



# Part Of Your Family's Story Since 1986

Listing Your Home with The Christine Hauschild Team

# What Sets The Christine Hauschild Team Apart?

## FULL SERVICE IS WHAT WE DO BEST

As a one-stop shop for all your real estate buying and selling needs, we provide access to many different service providers and professional contacts to ensure a smooth transaction, every time.

That is why we have built our suite of services around you, your home, and your success – here's how it all works:

- We believe in a service-based culture and comprehensive action plan to truly focus on client experiences and well-being.
- Our partnership with Royal LePage is everything. A proudly Canadian brand, we leverage our relationship with them to your benefit.
- It's our honor to be a part of the Royal LePage Chairman's Club - recognizing the top 1% of Royal LePage REALTORS across Canada. The Lifetime Chairman's Club is presented to those who reach the top 1% on a national level for 10 consecutive years. Our team has proudly achieved this designation consecutively since 2006!





# It's Not Just About Us

It's about you and your home. Let us walk you through what selling might look like, by outlining our core values, the experiences we provide, and what we can do to get you top dollar for your home in any market.





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“Christine and her team were the upmost professionals from our initial contact to the sale of our home. We truly appreciated their hard work, diligence and respectability. We would highly recommend Christine and her team.” — [CARA-LYNNE A.](#)



# In Your Corner, On Your Side

Absolutely nothing compares to knowing that you're getting the best service when it comes to selling your home. From your first meeting/consultation to celebrating closing, it's about making that journey memorable for all the right reasons.

We'd love to introduce you to a new level of success. Here is what we can promise to you, as your advocates, when we list your home:

- 1. TO EDUCATE**  
We think you deserve to be an active member of the process. We never skip the details, because knowledge is power and you deserve to know the whole story.
- 2. TO CARE**  
We will treat you like part of our family - and nurture that relationship at every stage. We handle everything, keeping you in the loop, every step of the way.
- 3. TO BUILD**  
Our success has been based on building lasting relationships with clients. You put your home in our hands, and we will repay you with our insight and help whenever you need us.
- 4. OUR VALUES**  
As a team, we value honesty, integrity, and standing by our clients while providing guidance and assisting you with making the big decisions.



# What Google is Saying

We pride ourselves in our clients' success in the real estate market, and our Google reviews speak to our professionalism, enthusiasm, and integrity.

**JAMES M.** ★★★★★

Christine and her team are amazing! So enthusiastic and attentive to the needs of the customer. From the initial consultation through to signing the offer, everyone was so positive and encouraging. I can't say enough about Katherine, Jenny, and Cindy. Each one made immeasurable contributions to the sale of our home. What a team! It's clear Christine takes great pride in meeting the needs of her clients and this filters down through her staff. Wow! Great job. Recommended without hesitation and hopefully with the same passion they showed us.

**ISABEL Z.** ★★★★★

As the saying goes "it takes two to tango" -- so it is very true in today's hard to predict real estate market: as a buyer/seller, your own determination and financial, emotional preparation is crucial, but none less important is the market acumen, negotiation skills and well-timed execution of a realtor's team that provides 360 degree support every step of the way. Having recently purchased and sold through Christine's team with ease, speed and great satisfaction, we highly recommend these professionals to be your "tango partner" for the next move!

**TREVOR S.** ★★★★★

As buyers of a home listed by Christine Hauschild's team, we first of all want to say how impressed we were by their professionalism and attention to detail! It is clear that they have a high standard of excellence. This was one of the factors that drew us to buying a property from them and gave us a lot of peace of mind throughout the whole process.

The property that we purchased in West Ottawa in June 2021 was presented so well both in person and online. The team put together a promotional video of the home that instantly sold us on the property, with an easy to follow walkthrough by Christine as well as arial views of the rural home. There was also a professionally and thoughtfully made fact sheet with beautiful photography and many helpful details about the property. It came in handy when reviewing the listing details before and after having our offer accepted. The dedicated website listing for the home had all the photos, videos, and details in one place and made the home shine.

Finally, Christine Hauschild's team worked exceptionally well with us during the offer process, answering our many questions in a timely fashion. They also went above and beyond by getting us details that they knew we would need before we even asked.

