

life@home



Century 21
MISSION-BISHOP REAL ESTATE

The CENTURY 21 Newsletter

10/03/2011

A Special Message:

Dear friends,

It's that time of the month again! I am pleased to present you with the latest issue of [Life@Home](#). Delivered to home buyers, sellers and owners on a monthly basis, this electronic newsletter is designed to give you the real estate information that is important to you. In each issue, you will find practical tips and articles related to buying, selling or owning a home, as well as the latest news on real estate trends. I hope that you enjoy this issue of [Life@Home](#). If I can be of any assistance, please do not hesitate to contact me at **510-494-2120**. You can also visit my website or follow me on [Twitter](#) to keep up with the most recent updates!



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Sincerely,
Brad Hatton

Top Priorities of First-Time Homebuyers

It's easy for first-time homebuyers to become overwhelmed as they begin their home search. Often, buyers get distracted by a newly renovated kitchen or finished basement, and lose sight the big picture when choosing a home. See below for three factors that should be a priority as you navigate the home buying process.

1. **Pricey proposition** - Set a price point BEFORE you start looking for homes. It is important to talk with your REALTOR® about your budget so he/she can focus on homes within your price range. It's helpful to leave yourself a financial cushion when deciding on what to spend. Factor in closing costs, repairs, down payment and even unexpected expenses to help you find a price you feel comfortable with.
2. **Location, location, location** - This is one of the few things you absolutely cannot change about your property. If you need to be in close proximity to mass transit or within a



specific school district, only view homes that fall within this area. Is it really your dream home if you are out of your desired commuting distance? Also, be aware of the condition of the neighborhood. Is it safe for you to live or desirable should you decide to sell down the line?

3. **Room to grow** - Remember to ask yourself how long you plan on staying in your new home. Will the one-bedroom loft or two-bedroom cottage work for you in five years?



Home Maintenance Tips For Fall

As summer fades into fall, see our checklist to preserve the health of your home.

1. **Clean the gutters:** As you clear leaves, dirt, and pine needles from gutters, examine downspouts for damage. Check the flashing around your chimney and look for damage to the roof that may lead to leaks
2. **Change the filters:** Change the air filter in your central air conditioning system or if you have a window air conditioning unit, remove from the window or place a waterproof cover over it to prevent damage. Change filters in stove vents, clothes dryers and room fans if applicable.
3. **Drafty days:** Evaluate the seal and caulking around the window frames to prevent losing heat in the winter.
4. **Fix leaky faucets:** Avoid broken pipes in cold winter months and repair leaky faucets in your kitchen, baths, and laundry room now.
5. **Clean sweep:** Examine and clean your fireplace damper and ensure the flue is operating correctly. A professional chimney sweep may be necessary.
6. **In hot water:** Often, if you live in an area with hard water, extra amounts of sediments build up in your hot water heater. Drain and make sure rust is not developing.



Popular Fall Foliage Destinations

For all you leaf-peepers out there, keep these destinations on your list!

1. Asheville, NC
2. Boston, MA
3. Gatlinburg, TN
4. Burlington, VT
5. Stowe, VT
6. Traverse City, MI
7. Door County, WI
8. Portland, ME
9. North Conway, NH
10. Bar Harbor, ME

VISIT WEBSITE

Featured Listings:



39090 PRESIDIO WAY 233, FREMONT

2 bedroom - 2 bath

MLS# 40531735

CHARMING, SPACIOUS TOWNHOME IN TURN-KEY CONDITION! VERY WELL-MAINTAINED AND TAKEN CARE OF. UPDATED THROUGHOUT. BEAUTIFUL KITCHEN WITH GRANITE COUNTER. 2 BEDROOMS AND 2 FULL BATHROOMS. BRICK FIREPLACE IN LARGE LIVING ROOM. **\$335,000 - [View Listing](#)**



735 Praderia Circle, Fremont

2 bedroom - 2 bath

MLS# 40523453

TURN-KEY PROPERTY LOCATED IN MISSION SAN JOSE HILLS. VAULTED CEILINGS. SPARKLING PARQUET FLOORS. STEP-DOWN LIVING ROOM W/ FIREPLACE. SPACIOUS MASTER SUITE W/ MIRRORED WARDROBE. INTERIOR PATIO. INDOOR LAUNDRY. W/D & FRIDGE TO STAY. **\$625,000 - [View Listing](#)**

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