



CENTURY 21®

Landmark Realty

The EDEN-MCKINNEY Duo

REAL ESTATE AGENTS

LICENSED IN TENNESSEE AND KENTUCKY

As Robertson County continues to grow, so does the excitement around finding the perfect place to call home. Whether you are thinking about buying, selling, building, or simply keeping an eye on the market, our goal is to keep you informed and connected to the community we all love.

This newsletter was created to share local market insights, homeowner tips, community happenings, and helpful information designed specifically for our area. Thank you for allowing us to be part of your journey and a trusted resource for all things home.



Robertson County Living

More and more people are discovering what makes Robertson County such a special place to live.

With its convenient access to Nashville, growing communities, open land, small-town charm, and strong sense of community, Robertson County continues to attract families, first-time buyers, and those looking for a little more space to call their own.

From Springfield and Greenbrier to White House, Coopertown, and beyond, our communities continue to grow while still holding onto the qualities that make this area feel like home.



Why Choose JayneAnn and Bill Over a Wholesale Agency

When it comes to selling your home, the how matters just as much as the who. Choosing JayneAnn and Bill means partnering with trusted, local professionals who put your goals—not quotas—first. Unlike large wholesale agencies or quick-sale programs you see on TV or Billboards, we believe your home deserves the attention, strategy, and care that maximize its true market value. Our approach is personal, not transactional.

Here's what sets us apart:

Local Expertise: We live and work right here in the Springfield and Middle Tennessee area—so we know the neighborhoods, buyer trends, and what truly drives value in this market.

Personalized Strategy: Every home is different. We create a tailored plan for pricing, marketing, and negotiation to ensure your property stands out and sells for the best possible price.

Full Representation: We advocate for you every step of the way, protecting your interests and guiding you through the process with honesty and experience.

Higher Returns: Wholesale or "instant offer" agencies typically buy below market value to flip for profit. We work to get you that profit instead
Community Commitment: When you list with us, you're not just another number-you're a neighbor. Our reputation depends on trust, results, and lasting relationships.

In short: Wholesale agencies sell fast-for them. We sell smart-for you.

ROBERTSON COUNTY

May Market Report

	AVG TIME ON MARKET	93 DAYS
	AVERAGE SALE PRICE	\$390,000 UP 4% FROM 2025
	NEW LISTINGS	244
	SOLD LISTINGS	100
	MONTHS OF SUPPLY	4.7

June Homeowner Checklist

- ☐ CHANGE AIR FILTERS
- ☐ PRESSURE WASH PATIOS & SIDEWALKS
- ☐ CLEAN OUT THE GARAGE
- ☐ CHECK SPRINKLER SYSTEMS
- ☐ PREP OUTDOOR SPACES FOR GATHERINGS
- ☐ SCHEDULE HVAC MAINTENANCE

INSPECTION CORNER:

What Homeowners Often Miss

One of the most common things homeowners overlook is routine maintenance that can turn into costly repairs later. Small issues like clogged gutters, minor roof damage, HVAC filter neglect, or moisture around windows can quietly create larger problems over time.

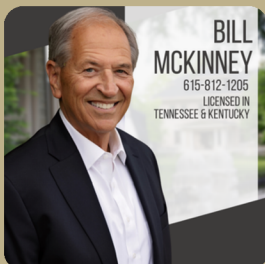
Regular maintenance not only protects your investment but can also help your home show better and sell more smoothly when the time comes. Taking care of the little things now can save significant time, stress, and money later.

WHAT HELPS HOMES SELL FASTER

Pricing correctly from the beginning remains one of the most important factors when selling a home. Clean presentation, professional photography, curb appeal, and realistic expectations help homes stand out and attract serious buyers quickly.

The Eden McKinney Duo is here to help guide you through every aspect of a successful sale; from pricing strategy and marketing to staging advice, negotiations, and closing day. Having the right team beside you can make the process feel smoother, less stressful, and ultimately more successful from start to finish.

LOCAL EVENTS HAPPENING SOON!



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