTS THAT KNOW HOW TO ANALYZE THE SUPPLY AND DEMAND OF THE MARKET AND CAN ACCURATELY PRICE YOUR PROPERTY WHILE OPTIMIZING ITS WORTH.



## EFFICIENCY

OUR LISTING SPECIALISTS ARE FOCUSED SOLELY ON THEIR RESPONSIBILITY TO PROMOTE YOUR PROPERTY, WRITE OFFERS AND NEGOTIATE CONTRACTS. THIS ALLOWS THE ENTIRE PROCESS, FOR BOTH BUYERS AND SELLERS, TO BE MORE ORGANIZED AND EFFICIENT, CREATING BENEFITS FOR ALL.



## EVALUATION

OUR SPECIALISTS CAN PROPERLY ANALYZE THE SUPPLY AND DEMAND OF THE MARKET PROVIDING YOU WITH THE BEST SALE PRICE EVALUATION AND MOST EFFECTIVE MARKETING STRATEGY.



## EXPOSURE

EACH MARKET AUDIENCE IS DIFFERENT, AND WE NOT ONLY KNOW HOW TO TARGET EACH ONE, BUT WE ALSO HAVE DIVERSE ADVERTISEMENT RESOURCES TO PROVIDE YOUR PROPERTY WITH THE GREATEST AMOUNT OF EXPOSURE. WE HAVE THE OUTLETS AND MARKETING PLATFORMS NECESSARY TO PROMOTE YOUR PROPERTY LISTING WHICH INCLUDE: PROMINENT ONLINE PRESENCE (WEBSITE, SOCIAL MEDIA, LISTINGS ON OVER 150 REAL ESTATE WEBSITES), SIGNIFICANT COLLATERAL AND PRINT MATERIAL, DIRECT MAIL AND MUCH MORE!



# HOW DO I PROCEED

## IF INTERESTED IN BUYING MY DREAM HOME?

IF AFTER READING THE DIEGO RIOS REPORT YOU ARE INTERESTED IN BUYING A NEW PROPERTY OR READY TO LIST YOUR PROPERTY, CONTACT OUR OFFICE (623) 205-2499. WE WILL CONNECT WITH YOU AS SOON AS POSSIBLE TO GUIDE YOU THROUGH THE PROCESS. DIEGO WILL PROVIDE HIS PROFESSIONAL EXPERTISE AND RECOMMENDATIONS TO HELP YOU BUY YOUR NEXT HOME OR SELL YOUR PROPERTY.

**(623)205-2499**



## REALTOR TIPS:

### EVALUATION

DETERMINING THE SALE PRICE OF A PROPERTY SHOULD BE DONE ACCURATELY AND RAPIDLY AS STUDIES HAVE CONFIRMED THAT A HOME'S "HIGHEST VALUE" IS ACHIEVED IN THE FIRST 30 DAYS OF LISTING.

### DECIDE HOW MUCH HOME YOU CAN AFFORD

IT'S RECOMMENDED THAT YOUR HOUSE PAYMENT (WHICH WILL INCLUDE YOUR MORTGAGE, MAINTENANCE, TAXES) SHOULD NOT EXCEED 28% OF YOUR GROSS MONTHLY INCOME.

### PICK THE RIGHT TYPE OF HOUSE AND NEIGHBORHOOD

WEIGH THE PROS AND CONS OF DIFFERENT TYPES OF HOMES, GIVEN YOUR LIFESTYLE AND BUDGET. A CONDOMINIUM OR TOWNHOME MAY BE MORE AFFORDABLE THAN A SINGLE-FAMILY HOME, BUT SHARED WALLS WITH NEIGHBORS WILL MEAN LESS PRIVACY. DON'T FORGET TO BUDGET FOR HOMEOWNERS ASSOCIATION FEES WHEN SHOPPING FOR CONDOS AND TOWNHOMES, OR HOUSES IN PLANNED OR GATED COMMUNITIES.

### FIND THE RIGHT AGENT

UNLESS THERE ARE EXTENUATING CIRCUMSTANCES, PURCHASING A PROPERTY SHOULD NEVER BE A RUSHED PROCESS. UTILIZING THE ADVICE FROM REAL ESTATE PROFESSIONALS CAN SET THE FOUNDATION FOR PROSPERITY

# DIEGO RIOS

Realtor

I am a Realtor with AZ Cornerstone Realty serving Arizona. I can help you to sell or buy your home getting the best deal possible. As a local Realtor living in Arizona for more than 20 years, I know all the cities in the Phoenix Metro Area, their differences, and how these cities can be a perfect fit for each family depending on their expectations.

