



THE HOME TRANSITION GUIDE

A MANAGED APPROACH TO
MOVING WITH EASE & PRECISION

“THE DOWNSIZING AND PHYSICAL MOVE WENT SEAMLESSLY”

Some two years ago, my wife and I realised that it was time to downsize.

We were living in a large house with lots of furniture and possessions. It was a daunting task but luckily we were introduced to Vicky.

Vicky quickly assessed our needs and understood our wishes. She is an extremely professional and effective person. Very amicable and efficient and nothing was too much trouble.

We found a smaller flat and the downsizing and physical move went seamlessly.

Tim L - Bath

A TRANSITION MANAGED WITH PRECISION & CARE

For homeowners with larger properties or complex estates, moving is not a simple task; it is a highly **sophisticated logistical operation**.

For many families, the **complexity of a move** in later life becomes a barrier to the lifestyle they desire.

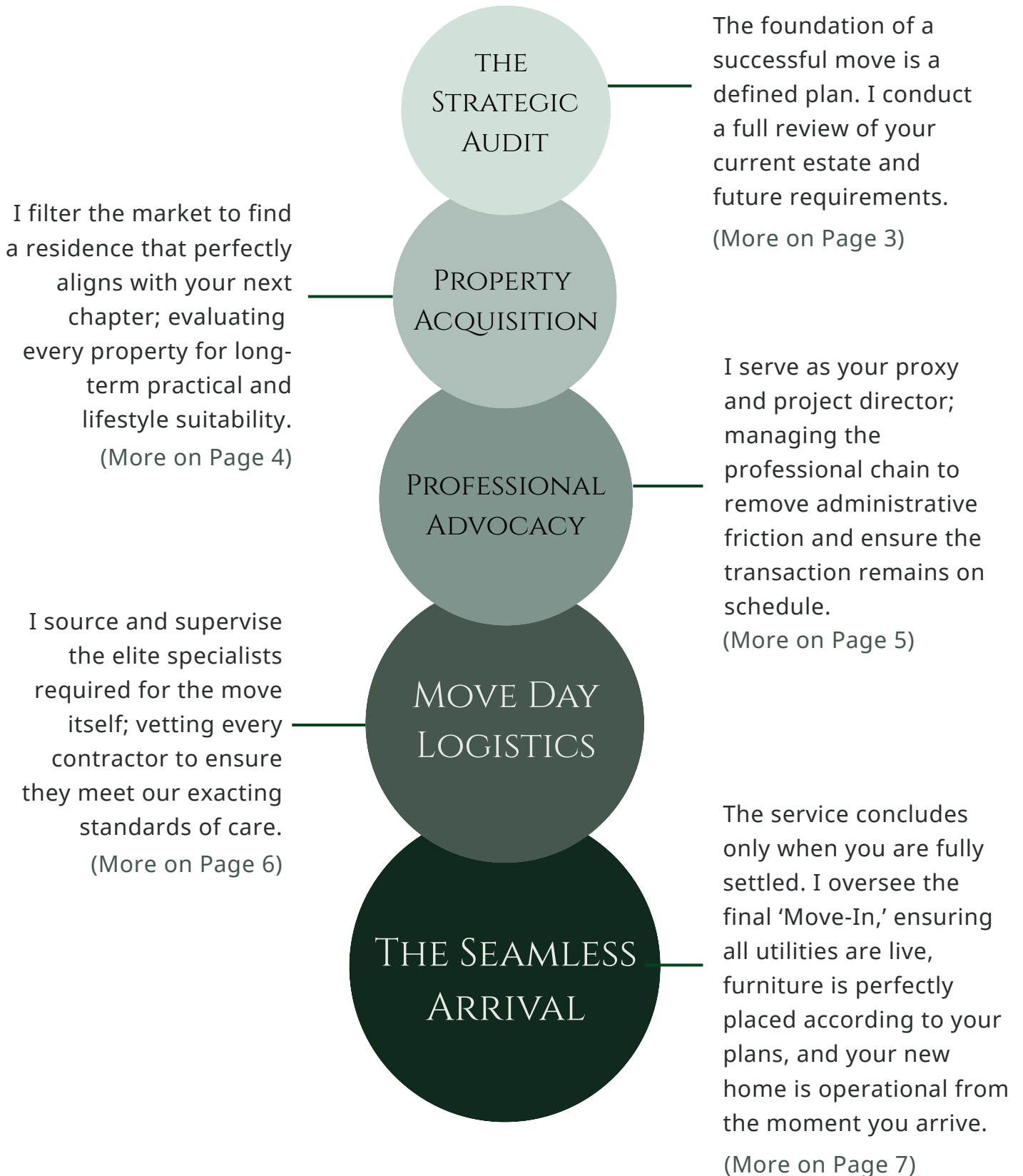
My role as your Home Move Specialist is to remove that barrier and provide **expert project management** of your move. I will be with you throughout the whole journey; from initial property search and planning through to move day and settling into your new home.

