calque

Buy Before You Sell

Step-by-Step Roadmap



1

5-minute application

Submit a 5-minute questionnaire via lenders microsite about the departing residence.
A Calque Client Experience Specialist (CXS) will call the homeowner within 1-2 business days to set up a Virtual Walk-Through.

2

Virtual Walk-Through

Homeowner completes a quick Virtual Walk-Through. At this time, Calque orders inspection, title, or other reports. It takes between 1-9 business days for Calque to send a Guaranteed Backup Offer depending on the program.

3

Guaranteed Backup Offer (GBO)

If the home qualifies, a Calque CXS will call to discuss the GBO offer. This offer is valid for 30 days.

4

Get pre-approved

Homeowner fills out pre-approval paperwork with their loan officer.

5

Submit competitive offers

Homeowner can now submit offers with no home sale contingency that are more likely to be accepted.

6

Close and move in!

Around 7 days before closing, a Calque CXS will reach out and have the homeowner sign their GBO. Once they have closed on their new home, they can move in right away.

7

List original home

Stage, list, and show an empty house. Agent retains complete control over the listing, and Calque does not affect agent commissions.

8

Departing residence sold

Sell the original home! In the unlikely case the house does not sell on the open market within 180 days, Calque will buy it per the Guaranteed Backup Offer. If Calque purchases the house, Calque will prep it for sale and relist it.

If the house resells for more than the GBO, Calque will refund the profit net of all expenses, including but not limited to the purchase price, commissions, interest, taxes, title and other fees.