

LEAP

M E T H O D

A guide to maximizing your family's
space in Toronto real estate



LEWIS + COMPANY
MODERN REAL ESTATE

DEAR HOME,

You've been our shelter, our safe haven, A place to rest our heads and call our own. We've laughed and loved within these walls, and made so many memories to be shown.

Our family has grown, our lives expanding, outgrowing the space that once seemed so grand. It's time for us to find a new home, where we can create new memories, hand in hand.

But we'll always cherish the time we spent with you, the warmth and love that you provided. You've been a special part of our lives, and the memories we made will never be denied.

So goodbye, dear home, as we move on to the next, we'll always hold a place in our hearts for you. Thank you for the shelter, the laughter, the love, and the memories that we've made, forever true.

With love and gratitude.



THE SHIFT



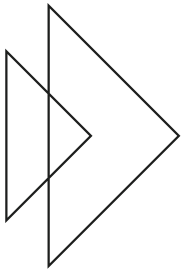
As families grow, it seems like the piles of stuff just multiply faster than weeds in a neglected garden! Suddenly, you're tripping over toys and dodging rogue crayons like they're landmines. And no matter how hard you try, it feels like there's never enough room to contain it all.

Between work, family, and trying to live harmoniously with your loved ones in a cramped space, it can be tough to find the time and energy to tackle a big project like packing up and relocating.

And let's not even get started on the financial stress of it all. Between trying to read the market and figuring out the best time to sell or buy, it's understandable to worry about the impact on your family's budget.

All of these considerations can make it seem like a lot to handle. But with careful planning and the right support, it is possible to successfully navigate the upsizing process and find a home that meets your family's needs and more.

Together, we can find the perfect place for your family to grow and create new memories. And we're here to help you every step of the way, ensuring the process is as smooth and stress-free as possible.



Getting to know you.

In our first meeting, we'll take a focused look at what matters most to your family and design a journey to get there!

This will help us create a custom roadmap to success that's specific to your family.

We also want to give you our professional insight on current market conditions. Reviewing comparable sales and monitoring activity in your area will be our key to a solid pricing strategy.

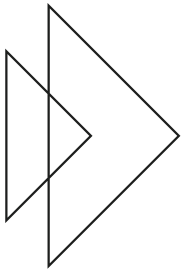
You may be wondering what upgrades would give you the most return on your investment. We'll share which projects can provide a high ROI for both time and money spent.

We understand how important it is to consider everyone's needs. So factoring in disruptions to family life and work schedules will be critical for us. We're going through this journey together and we want you to feel excited and positive about the outcome.

Our goal in this step is to set you up for success and to prepare you for the adventure ahead.

OUR PROCESS





The search.

You're on the hunt for the perfect new home for you and your family, and we totally get it! You want a place that feels like it was made just for you, with all the features and amenities you need to live your best life.

That's why we take a personalized approach to working with you - so we can provide you with the most relevant and useful advice and guidance throughout the process.

We're well-versed in the local real estate market and happy to provide you with expert advice on neighbourhoods, home values, investment opportunities, and trends.

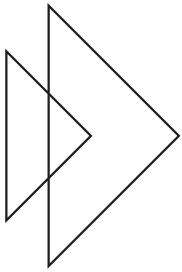
We'll set up email alerts for new listings, arrange appointments for you to view properties, and can even preview them for you. Whether they're coming soon or under the radar, we're always on the lookout for the perfect fit for our clients.

And when it's time to make an offer, we'll be your fierce advocate. We'll negotiate with sellers or their agents on your behalf and handle the fine-details of the paperwork.

Nothing will be overlooked, as we work towards making your dream of owning the perfect home a reality.

OUR PROCESS





The art of home selling.

At Lewis + Company, we pride ourselves on making the process of selling your home a total breeze.

With our award-winning service and experienced team, we've got the skills and know-how to make your home shine.

We've been in the business for years, so we've had plenty of time to hone our skills and bring you the best possible services that yield the most results.

From staging to marketing and everything in between, we've got you covered.

And when it comes to getting your home noticed, we've got some serious marketing and advertising mojo. We know that the more visibility your home has, the more likely it is to sell quickly and for top dollar.

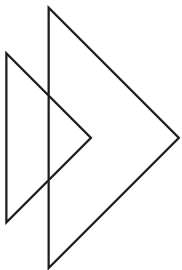
We're all about making an unforgettable first impression!

