



• Background

Founded in 2003, Rock Properties is a full-service real estate company located in Round Rock, Texas. Rock Properties specializes in the sales, leasing and management of Residential, Commercial and REO Real Estate in the North Austin Texas metro area, surrounding cities and suburbs. Rock Properties is a privately held company that has maintained continual growth and has been profitable each year since its inception in 2003.

Rock Properties owns and occupies their offices located at 3010 East Old Settlers Blvd, Round Rock, TX 78665 (aka: 3010 Kiphen Rd, Round Rock, TX 78664). Rock Properties offices are located 3.2 miles east of I-35 at the Old Settlers Blvd, Exit 254. Rock Properties is conveniently located between North Austin, Round Rock, Georgetown, Cedar Park, Leander, Pflugerville and Hutto Texas.

Rock Properties carries \$1,000,000 in professional liability and E&O insurance coverage. Rock Properties Realtors are members of the Austin Board of REALTORS® (ABoR) and utilize the Austin area multiple listing service (MLS).

• Experience

Rock Properties currently has a staff of five licensed Real Estate Agents. Rock Properties Realtors® are licensed by the Texas Real Estate Commission (TREC), are members of the Austin Board of REALTORS® (ABoR), Texas Association of REALTORS® (TAR) and National Association of REALTORS® (NAR).

We offer full-service REO management to VA, Freddie Mac, Homesteps, Washington Mutual, Ocwen, USRES, Keystone, Lenders REO, Nations Valuation, Wachovia, Ameriquest, Nationwide REO Brokers, Market Intelligence, Land America, Lighthouse RE Services, SourceOne, USREO, Oaks Financial, National REO Brokers, REO National, Goodman Dean, Settle Appraisal & BPO Services, Consolidated Asset Management, Coast To Coast, Integrated Property Source and more.

• Services

Rock Properties maintains a network of service providers from locksmiths, to lawn maintenance, contractors, and plumbers to get your REO properties on the market fast and/or to keep them in marketable condition. Rock Properties offers full-service REO management including:

- Accurate accounting
- Activity reports
- Attend "lock-outs
- Before & after digital photos
- Broker price opinions
- Cash for keys
- Closing coordination
- Communicate with title companies
- Evictions
- Full MLS & internet participation
- Lawn care maintenance and watering
- Loss mitigation



- Negotiate with the tenant or former owner
- Occupancy checks
- On-call 24/7
- Print ad marketing
- Property liability/risk assessment
- Property listing and selling
- Property preservation services
- Re-key & winterization
- Repair estimates
- Supervise rehab
- Trash outs & debris removal
- Utility transfers
- Your "eyes and ears"

•Areas Served

Rock Properties serves the following Zip Code areas.

Zip	City	County	State	Area Code	Distance
78613	Cedar Park	Williamson	TX	512	9.41
78626	Georgetown	Williamson	TX	512	8.74
78627	Georgetown	Williamson	TX	512	8.8
78630	Cedar Park	Williamson	TX	512	8.92
78634	Hutto	Williamson	TX	512	7.74
78651	Mc Neil	Travis	TX	512	5.02
78660	Pflugerville	Travis	TX	512	5.34
78664	Round Rock	Williamson	TX	512	0.0
78680	Round Rock	Williamson	TX	512	4.29
78681	Round Rock	Williamson	TX	512	2.46
78682	Round Rock	Williamson	TX	512	0.43
78683	Round Rock	Williamson	TX	512	0.54
78691	Pflugerville	Travis	TX	512	5.86
78708	Austin	Travis	TX	512	8.84
78717	Austin	Williamson	TX	512	4.41
78718	Austin	Travis	TX	512	8.84
78720	Austin	Travis	TX	512	9.04
78727	Austin	Travis	TX	512	6.63
78728	Austin	Travis	TX	512	4.72
78729	Austin	Williamson	TX	512	6.81
78753	Austin	Travis	TX	512	9.56
78758	Austin	Travis	TX	512	9.53
78759	Austin	Travis	TX	512	9.26
78764	Austin	Travis	TX	512	4.61
78798	Austin	Travis	TX	512	9.67



• Marketing

Rock Properties utilizes all of the traditional marketing techniques such as listing on the Austin MLS, property signs, brochures, print advertising, virtual tours, electronic lockboxes, and websites such as AustinHomeSearch.com, Craigslist.com, Oodle.com, Realtor.com, Zillow.com, etc.

Additionally, Rock Properties operates two websites: RoundRockRealty.com and RockProperties.com. Rock Properties combined websites are very popular and receive over 300 unique visitors each day. Rock Properties website RoundRockRealty.com will consistently appear at the top spot on the first page on most major search engines when searching for common real estate phrases associated with Round Rock. For example, Round Rock Homes, Round Rock Real Estate, Round Rock Realtor, Round Rock REO, Round Rock Foreclosure, etc.

• Summary

Organized, thorough, professional, and knowledgeable, Rock Properties understands the importance of providing relevant, timely, and strategic information to our clients and vendors and we strive to offer the highest level of professional service available. Rock Properties is your one stop shop for REO asset sales and management in the North Austin metro area. Let us be your "eyes and ears" in North Austin, Round Rock, Georgetown, Cedar Park, Leander, Pflugerville and Hutto Texas.