VICKY WHIPP
FOUNDER,
SAGE & ELDER



COMPREHENSIVE OVERSIGHT

Providing a single point of strategic oversight to ensure that legal, financial, and logistical elements move in perfect synchronicity



THE STRATEGIC AUDIT

Whether a standalone review or the start of a managed relocation, our Home Move Report provides the clarity required for a successful transition



FULL ASSET REVIEW

Your personalised Home Move Report reviews your current estate and your needs for a new home and ensures we understand exactly what is required to recreate the "feeling of home" in your new residence.



PROPERTY SOURCING GUIDE

Based on our consultation, I develop a bespoke search profile that filters your target area for your specific needs. This guide identifies the architectural styles, locations, and practical features that will define your next chapter.



THE STEP-BY-STEP PLAN

I provide a comprehensive road-map that covers every milestone from the first viewing to the final box, ensuring you have a personalised guide to your move.



IN HOME CONSULTATION

I meet with you in person to define your boundaries, your non-negotiables, and your vision. I ask you the right questions to be able create a plan for your future.

PROPERTY ACQUISITION & LIFESTYLE STRATEGY

Finding a 'right-sized' home requires a strategic lens. I identify properties that offer the perfect balance of lifestyle freedom and long-term practical ease

SUITABILITY REVIEW

Evaluating every potential home for future-proofing (accessibility, maintenance requirements, and proximity to essentials) and your unique requirements.

ACTIVE OUTREACH

Targeted search and early access to suitable properties through deep ties with local networks.

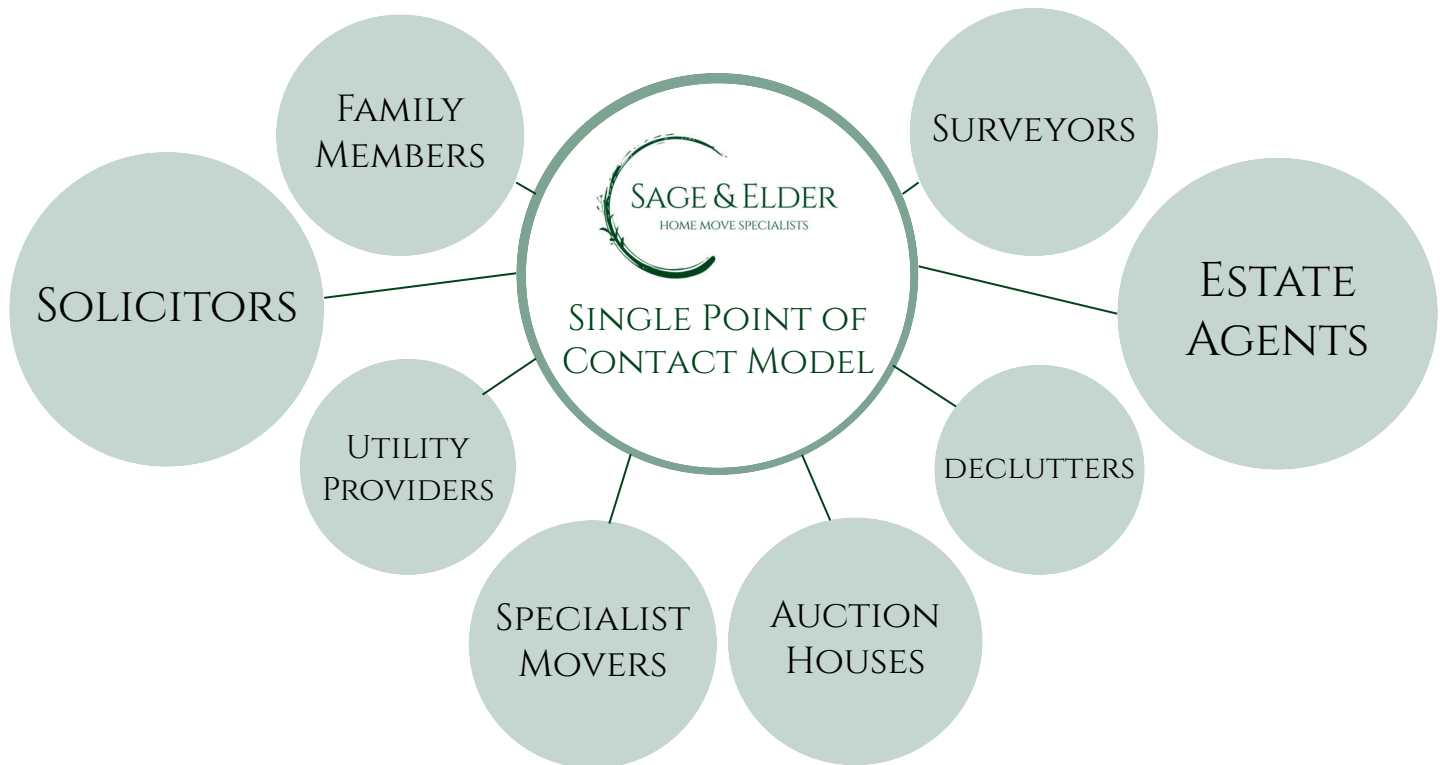
THE GUIDED VIEW

Pre-vetted properties to ensure we only spend your time on homes that meet your criteria. Accompanied viewings ensure you have all of the information you need to decide on, and make the right offer to secure, the right new home.