A big thank you to the entire team, from two very happy buyers!





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We listed our home with Christine and her amazing team, which, ultimately resulted in multiple offers and a higher-than-expected sale price. The team was enthusiastic and attentive. From the professional video and photos through to the energy and expertise of the team, we felt it all contributed to a positive experience. They were genuinely happy for our success. We wholeheartedly recommend them! — **CHRIS S.**





# A Bit About Us: The Christine Hauschild Team

As real estate professionals, we learned long ago that a team is truly the only solution for your best experience.

Built on a foundation of education, communication, negotiating, and relationship building, we treat clients like family and help them every step of the way.

Our team is everything to us, and we'd love for you to hear who we are and how we can help...



# Christine Hauschild

REALTOR® & TEAM LEAD

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D: 613.799.5570

When Christine began her real estate career in 1986, she began by leaning on her unique experience with custom and new home construction. It was from that experience and knowledge that she built, literally and figuratively, a sterling career in real estate.

Christine built her career as a REALTOR® by relying on her knowledge of home design, the power of marketing, and with an emphasis on sales skills. These all powered her approach, and they are skills and knowledge bases that help her and her team innovate every single day.

The Royal LePage family has played an important part in Christine's career for many years. Having joined the company in 2003, Christine took the steps to create her very own brokerage under Royal LePage Team Realty's trusted name in 2018. It's Christine's brand power in combination with Royal LePage's name, and Christine's unique team approach which have resulted in so many satisfied clients over the years.

Selling your home isn't a one-stop solution, and it's a job far bigger than one person – the Christine Hauschild Team is built around tailored, meaningful, and innovative strategies to sell your home – relying on decades in the industry and up-to-the-moment insight on the market.



ROYAL LEPAGE  
**CHAIRMAN'S CLUB**  
NATIONAL TOP 1%  
LIFETIME MEMBER







# Our Team of Professionals



## Tom Hauschild

**BROKER OF RECORD & REALTOR®**

Tom is not only involved with the day-to-day operations of our team, he also works closely with buyers to help them make their real estate goals a reality. His passion for real estate is fueled by his expertise in home renovations, real estate investing, and his portfolio of service experience benefiting all his clients.



## Allison Sheridan

**REALTOR®**

As licensed realtor focusing on our clients purchasing homes, Allison helps our clients maneuver the ever-changing real estate market with ease through her years of experience. Allison's no-fuss approach includes preparing, educating, and make her clients a priority while maintaining an easy-going and fun attitude that puts everyone at ease.



## Cynthia McGiverin

**REALTOR®**

As a licensed realtor with experience across the country, Cynthia brings expertise & guidance throughout the entire home-buying process, and lets her clients lean on her sharp intuition to make sure they are making the best possible choices for their lifestyles. Her caring nature makes every deal feel effortless.



## Jenny Toner

**OFFICE & CLIENT SERVICES MANAGER, REALTOR®**

A licensed senior member of our team, Jenny is a seasoned professional at managing not only the office and the team, but the entire Real Estate Experience for our clients. Jenny is well-versed in all aspects of the buying and selling process, and anticipates our clients' needs, and meets them with exceptional service every step of the way.



## Katherine Solomon

**CLIENT CARE & MARKETING COORDINATOR**

Presenting your home to the world in an elegant, thoughtful, and coordinated way is Katherine's main role on the team. As client care and marketing coordinator, she is there for every step of the listing process from staging, photos, marketing, and beyond to ensure your home stands out in the best way.

# Our Finishing Touch Specialists



## Natasha Richmond & Cindy Wilson

**HOME STAGING & DECORATING CONSULTANTS**

With a keen eye for aesthetics and attention to detail, Cindy and Natasha are the team's staging experts. They help clients maximize their home's value through increasing visual space, furniture placement, and decorating. Cindy joins the team with a diploma in Interior Decorating from Algonquin College and many years of experience in home design and staging. Natasha's natural creativity and experience in marketing and graphic design helps to create a plan for homesellers to prepare their house for market.



