

LET ME HELP YOU FIND YOUR DREAM HOME



DANIELLE SCHELLENBERG

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About **DANIELLE**



When you choose a REALTOR®, you want someone who is passionate about real estate, client service, and doing all things with excellence. You need a strong communicator, fierce negotiator, and respected professional.

Passion for people. Marketing expertise. Deep love of community.

With a background of 15 years in medical sales, Danielle spent years honing her skills in contract negotiating and marketing. Danielle brings energy, expertise in digital marketing and a deep desire to serve her clients well to her thriving real estate business.

From the first meeting to years after closing, Danielle goes out of her way to fight for her clients' needs and make them feel cared for long after the transaction is closed.

Danielle fell in love with the charm and people of Franklin after visiting family here. After living in 4 different

states, she knows she has found her own family's forever home. Her love of Middle TN and the amazing things it has to offer is contagious!

On weekends, you can find her cooking, playing violin or singing and spending time outdoors with her husband and 3 children.

Her clients love her because she is an incredibly hard worker whose passion for excellence makes her a natural at real estate. An Enneagram 3w2, you know she is an achiever who is never satisfied with losing. She is also a natural helper whose strong desire to serve endears her to her clients.

find an agent you trust. After all you are placing some big dreams in her hands.

WHAT HER CLIENTS have to say

Without clients, there is no real estate business. Danielle values her clients and they know it.

"Coming from California we had no idea who or where to turn to within the Williamson County area. Introduced through a referral, Danielle took us under her wing and from her client first approach and her knowledge of this county we found we were able to trust this process with her very quickly. Danielle found us our dream home within 10 days and made it possible for us to provide a better life for our daughter. We are forever grateful for Danielle. Her energy and hustle reaches no bounds and her client first approach makes a stressful experience seamless and fun! Whatever time of day expect a response from Danielle within minutes. She does this all with amazing style, grace and humility. We have now purchased 3 homes with Danielle within my family and will continue to turn to her for any real estate needs for the foreseeable future."

- Kerri H.

"We have moved a lot over the years and NEVER have we had this kind of 1st class service. She respected every wish we communicated and was incredibly positive and uplifting in a really busy and STRESSFUL time. Her heart, kindness and generosity were like no other. If you need an agent... use Danielle!"

-Leslianna & Andy

"There are great people in this world and there are great REALTORS®... Danielle is both... Danielle went above and beyond any expectation you could have for a REALTOR® and helped us get the most out of our home! We would use Danielle over and over as our REALTOR®. She is better than the best. If you need a REALTOR®, call Danielle!

-Joe & Shannon



Four Pillars of **BUSINESS**

Danielle's Business Success is Built on 4 Pillars;
Negotiation, Integrity, Market Expertise, & Communication /
Work Ethic.

Negotiation - 20 years of experience navigating contracts and implementing strategies to bring contracts to a successful close.

Marketing Expertise - Aside from the real estate platforms such as Redfin, HGTV, Zillow and realtor.com, Danielle implements brand strategies and utilizes the power of Instagram and Facebook to interact with her own sphere of Influence, as well as those currently looking for a home outside of her own audience.



Integrity - Ethics, honesty and transparency are at the core of Danielle's being and are values she brings to working in real estate.

Communication & Work Ethic- Understanding your needs and anticipating areas that lack clarity, she utilizes her knowledge and training to make real estate easier to understand. Danielle's business is built on doing whatever is necessary to give you peace of mind and get your home sold.

In order to build a strong foundation, you have to know what you are building on. My foundation is solid. Negotiation, Expertise, Integrity & Communication!

The Listing PROCESS



1 Analyze the Data

- Reviewing a comparative market analysis (CMA) on your property
- Reviewing comparative property features to determine your property's value
- Initial pricing evaluation review
- Preparing your seller net sheet



2 Plan Your Market Debut

- Touring your property
- Market preparation consulting
- Measuring & staging (if applicable)
- Photo / Video production



3 Execute a Contract

- Analyze, negotiate, and execute a contract
- Navigate property inspections & appraisal process
- Oversee buyer performance



4 Close Your Sale

- Final walk-through preparation
- Review settlement documents
- Execute closing paperwork

Meet OUR TEAM



Danielle Schellenberg

Sr. Associate Broker, REALTOR®

Real estate is so much more than just a sale. It is a matchmaking job, a negotiating job, a marketing job, and a relationships job. Danielle's strength lies in her ability to connect with people. She cares deeply for her clients and their needs and spends countless hours making connections. Those connections have made her a respected agent in middle TN, known for getting things done with excellence.



Carmen Klapper

Contract to Close, REALTOR®

Once Danielle secures a contract for your home, the paperwork is placed into the capable hands of Carmen. She is a checklist ninja who will ensure every t is crossed and every i is dotted. Her experience as a broker herself makes her involvement in the contract process invaluable to our team. Carmen handles the deadlines so that you can stay focused on packing and moving.



Amber Lashbrook

Partner, REALTOR®

With a partner and licensed Realtor on the team, Danielle is able to support her clients at the highest level. Bringing 4 years of Real Estate experience and 8 years of Photography and Marketing experience to the table, Amber offers great perspective and valuable client customer service. There is so much more to real estate than popping a sign in the yard and driving clients around to showings. Amber takes care of paperwork, scheduling, deadlines, meetings and marketing, and handles all of these tasks with a Realtor mindset.

DANIELLE SCHELLENBERG



Let's Connect!

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