

Over the Fence

NEWS FROM YOUR REAL ESTATE PROFESSIONAL...

Security Pacific Real Estate



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VOLUME 3 • ISSUE 9

SEPTEMBER 2005



Use Curb Appeal to Get More "Green"

Curb appeal is essential—not only for making a great first impression—but also for enticing would-be buyers to step inside. If the landscaping and exterior are in poor condition, many real estate agents may be reluctant, or even refuse, to show the home to their clients who are looking to buy.

A large percentage of home buyers decide whether or not to look inside a house based on its curb appeal. A home with "curb appeal," where the outside appears taken care of, gives the impression that the inside of the home has also been well taken care of. Expense for improvements need not break the bank—especially since research shows that low to mid-cost projects tend to return higher profits.

Curb appeal alone does not boost property value, but it helps preserve value and attract buyers who will want to take a closer look. Inexpensive improvements such as trimming plants and bushes, pressure washing fences, planting colorful flowers, mowing the lawns, installing a new front door and mailbox, repairing siding and roof shingles, and resealing the driveway—can often be completed in a few days or over a weekend.

If you are considering selling your home, give some thought to how you can spruce up its "curb appeal" before putting it on the market!

Landscaping Can Increase Your Home Security

Your home's landscaping is an integral part of a good home security plan. A stranger who may be checking out the neighborhood will target a house with tall shrubs or trees that provide a place to hide, as well as one with little or no outdoor lighting.

Here are a few ways to plan your landscape to increase security around your home:

- Keep shrubs growing near doors and walkways trimmed to 3 feet or shorter in height; don't allow shrubs to block any of your windows.
- Add gravel under windows to provide noisy footing for a would-be thief.
- Plant low growing, thorny bushes around windows to discourage attempted entry.

- Keep trees and shrubs trimmed back in order to allow neighbors a clear view of the outside of your house.
- Use outdoor lighting and motion-detectors on the perimeter of the home.
- Keep trees trimmed away from the house; tree branches can be used as a ladder if they are next to a window or skylight.
- Mow your lawn regularly, keep landscaping tidy and keep newspapers picked up; a yard in disarray can suggest that the owners are away on a trip.
- A dog can be an asset when it comes to home security, and can be trained appropriately.



Did You Know... September 28th is National Good Neighbor Day!

We all need good neighbors to keep our homes and neighborhoods safe and thriving. Celebrate your neighbors with a random act of kindness—freshly baked cookies, flowers from your garden or a spontaneous invitation for dinner. A big part of having good neighbors is to be a good neighbor!



A man is called selfish not for pursuing his own good, but for neglecting his neighbor's.—Richard Whately



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Repair, Replace, Relax with Fidelity National Home Warranty (FNHW). A home warranty from FNHW provides both the home buyer and seller with “peace of mind” when it comes to repairs and/or replacement of a home’s major systems and appliances. FNHW prides themselves on superior customer service, including quick response time and efficient solutions for homeowners’ problems and needs. The homeowner only needs to make one call and pay one small service fee when a problem or a repair need arises.



If you are thinking of buying or selling a home in the near future, please call for a personal interview and property assessment with no obligation.



This is not intended as a solicitation if your property is currently listed with another agent. Fidelity National Home Warranty believes all information to be reliable, but assumes no legal responsibility for its accuracy.



It's Never Too Late to Winterize!

Even though September brings plenty of warm days, and winter may be the last thing on your mind, it is a great time to begin preparing for the inevitability of inclement weather. Starting early allows you to do a few tasks at a time before winter hits—tasks that can quickly become overwhelming in the midst of pouring rain or snow.

- Make safety a top priority. Check out your indoor air quality to avoid health hazards once the house is closed up for the winter. Clean up excessive dust or dirt, check and replace heating filters, and clean out air ducts if possible. Have your furnace serviced by a professional if necessary.
- Have you checked your smoke detectors lately? