

January 11, 2012

Dear Carol,
Ginny and I just wanted to thank you again for your OUTSTANDING customer service in acting as our Buyer's agent in the purchase of our home in December. Your professionalism and handling of all our questions and concerns were above and beyond our expectations. In fact, we have moved four times and this experience far exceeded all other companies and agents we have worked with in the past.

Your dedication, support and knowledge of the Central Bucks community resulted in the best house for Ginny and I. We will not hesitate to recommend you and Weichert Realtors to people in the future who are looking for a home.

Very truly yours,
Michael C. Hoefert



Carol Shugars
REALTOR

Office: 215-345-7171
Direct: 215-340-3223
Cell: 215-327-0137
Fax: 215-345-9523
www.bucksmontcorealtor.com



149 South Main Street
Doylestown, PA 18901





A Room With A View

I met David and Emily over a year ago when I showed them a home in a newer neighborhood where they really wanted to live. There was just one problem, they had their hearts set on just one model--one with a wall of windows and a great outdoor view. Well, there just weren't any available; we waited, looked and waited some more. Instead of giving up on the dream, I suggested that I contact current homeowners with the exact model they wanted and inquire if they were planning to move. It wasn't easy on us, but with a lot of patience and hard work...we found the home they love and had been waiting for!

My neighborhood knowledge can work for you. I bring results!

NO FEAR... JUST BOLD THINKING!



When I first met Gary and Vanessa, they discussed with me not only what they were looking for in a new home and the area they wanted to be in - which was very important to them, but also their financial limitations that were equally important.

I listened attentively, advised and reassured them through the process that they could achieve their goals.

With bold negotiation skills and savvy, they were able to buy their dream home in the neighborhood they wanted to live in and still stay within their budget!

Dear Carol,
We write this letter as both a recommendation and a thank you. First to anyone trying to make a decision about contracting with a real estate agent:
Carol Shugars is a very savvy business woman who conducts herself as a true professional and with the utmost integrity. She is very knowledgeable about all facets of the real estate market. Carol couples a strong work ethic with a strong desire to know her clients in order to do her very best to meet their needs.

Now on a more personal note:
We not only see you as a terrific agent, but as a genuinely good person and someone we now consider a friend. Thank you for all of your support. We truly could not have done it without you. Fondly, Sandra and Will



Annika Loves Her New Home

Open houses really do work! I had met Chris and Gail last summer conducting an open house in the area of my expertise- "Pebble Hill"- in Doylestown Township. Since I market quite a few homes in this area, they would keep seeing me at my open houses. They currently lived in the area and wanted to find their new home there as well. They soon realized I was the agent they wanted representing them. Not only did they find their new home in Pebble Hill while visiting one of my open houses, but later the Buyer for the home they were selling was found during the open house I conducted for them! Now, they are happy to say they are just where they wanted to be.



My neighborhood knowledge can work for you. I bring results!

JUST WHERE THEY WANTED TO BE



I had first met Chris and Mette while conducting an open house for my listing in an area neighborhood where I specialize in marketing and selling homes. They at first felt drawn to the property, but later felt it wasn't quite right for them. However, they felt comfortable working with me since they knew I would be the first to let them know when any properties became available in this neighborhood. Knowing the area was important to them.

I never gave up on searching for them and kept in touch with current neighborhood activity. Indeed, a home I felt they would love did become a available some months later~ And, of course, we were one of the first buyers to see the home....they stepped in and loved it! Although, there were other competing offers presented, with savvy due diligence and tenacity, they are happy to say they are the lucky new owners of this home.

If you or someone you know needs a Realtor to stay on top of things, be extremely helpful to someone with an already busy schedule, and manage all the steps in the process, let me be the one you choose to be relied upon to help. I'll here for you.

My neighborhood knowledge can work for you. I'll bring results.

Brendan and Ann Find Their "Dream Home"

Brendan and Ann from NJ were referred to me by their Realtor friend who hoped I could help them realize their dream to own a home in PA-- a newer home, but on some land, in a setting like their favorite place to be, The Poconos-- all for a first time buyer price!

I first spent time listening and understanding their wish list so I would be sure to fulfill their needs in a timely way since both are busy teachers and planning for their wedding. We found not just one home but three; the house they bought was in an area I had been keeping my eye on since I know it would satisfy all their wishes. They are thrilled!



***My neighborhood knowledge
can work for you.
I bring results!***