



3383 31st St, Marion

\$334,900 | 4 bds | 3 ba | 2,538 sqft

**Call (319) 540-1773** to inquire about this home.



## The way buying a home *should* be.

Our modern system empowers you with better tools and a more qualified team of professionals so you can buy a home with less effort, more transparency, and have a better overall home buying experience.



Celena Turner  
Advertising Manager



Mike Pfeiffer  
Advertising Manager



Shannon Boge  
Closing Agent



FSBOHOMES Cedar Rapids  
576 Boyson Rd NE, Ste 102  
Cedar Rapids, IA

**Call or text (319) 373-8150**

with questions about the home buying process

## 5 SIMPLE STEPS TO BUY THIS HOME!

### WALK THROUGH

#### 3D Virtual Open House

Use the QR code above to immediately walk through this home online using our 3D Virtual Open House. It's a "showing before the showing" that saves you time and effort.

**3D VIRTUAL OPEN HOUSE™**



### SCHEDULE

#### Homeowner-Hosted Showing

Visit the home and speak directly with the homeowner to learn firsthand knowledge about the home and the neighborhood.



### REVIEW

#### Home Transparency Report®

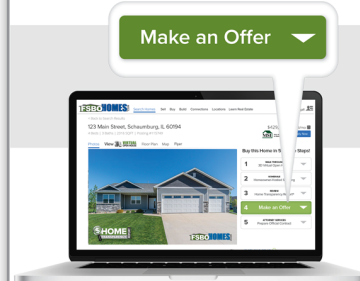
Receive unbiased expert opinions of the home by reviewing a pre-market certified appraisal and pre-market home inspection before submitting an offer.



### SUBMIT

#### Non-Binding Offer Online

Submit a non-binding offer directly to the seller on the FSBOHOMES website. Correspond directly with the seller until a "handshake" agreement is reached.



### PREPARE

#### Official Purchase Contract

After the non-binding offer is accepted by both parties, our partnered licensed professionals can draft the official purchase contract. This is a complimentary service for the buyer.



# Looking for a Mortgage Lender?

**FSB** is your local leader in both **LOW COST** and **GREAT SERVICE**.

There's a reason FSB has been the preferred lender for FSBOHOMES since 2016. We are experts at working directly with homeowners, and we understand the FSBOHOMES process. We assist buyers from the pre-approval letter all the way through closing. Make the purchase of your new home a seamless process with FSB Mortgage!



*Call for details:* **319-730-6990**

*Or stop by one of our convenient locations:*

**Marion**  
1240 8th Ave.  
Marion, IA 52302

**Alburnett**  
117 N. Main Ave.  
Alburnett, IA 52202

**Hiawatha**  
175 Center Point Rd.  
Hiawatha, IA 52233

**Tiffin**  
1600 N. Park Rd.  
Tiffin, IA 52340

**Collins Road Square**  
1380 Twixt Town Rd.  
Marion, IA 52302

**Edgewood Plaza**  
399 Edgewood Rd. NW  
Cedar Rapids, IA 52405

**Van Buren Village**  
2755 Edgewood Rd. SW  
Cedar Rapids, IA 52404



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