(623)205-2499 | [Drios.realtor56@gmail.com](mailto:Drios.realtor56@gmail.com) | [Azcshomes.net](http://Azcshomes.net)



## TRUST OUR CLIENTS



DIEGO WAS HELPING US TO FIND A HOUSE THAT FITTED OUR BUDGET. HE WAS VERY DILIGENT DOING HIS JOB, AND WE COULD SEE MANY DIFFERENT HOUSES, BUT THE COVID 19 PANDEMIC CAME AND BROKE MY DREAM, AND WE HAD TO STOP, AND HE WAS AMIABLE AND COMPREHENSIVE WITH US. WHEN WE OVERCOME THIS SITUATION, I WILL CALL HIM BACK AND RESTART OUR DREAM OF GETTING A HOUSE. I RECOMMEND HIM 100% IF YOU ARE DREAMING OF HAVING YOUR OWN HOUSE OR SELLING YOURS. THANK YOU, DIEGO.

*JULIAN R 17, 2019*



I AM HISPANIC, AND I WAS LOOKING FOR A REAL STATE THAT SPEAKS SPANISH. I AM PLEASED TO FIND DIEGO RIOS, WHO IS BILINGUAL, AND HE EXPLAINED THE PROCESS WITH PATIENCE AND DEDICATION. I AM VERY GRATEFUL.

*FEBRUARY 14, 2019*



IF YOU ARE LOOKING FOR A REAL ESTATE AGENT WHO CAN HELP MANGE YOUR RENTAL PROPERTIES, FIND YOU A DREAM HOME OR SELL YOUR HOME, YOU FIND THE RIGHT PERSON. DIEGO HAS BEEN MANAGING 4 OF OUR RENTAL PROPERTIES FOR YEARS AND WE HAVEN' HAD A SINGLE COMPLAIN OF THE SERVICE HE'S PROVIDED. HE IS VERY NICE AND AN EASY TO WORK WITH. HE IS RESPONSIVE ON EVERY OUR CALL OR TEXT NO MATTER WHAT DAYS OF THE WEEK. IF YOU NEED AN AGENT TO HELP YOU IN ANY REAL ESTATE TRANSACTION, GIVE DIEGO A CALL. EVERYTHING YOU NEED WILL BE TAKEN CARE OF.

*DUNG, FEBRUARY 18, 2019*



# DIEGO RIOS

## COMMUNITY PARTNERS

### A TRUSTED REFERRAL SOURCE FOR YOUR FRIENDS AND FAMILY



#### AIR CONDITIONING

ORONA'S AIR CONDITIONING  
(623) 204-4701

FLASH AIR CONDITIONING  
(480) 297-2738

J&B AIR CONDITIONING  
(623) 329-4423



#### HOUSE CLEANING

THE KING CLEANING SERVICE  
(623) 205-2499

[WWW.THEKINGCARPETCLEANING.COM](http://WWW.THEKINGCARPETCLEANING.COM)



#### LANDSCAPING SERVICES

LUPE'S LANDSCAPING  
(602) 451-9593



#### PLUMBING SERVICES

PAC-MAN PLUMBING  
(480) 389-7581

AMIGO ROTTER & PLUMBING  
(602) 446-6576



#### CARPET INSTALLATION

HECTOR CARPET INSTALLATION  
(602) 486-7495



#### HOME INSPECTION

MI CASA HOME INSPECTOR  
(623) 570-0964

REDLINE INSPECTIONS LLC  
(623) 693-3074



#### PEST & TERMITE CONTROL

DAVE'S PETS CONTROL  
(602) 388-0018



#### POOL SERVICES

CARLOS POOL SERVICES  
(602) 423-5060



#### SUN SCREENS & BLINDS

BOSS SCREENS  
(623) 742-8693



#### HANDYMAN SERVICES

R C SERVICE  
(602) 369-3932

ROGELIO SANDOVAL  
(602) 628-3670



#### HOUSE PAINTING

HUGO'S PAINTING  
(602) 465-3197

EVER PAINTING  
(602) 930-7461

STERLING'S MARINELLO PAINTING  
(602) 509-8852



#### PHOTOGRAPHER

ANTONIO CEDILLO  
(602)-481-8118



#### TILE INSTALLATION

CARLOS TILE'S  
(602) 716-1770



#### TITLE AGENCIES

DRIGGS TITLE  
(480) 237-4515