MAXXIMUM REALTY

Licensed California Real Estate Brokerage · Since 2010

CAPABILITY STATEMENT
REO & ASSET DISPOSITION

A commission-based, licensed California listing broker for REO and distressed assets. We list, market, and close bank-owned and distressed properties for asset managers, banks and servicers, government-related sellers, and institutional owners — with full MLS exposure, an established investor buyer network that adds competitive offers, and weekly reporting through closing. Buyers contract directly with the seller; we are not an assignment-fee wholesaler.

CORE CAPABILITIES

- **REO & distressed listings.** Licensed California broker listing services from assignment to close.
- **Broker Price Opinions (BPOs).** Exterior and interior BPOs with comparable-sales support.
- **Occupancy checks.** Occupancy status, condition notes, and photos; escalation of access or safety issues.
- **Property marketing.** MLS listing, professional photos, and outreach to our investor buyer network.
- **Offer management.** Highest-and-best rounds with a documented offer comparison for the seller.
- **Weekly status reporting.** Activity, showings, offers, and market feedback every week until closing.

WHY PARTNER WITH US

- **Buyer demand.** An established network of cash buyers and fix-and-flip investors, on top of open-market MLS exposure.
- **Speed.** Fast assignment acceptance, BPO turnaround, and listing launch.
- **Competitive offers.** Every listing is exposed to all buyers; highest-and-best rounds drive price and terms.
- **Data-driven pricing.** Comparable-sales and market analytics behind every pricing recommendation (methodology proprietary).

COMPANY SNAPSHOT

Legal name: Maxximum Realty, Inc.

Corporate license: CA DRE #01523101 — licensed since June 15, 2010

Broker of record: Max Sandoval, CA DRE Broker #01448980 (broker since 2007)

Office: 23330 Mill Creek Dr, Suite 200, Laguna Hills, CA 92653

Phone: (714) 272-2229

Email: max@maxximumrealty.com

Web: maxximumrealty.com/reo

Service area: Southern California

NAICS: 531210 — Offices of Real Estate Agents & Brokers

EXPERIENCE

- Real estate licensee since 2004; California broker since 2007; Maxximum Realty, Inc. licensed since 2010.
- Distressed-property experience, including lender-approved short sales and HUD Home Store bidding as a HUD-registered selling broker.

COMPLIANCE & STANDARDS

- Licensed California brokerage, CA DRE #01523101; broker of record Max Sandoval, #01448980.
- Errors & Omissions insurance: $1,000,000 (biBERK), current; certificate available on request.
- First Look periods and HUD owner-occupant priority windows are respected; investor offers only when the program allows.
- Full written disclosures on every transaction; any dual agency only with written consent.
- No referral fees, kickbacks, or things of value to asset managers or their staff (RESPA Section 8).
- Equal Housing Opportunity. Ready to complete vendor onboarding on platforms such as Equator and RES.NET.

ENGAGEMENT & COMPENSATION

- Commission-based: paid by the seller at closing under the listing agreement, or per the client's vendor fee schedule.
- BPOs and occupancy checks: per the client's fee schedule or quoted per assignment.
- No assignment fees. Buyers contract directly with the seller.

FIVE-STEP PROCESS

01 Assignment & intake
02 Occupancy check, condition review & BPO
03 Pricing strategy & marketing launch (MLS + investor network)
04 Offers, highest-and-best round & recommendation
05 Contract to close, with weekly status reports

SUBMIT AN ASSET

Send us an REO or distressed asset for a no-obligation listing proposal: maxximumrealty.com/reo/submit-asset

Max Sandoval, Broker of Record
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Maxximum Realty, Inc. is a licensed California real estate broker. Compensation is set by the listing agreement or client fee schedule and is not set by law. This statement is not an offer of services where prohibited.