

SHORT-LISTING PROPERTIES



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Buying a house is one of the most important (and expensive) decisions you will make in your life. And also one of the most satisfying! If you're looking for a new home, particularly if you're a first-time buyer, then the following steps will help you feel less frustrated when you're short-listing properties.

Investigation is the key to helping you find your dream home. Research the type of home you would like to buy on the internet, in newspapers and by talking to your local estate agent. The next step is to narrow your search by considering both the location and the house itself: Write down all the areas, towns and counties you would consider living in, listing all the pros and cons of each area. Do you want to be close to work or friends and family? Think about what kind of lifestyle you live. Are you looking for a new home that is ready-to-go or is a secondhand property more suitable? Would an apartment or townhouse suit you, or a larger home for all the family? What are your must-have facilities? Look out for schools, churches, parks, shops, fitness centres, restaurants and bars in the area so that you know what amenities are available.

Other must-haves to think about also include:

- Parking or public transport routes
- Gardens or shared outdoor spaces
- How long you plan to live in the house
- Storage space
- Ability to extend later on if need be

Make sure you write down all of the features that are most important to you, then list each of these in their order of importance and differentiate between the essentials and the desirable. Check each potential house you find against your list – be precise and only arrange viewing appointments with those homes that have all of the necessities you've outlined so that you save yourself time and from becoming frustrated.