## Ali Hassani

**PHOTOGRAPHER/OWNER, SUNFLAKE FILM & STUDIO**

Using his immense skills in photography and videography, Ali helps to tell the unique story of your home. His creativity shines in every tour video he crafts, highlighting a home's features and helping buyers to fall in love.





# Gain Access to Professionals We Trust

We have carefully curated a list of outstanding professionals we trust to get your home in tip-top shape. As part of our collective team, we trust these folks to do amazing work.



The work we put into your home helps to set it apart - becoming your network of professionals.



# A Strong National Brand: Our Royal LePage Roots

Since 1913, Royal LePage has built an unmatched presence in the industry. As a completely Canadian brand they grant clients access to professionals who help and who truly care.

Since 2003, Royal LePage has been fundamental to our business. Our relationship with their brand, and their mission, has always been to help make selling easier for clients.

1.

## **ADVANTAGES FOR EVERY CLIENT**

Over 18,000 sales representatives, in over 600 offices from coast to coast, all designed to benefit how we work and how our clients succeed.

2.

## **INNOVATING & IMPROVING**

As a Lifetime Member of Royal LePage's Chairman's Club, Christine connects with top producing agents across Canada on an ongoing basis.

3.

## **TRUSTED CONNECTIONS FOR YOU**

If you're selling your home to move across the province, or even the country, Christine and her team can help make relocating seamless.





“No matter what the market is doing, you need a professional to handle the sale of one of your largest investments. If you’re thinking of selling, even if it’s a year away, take the time to have a chat with the Christine Hauschild Team.” — **DEBORAH B.**



# Let's Get Started

The process of selling your home is never just about your home – it's about what we can do to make it perfect as possible and appeal to your ideal buyer.

## ■ UNDERSTANDING THE MARKET...

The first step is to understand the current market. For every client, we prepare a Comparative Market Analysis (CMA) to help understand the market conditions in your neighbourhood.

## ■ IN A BUYER'S MARKET...

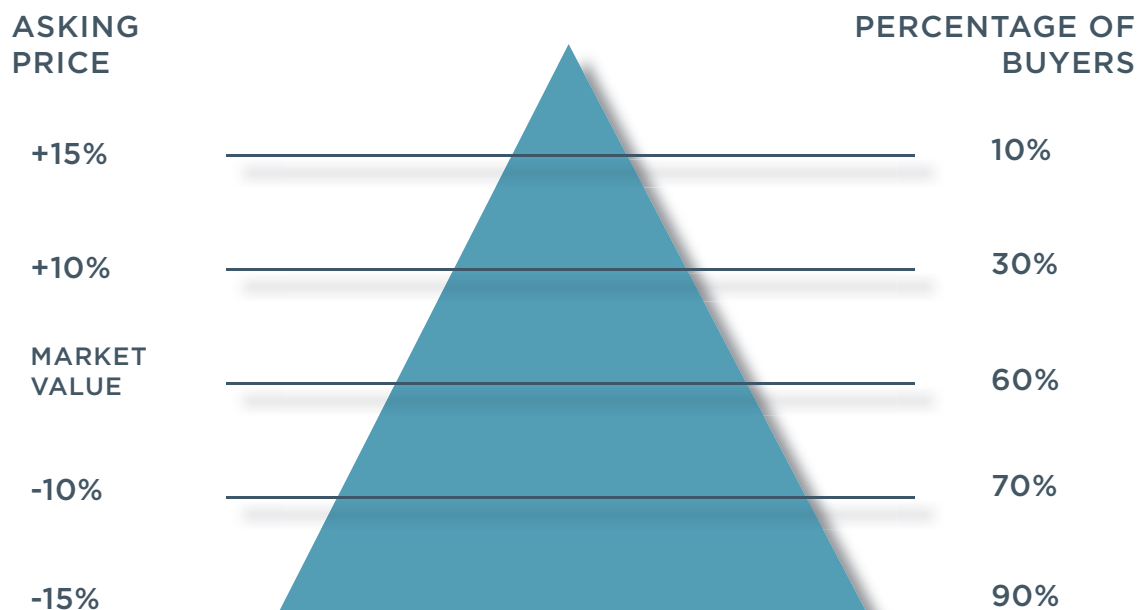
We need to work to understand what sets your home apart and how to highlight it – in order to capture the imagination of buyers and to get the highest possible price.

