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We are experts at negotiating with lenders of distressed properties with multiple years of experience covering short sales throughout Southern California, including 3 counties of San Diego, Orange, Los Angeles, San Bernardino, and Riverside. We work hard to assist homeowners who need to sell their homes as a short sale and get some cash from the deal. Currently, lenders are offering cash incentives of up to \$35,000 to homeowners who complete a short sale. Additionally, we are experts in analyzing and petitioning for HAFA short sale cash which is an additional \$10,000. A short sale is not like a regular real estate transaction and will require an experienced expert in order to avoid home going to an accelerated foreclosure. Be careful before selecting a non-specialized agent to work on your distressed property situation. We are able to help homeowners take advantage of the CALIFORNIA HOMEOWNERS BILL OF RIGHTS to ensure that their rights are protected. We can even assist homeowners with loan modifications with no upfront fees or costs as a courtesy to our clients. If you choose to work with one of our professional negotiators, we do not put a sign or lockbox in front of your property, unless you request it. We respect your privacy and ability to live in your home for as long as you own it. If you have a notice of default or a notice of trustees sale on your property, it is not too late, but we do recommend that you give us a call as soon as possible. We are happy to discuss and analyze your particular situation. If you are interested in letting me ease your situation, please call our CEO and resident expert, Adam Kelley (760) 888-7778 or use the form below.

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