## RECOMMENDED TIMELINE



## **HOME SEARCH & PURCHASE**

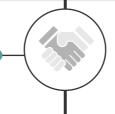
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## **RENOVATION TO-DO LIST**



 Paying for your renovation.
Look into a construction-topermanent loan.





Find your new home and make an offer • (1 - 4 months)

 Consider the kind of renovation you can afford, both financially and timewise.

Negotiate the offer (2 days - 2 weeks)

Educate yourself on the costs involved and begin to understand the moving parts of a renovation.

Schedule and conduct an inspection • (1 - 2 days)

Learn about what will be possible to change, given existing conditions.

Have your attorney conduct due diligence. (2 weeks)

 Ask your attorney to review the alteration agreement.

**Sign the contract!** (5 - 7 business days)



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• Post your project to Sweeten and find a general contractor.

Apply for a mortgage and receive a commitment (3 - 6 weeks)



 Reach out to your contractor(s) and set up site visits.

Submit your co-op/condo application package • (10 - 20 business days or within 3 days of receiving mortgage commitment)

 Negotiate the terms of the renovation budget, timeline, and other contractual details.

Meet for a board interview (1 week - a few months)

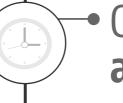




(1 week - a few months after interview)



Schedule a closing (2 weeks after approval)



 Once your closing is scheduled, alert your contractor.

Keys are in hand •



• **Sign the contract** with your Sweeten contractor.