## ■ IN A SELLER'S MARKET...

While there might be buyers clamouring to see your home, we need to focus on what makes your home unique compared to the others on the market. Once we craft a notable point of distinction, along with careful strategy, we know we've done our job.

## ■ BECOME AN EXPERT IN SELLING...

Our business is built on helping our clients understand the process – both what we do and why we do it. You gain a thorough selling education, a greater return on your home, and the best experience possible.







# Highlighting Your Home: Our Marketing Difference

We would never simply put a price on your home and let it hit the market. We work together, as a team, to strategize and learn about your home and how small changes can result in a meaningful difference to your bottom line.

**This is your chance to put your “buyer hat” on, and to think about what buyers see when they walk in through your front door.**

# What We Do

## Improving Every Detail

Thanks to Christine's background in home construction, she can identify improvements to strengthen the value of your home. At the same time, we are connected to a vast network of tradespeople to help make those changes.

We also rely on the aesthetic touches to help bring out your home's full potential - staging, landscaping, painting, cleaning, and anything else that we need to do to ensure that your home looks its best.

## Our Staging Transformations

Our Home Stager and Decorating Consultant will make sure your home looks exactly right - before it even hits the market. We put time and effort to understand the tastes of your ideal buyer, to capture their attention, and then to properly execute it in a reasonable timeframe.

## Personalized Marketing Solutions

Your marketing plan will be fully customized to your home, needs, and budget. As a full-service, full-time team, we ensure that every piece is completed with an expert's touch so that your home out-shines and out-sells the competition.

We also offer value-add services to help take your sale to the next level - leveraging what we know about buyers in the market, and what they want to see, to position your home in its best light. We do all these complimentary extras, because your experience is what matters most.





# Photography & Videography

We have a trusted photographer and videographer on our team who will produce beautiful, high-quality photos and videos. These items will then be featured online, in print, and across social media to promote your home.





Set in the trendy Blackstone community is this beautiful townhome offering casual elegance and sophisticated styling. This beautiful townhome is uniquely finished from top to bottom. Starting in the front of the home with a gorgeous garden featuring stamped concrete which allows extra space for a second car. Imagine coming home to this beautiful space every day. The home's gorgeous kitchen area features quartz counter tops, a walk in pantry, SS appliances and a gas stove. The flooring has been beautifully upgraded, and the sellers have added a wonderful electric fireplace which doubles as the focal point of the living area. This space is perfect for entertaining or relaxing with family at the end of the day.