PROFESSIONAL ADVOCACY

Acting as the bridge between all third-party specialists to ensure the project stays on schedule and there is all-round efficient communication



WHAT I MANAGE

Chain Management:

Liaising with Solicitors and Estate Agents to drive the legal process seamlessly forward.

Technical Oversight:

Sourcing, briefing, and managing the specialists required for a smooth home transition.

Expert Representation:

Serving as your professional proxy, backed by deep local market knowledge and trusted network.

YOUR PEACE OF MIND

Momentum without Effort:

You are freed from all the "chasing" and phone calls, knowing the project is moving to completion.

Absolute Certainty:

You receive clear, high-level summaries, allowing for confident, informed decision-making.

A Shield from Friction:

You maintain a positive, stress-free relationship with the process of moving home.

ONE RELATIONSHIP - TOTAL OVERSIGHT

MOVE DAY LOGISTICS

Sourcing and supervising elite teams to move you with the utmost care



SPECIALIST SELECTION & VETTING

I source and supervise the elite teams required for your specific inventory. Whether it requires specialist art handlers, antique appraisers, or specialist transport, I vet every contractor and work alongside them to ensure your transition



THE FLOOR PLAN

To remove the "chaos" of moving day, I create a detailed spatial plan for your new residence. Every piece of furniture is pre-allocated and tagged. This ensures that when the teams arrive, they aren't asking you where things go—they are executing a pre-approved blueprint.



DIGITAL INVENTORY

For estates with significant collections, I oversee a professional inventory process. We track the movement of your possessions ensuring total accountability and peace of mind during transit.

THE SEAMLESS ARRIVAL

Ensuring everything is planned so that when you cross the threshold of your new home, it is fully operational



THE BEDS ARE MADE.
THE WI-FI IS CONNECTED.
THE KETTLE IS ON.
WELCOME HOME.

A NEW CHAPTER, EXPERTLY AUTHORED

Selected accounts of bespoke estate management and relocation*

Navigating the complexities of a long-held family estate

Mr & Mrs Martin lived in a rural property for over 40-years and had made many alterations to it during this time. We helped them find a buyer quickly, but they had lots of enquiries relating to the work that had been done on the property. We worked together to locate relevant documents, including warranties, planning permissions and past correspondence, that had been filed away for many years. I was in constant contact with their selling and buying agents and solicitors to ensure everyone had everything they needed to reassure their buyer and move to completion.

Bridging the gap for families managing relocation from abroad

Living in another country meant Mrs Day's son was unable to manage the logistical complexities of his mother's 5 bedroom home move in person. I sent him photos and videos of the properties that she was interested in moving to, and was even able to conduct a video call during viewings. I sourced the right estate agent to sell her home, receiving an asking price offer within weeks. I worked with drapers to measure up curtains and had her selection of artwork hung in the right locations for her. After the move, her son was able to visit and enjoy spending time with his mother.

An empathetic, slow-paced transition from a lifetime of memories

The prospect of leaving a home filled with years of memories of his late wife was incredibly overwhelming for Mr Thomas, even though he knew it was time to move. He was seeking community and friendship after feeling lonely for some time. A slow paced, empathetic approach to finding him a new home led to a small apartment in the heart of a city he knew and loved. I supported him through completing forms to instruct his solicitor and doing the digital work for him, freeing him up to plan where the cherished photos of his wife would be in his new home.

*stories edited for anonymity & illustrative purposes

A MEASURED INVESTMENT

The Value of Professional Oversight

THE STANDARD MOVE

YOUR MANAGED TRANSITION

Multiple Points of Contact: You (or your family) call and meet with lots of different vendors, including solicitors, agents and surveyors.

A Single Point of Contact: One phone number for every aspect of the project to offer reassurance and clear communication.

Property Search: Sifting through public listings; multiple disjointed viewings and missed opportunities.

Strategic Acquisition: Filtered, pre-vetted and focused accompanied viewing opportunities.

Overwhelming Choice: Choosing agents, solicitors, removal companies, auctioneers and suppliers from 'best guess' internet searches.

Vetted Specialists: Access to a trusted network of elite professionals who work to your best interest and on time.

Time Investment: 200+ hours of administrative work, phone calls, and meetings.

Executive Oversight: You attend 4 or 5 high-level decision meetings. I handle the rest.

Problem Firefighting: You are the 'firefighter' when the chain breaks or the movers are late.

Proactive Mitigation: We anticipate bottlenecks and resolve them before they reach you.

Moving Day Chaos: Boxes in hallways, overwhelming logistics and that 'searching for the kettle' feeling.

Turn-Key Arrival: Beds made, utilities live, and a cup of tea on arrival to your new home.

Emotional Toll: High Stress, family friction and decision fatigue.

Peace and Continuity: The logistics are invisible; the focus is calm.



YOUR INVITATION

Every home move is unique.

I invite you to contact me to arrange a confidential, no obligation, consultation to discuss your vision for the future and demonstrate how I can protect your time and energy during this incredibly important transition.

Vicky Whipp

01225 258914
hello@sageandelder.co.uk
www.sageandelder.co.uk