By utilizing all of our expertise and resources, your home will stand out from the competition and get the attention it so deserves.

OUR PROCESS



OUR PROCESS



Moving forward.

The process of buying or selling a home can be an emotional one. But rest assured, we're committed to being with you every step of the way.

And if you need some help finding the right legal or financial support for your home buying or selling journey - we've got a list of preferred professionals ready to lend a hand.

Your mortgage broker, lawyer, and other professionals are all part of your real estate dream team.

So as you approach the final stages of your journey, we'll all be your go-to resource and support system.

After closing day, we'll check in to see how you're settling into your new home and continue to keep you informed on the real estate market.

We want to empower you with the knowledge and skills needed to turn homeownership into a lasting source of financial security for you and your family.

We see ourselves as your co-pilots on this journey, here to help steer you towards success.



DEAR DIARY,



Today marks a new chapter in our lives as I stand in the doorway of our new home. I can practically feel the excitement and possibility oozing out of the walls.

This place is perfect for us, a place where we can grow, create new memories, and maybe even hide from our extended family when they come over for the holidays (kidding, kind of).

My commute to work is a breeze thanks to the nearby streetcar, and our kids can easily participate in sports programs at the nearby park without us having to be their personal chauffeur.

I can't wait to host game nights for our friends while the kids watch a movie downstairs. My family can finally breathe easier and say goodbye to the stress of overcrowding (and our kids' constant bickering).

I'm grateful to have found the perfect fit for my family, and I can't wait to see all the amazing moments we'll create here.

Until next time.

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“Suzanne did a fantastic job with the sale of our home. From start to finish, her open straight-forward approach and ongoing communication made it a very comfortable experience for us. Suzanne’s strategic approach to marketing and use of social media was outstanding and created much hype in the neighbourhood before and during the sales process. Suzanne’s attention to detail is exceptional and she has it all covered – from staging, the photo gallery, well executed open houses – she takes care of everything! We couldn’t be happier, and wouldn’t hesitate to recommend Suzanne and her team.”

- Jan + Darren

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"Suzanne's experience and knowledge of the Toronto real estate market means she equips you with all kinds of insider insights and connects you with an amazing team to make your experience buying a home seamless and easy, despite how crazy the market can be. She also provides the perfect balance of savvy & amazing work ethic with attentiveness and care."

- Anastasia + Kiron

SUZANNE LEWIS,

TEAM LEADER

A creative spirit and desire for adventure define me.

I'm always willing to push a few boundaries, and I'm ALWAYS asking questions. My love of new experiences has led me to constantly wonder what can change, what can be different, and how I can make an impact.



My creative spirit has taken me all over the world. I've lived in Europe (twice), surfed in Australia, seen Komodo Dragons in Indonesia, drank coffee in Yemen, visited temples in India, jumped out of planes in New Zealand, rode on camels in Egypt, went hang gliding in Costa Rica, played with monkeys in Cambodia, and leap-frogged around the scooters in Vietnam. I've even volunteered in Sri Lanka, helping to rebuild homes for the victims of the 2004 Tsunami.

I'm always up for an adventure and believe that the best way to learn is through hands-on experience.

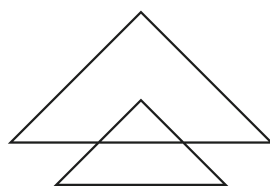
Before becoming a realtor, I spent some time working in the marketing world at some of Toronto's best lifestyle and design publications.

I honed my skills in sales and marketing, but it was a personal experience with a less-than-stellar realtor that ultimately shaped my approach to working with my own clients when I decided to get my licence.

I knew that I wanted to do things differently, to go above and beyond for my clients and treat them with the same level of care, compassion, and respect that I would want for myself.

That's why, as a realtor, I strive to make a meaningful impact, ask all the right questions, and give families a positive and empowering experience as they search for a home that truly meets their unique needs and lifestyle.

I understand that everyone is different, and that's why I take a personalized approach with each and every client. I'm here to help you take the next step on your journey through life, and I'm excited to be a part of it. And I'll do everything I can to make your real estate experience a positive one.



If you want to take the next step, book a strategy call with me to see if I can help you find your dream home and/or sell your current home. Click here to book your 15 min call or chat with me in Facebook Messenger.