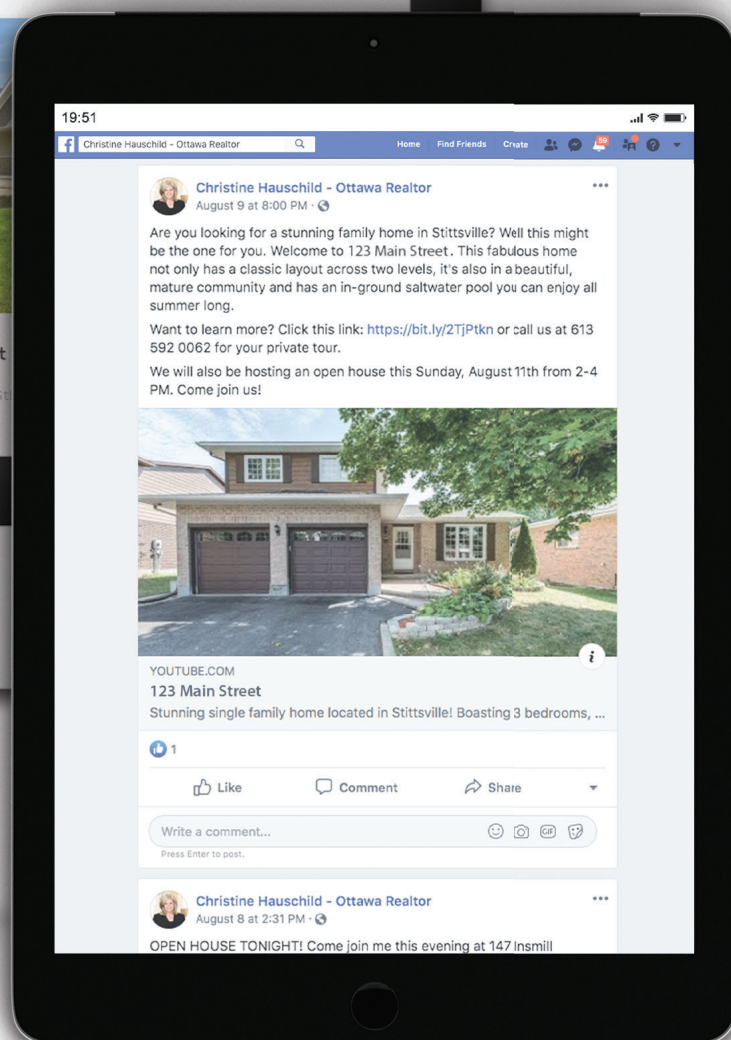
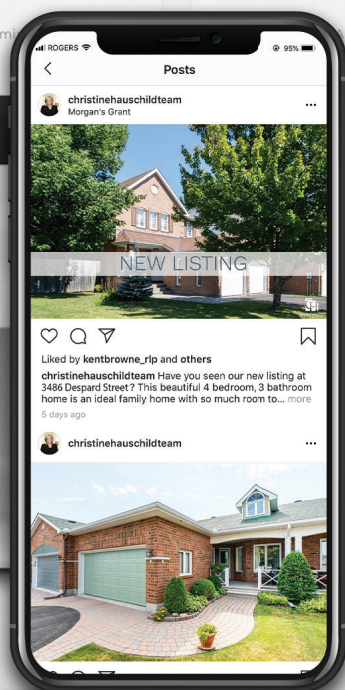
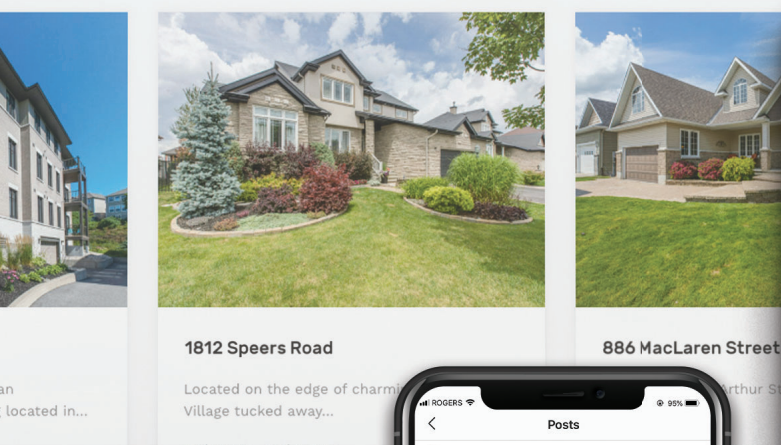
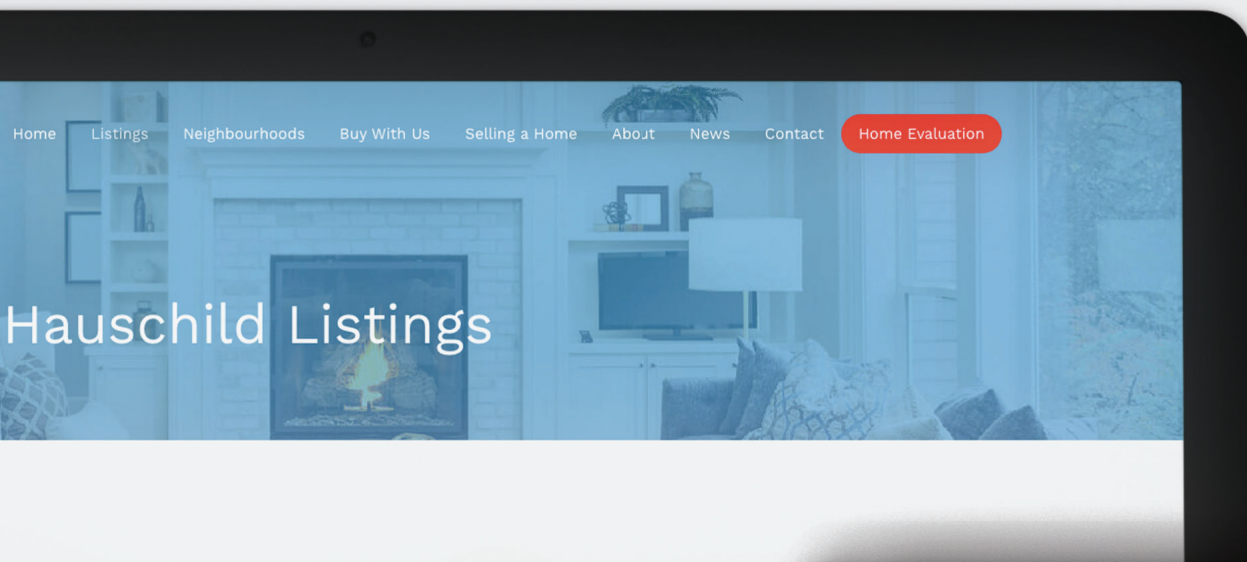
The upstairs offers 3 generous sized bedrooms, the master ensuite features a glorious luxury shower. There is an additional main bath and convenient laundry located on the upper level. The lower level provides an additional space for you and your family to relax and enjoy with a cozy gas fireplace. The space offers plenty of natural light and storage space. The homeowners have taken great pride and care to ensure the backyard is just as spectacular as the inside of the home with minimal maintenance required. The fully fenced yard offers a beautiful stamped concrete patio, grass area and storage shed. This lovely home offers many unique features and has everything you and your family could possibly need.



