



Greenways Realty

HEY — North Carolina Homeowner Dealing With a Parent’s House... What Should You Do With It?

A simple 3-option cheat sheet to help you choose the right move — without overthinking, delaying the decision, or making a costly mistake.

INSTRUCTIONS:

Right now, you don’t need more opinions. You need clarity. Most homeowners get stuck here:

1. “Should we just sell it?”
2. “Maybe we should keep it...”
3. “What if we rent it out?”

And that back-and-forth leads to:

1. delays
2. tension
3. bad decisions

This guide will help you:

1. understand your 3 real options
2. quickly evaluate what makes sense
3. move forward with confidence

As you go through this, ask:

1. “Which option actually fits our situation?”
2. “Are we deciding... or just avoiding the decision?”

1 OPTION 1 — SELL THE HOUSE

This is the most common path.

When this makes sense:

1. you want simplicity
2. you don’t want long-term responsibility
3. the house isn’t practical to keep

What most people underestimate:

1. timing impacts price
2. preparation impacts outcome
3. waiting too long can reduce leverage

Selling gives you closure—but the way you do it matters.

2 OPTION 2 — KEEP THE HOUSE

This usually comes from:

1. emotional attachment
2. long-term thinking
3. “we’ll decide later” mindset

When this makes sense:

1. the house has strong long-term value
2. someone is willing to take responsibility
3. everyone involved is aligned

What most people underestimate:

1. ongoing costs (taxes, insurance, upkeep)
2. management responsibility
3. future decision pressure

Keeping the house is a commitment—not a delay.

3 OPTION 3 — RENT THE HOUSE

This feels like the middle option. Not selling... but not letting it sit. **When this makes sense:**

1. the property is in rentable condition
2. someone can manage tenants
3. the numbers actually work

What most people underestimate:

1. repairs and maintenance
2. tenant management
3. time and effort required

Renting turns the house into a business.

THE REAL PROBLEM

Most homeowners don’t struggle with the options. They struggle with:

1. not knowing which one fits their situation
2. not being aligned with others involved
3. not knowing what to do first

So they delay. And while they delay:

1. the house sits
2. costs add up
3. decisions get harder

HOW TO DECIDE

Ask yourself these 3 questions:

1. **Do we want speed or maximum return?**
 - a. 1. speed → sell
 - b. 2. return → consider fixing or renting
2. **Who is actually taking responsibility?**
 - a. no one → selling is usually the safest path
3. **Are all decision-makers aligned?**
 - a. no → delay will create bigger problems

The best option is the one your situation can actually support.

Why This Is Important

Most homeowners don’t lose money because the market is bad. They lose money because:

1. they wait too long
2. they avoid the decision
3. they choose based on emotion, not clarity

And by the time they realize it... the opportunity is already gone. This decision doesn’t get easier over time. It gets heavier.

Book a Free Property Strategy Call

If you’re trying to figure out what to do with the house...

We’ll walk through:

- your situation
- your options
- and what actually makes the most sense

No pressure. No sales pitch. Just clear direction so you can move forward with confidence.

Book your 15-minute call now

<https://greenwaysrealty.com/>