



Real Estate Matters

September 2014

September Events

Labor Day – September 1

9/11 Remembrance – September 11

Oktoberfest begins – September 20

Fall begins – September 23



Pesto Chicken Florentine

- 2 tbs olive oil
- 2 cloves garlic, finely chopped
- 4 skinless, boneless chicken breast halves, cut into strips
- 2 cups fresh spinach leaves
- 1 (4.5 oz) package dry Alfredo sauce mix
- 2 tbs pesto
- 1 (8 oz) package dry penne pasta
- 1 tbs grated Romano cheese

1. Heat oil in a large skillet over medium-high heat. Add garlic and sauté for 1 minute. Add chicken and cook for 7 to 8 minutes on each side. When chicken is nearly cooked (no longer pink), add spinach and sauté together for 3 to 4 minutes.

2. Prepare the Alfredo sauce according to package directions. When finished, stir in 2 tbs pesto. Set aside.

3. In a large pot of salted boiling water, cook pasta for 8 to 10 minutes. Rinse under cold water and drain.

4. Add chicken/spinach mixture to pasta and stir in pesto/Alfredo sauce. Mix well, top with cheese and serve!

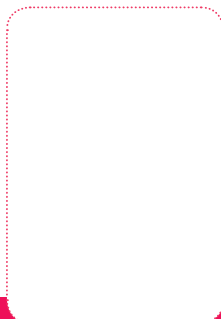


Is the price right for your home?

Selling your home is a game of numbers, and winning means placing your home on the market at a competitive price. Proper pricing ensures your home sells quickly and provides you with maximum return on your property. Here are some pricing tips:

- **Assess your buyers.** Understanding what your buyers are looking for enables you to adjust your price to reflect the buyer's needs. Mold your listing to your buyer's pricing expectations to speed up your sale.
- **Scope out your competition.** The fair market value of your home depends on comparable properties in your neighborhood. Find out what sellers nearby are offering. Remember: if a buyer is able to purchase your home at a slightly lower price than comparable homes in the neighborhood, your home is likely to sell fast.
- **Consider features and upgrades.** Stage your home. Depersonalize it. Make sure it has curb appeal. Upgraded kitchens make a difference, but so do simple features like light fixtures and doorknobs. Buyers pay attention to these details and are likely to pay more for them, so use this to your advantage — adjust your price accordingly.
- **Consult a pro.** Real estate professionals know how to navigate home pricing. An agent is able to assess your home's value by finding comparable properties and interpreting the market. Let an agent do all the hard work so you don't have to.

Are you ready to sell your home? Let me help you find the right price so your home sells quickly! Call me today to schedule a consultation.





The first day of school is almost here — here are a few quick tips to help you prepare!

Supplies To Buy:

- pencils, pens and highlighters;
- binders, dividers, paper;
- sheet protectors and report covers;
- paper clips, staples and stapler;
- glue and/or glue sticks
- graphing paper and calculator;
- rulers, guides and tape; and
- White-out and page markers.

Safety Tips:

- If your children walk to school, make sure they walk in groups or are chaperoned.
- Walk the path to school with your children and show them how to obey all the traffic laws.

Stay Involved!

- Know your child's bus number and schedule.
- Make sure you have a list of your kids' teachers, back to school nights, sports schedules and school holidays.
- Check the school website and make sure you have an email address on file to receive important information about grades, activities or permission slips.

Tips for those who don't have kids:

- Plan your commute: if you need to leave earlier then get some sleep!
- Watch out for children who walk to school in your neighborhood.

Have a great school year! Keep me in mind for your real estate needs.

Your September Maintenance Tip

If it's time to fix up your fence, make sure to follow some basic guidelines to make it easy on everyone.

You and your neighbors are equally responsible for constructing, maintaining and replacing boundary fences. But before you do anything, you're required to give a 30-day written notice to each neighbor who shares the responsibility for the fence.

Your notice must include:

- a notification of the presumption of equal responsibility for the boundary fence;
- the problem to be addressed;
- the proposed solution;
- estimated costs;
- the proposed division of costs; and
- the proposed timeline to address the problem.

Of course, if you have an alternative arrangement for boundary fence responsibility, that arrangement controls. The responsibility for constructing, maintaining or replacing boundary fences can only be altered or removed by:

- a written agreement between all affected owners; or
- an adjoining owner's judicial petition to remove or alter their responsibility.

When it comes to fences, keep peace with your neighbors and make sure everyone is properly notified.