# In Print

Your personalized marketing package includes full-colour feature sheets outlining your home's unique features, measurements, layout description, and any other details that will help market your home.





# Online

Your home is also featured on our website [www.ChristineHauschild.com](http://www.ChristineHauschild.com) with links to an interactive virtual tour, home brochure, and map of your home's location. Our team also advertises regularly on several other websites, social media platforms, and additional REALTOR® websites.



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“The Christine Hauschild Team is the definition of passion and professionalism all rolled into one. Without a doubt, a cut above the rest. From the bottom of our hearts, we cannot thank you enough. They are truly exceptional at what they do!” — KELLY L.







# Achieving Success. Together.

Our approach is all about selling while respecting you  
and your long-term goals.

We accomplish and produce great results for our clients  
who trust us to help them.

## Top 1%

FOR ROYAL LEPAGE,  
IN OTTAWA & CANADA,  
SINCE 2006\*



ROYAL LEPAGE  
**CHAIRMAN'S  
CLUB** | NATIONAL  
TOP 1%  
LIFETIME MEMBER





# Tailored Pricing Strategies

Developing a custom pricing strategy for your home is going to be critical when it comes to your bottom line. Evaluating the market and its expectations, we help you set a price that generates interest and results in more.

## The Value of Pricing

When you overprice your home, you can risk little activity, buyer interest, and your potentially perfect buyer missing it altogether. Ultimately, it sells for less than it's worth and you miss out on developing key interest for your home.

In strategizing for an optimal pricing strategy, your home will sell faster, reach more qualified buyers, while retaining its key marketability. It can also generate competing offers, and drive your return even higher.

## Your Home's Value is Always Changing

The market can influence the value of your home, which is why you need a real estate agent who knows the market. We will provide you with a pricing strategy tailored to your home, giving an even better selling experience.





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“By far one of the best real estate teams I have seen in the industry. Her dedication and knowledge of her clients, the market, and everything that is needed to be the absolute best at what they do.” — [AMY F.](#)





# Your Local Real Estate Connection

**THE OTTAWA REGION IS OUR HOME.**

We have made Ottawa real estate, and the surrounding area, our specialty for good reason. After all, this is the same place where we've raised families, built our careers, and where we continue to make and share memories.

