



## Tour "Guidelines"

The purpose of the Willow Glen Tour on Thursday Mornings is for agents to see what is NEW on the market in Area 10 - Willow Glen. We tend to stay away from busy streets and have borders that are SMALLER THAN the whole Area 10 in MLS Listings.

In general the major boundary streets are: Foxworthy, Leigh, 280, 87 / Almaden Expressway. We try to tour 8-10 homes per week so sometimes we may not see everything new that is on the MLS.

We tour in a counterclockwise circle leaving Rookies by going SOUTH on Meridian avenue. Special requests to be first or last on tour **WILL NOT be honored**.

### **The general Guidelines are to get on tour:**

To reserve your spot email [Tour@WillowGlenTour.com](mailto:Tour@WillowGlenTour.com) and it is first come first served.

**Texting, calling, In person request, Facebook message, requests will not be valid or honored unless you receive a confirmation email from ONLY this email address.** You are welcome to save a spot prior to putting your listing on MLS. The deadline to have your property on MLS is Wednesday at **Noon** for Thursday Tour.

If we are full for a particular week you may be asked to be placed on a wait list. If you don't get on the wait list you **MUST** re-request the next date available. You cannot be on a wait list and have a guaranteed spot at the same time. It's one or the other.

### **Class 2 properties:**

We will tour class two properties if they have exterior access to the building. For class two's in a complex please put out signs from the interior streets leading to the unit.

### **To get your property Retoured:**

If it is a slow week for new listings we **MAY CONSIDER** retouring a property based on the following Guidelines:

- If there has been a major price reduction (typically 10% reduction in price)
- If there has been any major remodeling
- And possibly Switch in agency

### **When and where do we meet?:**

Thursday Morning we meet at **Rookies Sports Lodge** which is located at *1535 Meridian Avenue, San Jose, CA 95125*. Doors open at 9:00, meeting starts at 9:30 and we are out the door looking at property by 10:00. While not mandatory it is **HIGHLY recommended** that you attend the meeting as well as go on the entire tour. After all the purpose of the tour is to get you exposure to other agents and find out their feedback right?

Thank you,

*The Volunteer group of Mike Gaines, Monica Farnsworth and Dave Campagna*