



# Stewardship Plan

Help your agents win listings and close cleaner — a preventive alternative to the home warranty.

## INCLUDED IN EVERY PLAN

- ✓ Up to 6 scheduled on-site visits
- ✓ Digital Home File & documentation photos
- ✓ 24-hour priority response
- ✓ 20% off handyman labor (\$115 → \$92/hr)
- ✓ New-Owner Orientation Walkthrough
- ✓ Seasonal maintenance tasks completed
- ✓ Vetted contractor network access
- ✓ Maintenance tracking & reminders
- ✓ 5-Year Home Care & Capital Plan
- ✓ Monthly reports & recommendations
- ✓ Contractor scope & negotiation support
- ✓ Transferable resale documentation

### STANDARD HOME ≤ 2,000 sq ft

### LARGE HOME > 2,000 sq ft

Duration  
**6 Months**

Duration  
**3 Months**

★ Most Popular

#### Stewardship Plan

## 0.65%

of sale price · min \$2,750

12 hrs labor · \$200 materials

- Full seasonal cycle
- Preventive care visits
- Condition documentation
- Inspection follow-through

Premium

#### Legacy Plan

## 0.85%

of sale price · min \$3,750

15 hrs labor · \$300 materials

- Comprehensive seasonal coverage
- Aging-in-place review
- Long-term capital planning
- Relocation buyer support

Move-In Ready

#### Settle-In Plan

## 0.40%

of sale price · min \$1,800

9 hrs labor · \$100 materials

- Punch list resolution
- Safety & filter checks
- Early issue identification
- Move-in orientation

Larger Systems

#### Settle-In Plus

## 0.50%

of sale price · min \$2,400

12 hrs labor · \$150 materials

- Expanded system coverage
- More fixtures & filters
- Larger perimeter checks
- Priority contractor access

## MLS-SAFE CONTRACT LANGUAGE

### OPTION A — % OF SALE PRICE

"Seller to credit \_\_\_% of purchase price at closing toward Buyer's Peak Pro Home Stewardship Plan (size-adjusted)."

### OPTION B — FLAT DOLLAR AMOUNT

"Seller to credit \$\_\_\_\_\_ at closing toward Buyer's Peak Pro Home Stewardship Plan."

Simple, clean language that works in any MLS system — no warranty complications.



# Stewardship Plan

	<b>HOME WARRANTY</b> Insurance after something breaks	<b>PEAK PRO STEWARDSHIP PLAN</b> Professional care before things break
<b>COST</b>	\$600–\$1,200 / year + \$75–\$125 per service call	0.40–0.85% of sale price, one-time at closing
<b>MENTAL MODEL</b>	Something broke. I hope it's covered.	Someone is actively looking after my house.
<b>TIMING</b>	Reactive — after failure	Proactive — before failure
<b>WHO SHOWS UP</b>	Unknown contractor from a call center	Known local professional, consistent technician
<b>PROCESS</b>	File a claim, wait, often denied or capped	Schedule a visit — it gets done
<b>PREVENTION</b>	None	Central purpose
<b>PLANNING</b>	None	5-year home care plan included
<b>RELATIONSHIP</b>	None — no continuity	Ongoing, personal, trusted
<b>EXCLUSIONS</b>	Many: age, pre-existing, improper maintenance	None — no claims, no fine print
<b>POST-CLOSING CALLS</b>	Redirected, not reduced	Dramatically reduced

**THE ONE-LINER**

*"A warranty is insurance for breakdowns.  
 This is stewardship for prevention."*