**Our presence is especially felt right in our own backyard. For us, Ottawa's West End is home - we understand the area, the local homes, and the way the market moves here better than anyone.**

The best part about our market knowledge, when it comes to selling your home, is all that we know about buyers in this region. We know what moves them, what they want to see, and how small changes can result in big returns for your home.





## In Support of the Royal LePage Shelter Foundation

The Royal LePage Shelter Foundation is Canada's largest public foundation dedicated exclusively to funding women's shelters and violence prevention programs. The Royal LePage Shelter Foundation has raised more than \$20 million to support abused women and their children living in shelters across Canada. Through agent commission donations and the fundraising activities of the Royal LePage network, we are helping to provide a safe haven and new beginnings to more than 30,000 women and children each year. All funds raised by Royal LePage offices remain in their local community and because Royal LePage Canada pays all administrative costs, 100 percent of all money raised goes toward this important cause.

[www.royallepage.ca/shelter](http://www.royallepage.ca/shelter)  
for more information or to support our cause.



ROYAL LEPAGE  
**SHELTER FOUNDATION  
SUPPORTER**

ROYAL LEPAGE  
**Team Realty**  
Independently Owned and Operated, Brokerage



"I chose a career in real estate because I knew I wanted to make a difference in people's lives. Now, I'm lucky enough to be able to do that all day, every day, by helping people buy and sell their homes and helping others in any way I can." — **CHRISTINE HAUSCHILD**



# Our Community Is Everything.

At the Christine Hauschild Team, we believe that giving back to our community isn't simply a part of our jobs – **it IS our job.**

When we're not guiding our clients through some of the biggest decisions of their lives, we're helping improve the quality of life for others.

## We've helped support:



### ROYAL LEPAGE SHELTER FOUNDATION

Canada's largest public foundation dedicated exclusively to funding women's shelters and violence prevention programs. A portion of our commission is donated to help its continued success.



### WOMEN FOR MENTAL HEALTH

We are proud to help support this initiative to shift attitudes and make real progress in changing the way that people think about mental health.



### OTTAWA REGIONAL CANCER FOUNDATION

It's hard to find anyone that hasn't been touched by cancer in some way. That's why we support the Cancer Foundation in providing the best care and research into helping make this grave illness extinct.



### KANATA MINOR LEAGUE HOCKEY ASSOCIATION

As sponsors, we're proud to help children discover their passion for sport, teamwork, and healthy competition in line with the KMHA's mission to help children in the Ottawa-area get active.



### PROUD TO BE ME

We support Proud To Be Me's mission to help empower the youth of today to contribute to our world (and local communities) with compassion, empathy, and kindness.



### THE KANATA FOOD CUPBOARD

The Kanata Food Cupboard's provides healthy food choices while engaging and inspiring the Kanata community. We believe in their mission to provide assistance to this who need it most.



### CHEO

CHEO is a global leader in pediatric health care and research - we are proud to be able to help support them in their commitment to helping children from across Canada.



### TOY MOUNTAIN

We support the Salvation Army and the Toy Mountain campaign by helping the struggling families in Ottawa by collecting and donating a new or unwrapped toy. Join us and help bring a smile to a child's face this Christmas season!





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“The Christine Hauschild Team provided exceptional service to us during our relocation. Christine spent time assessing our area and provided us with market insight that was impressive. The stager added the right touches to our home and Christine’s use of multimedia was exceptional. If you are looking for a trustworthy team that provides a stress-free experience, the Christine Hauschild Team is the right choice.”

— GRAEME & RHONDA



# Feel Empowered to Present Your Home

Now that you know a bit more about us and how we work, we'd love to begin a conversation about your home and how we can introduce it to the market of potential buyers – while maximizing your return and minimizing your stress.

We want to know what's important to you. Reach out today and we'll discuss your home, your options, and our role in your success.



**CHRISTINE HAUSCHILD**  
REAL ESTATE TEAM

**Christine  
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CHRISTINE HAUSCHILD  
REAL ESTATE TEAM



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Christine Hauschild, Brokerage

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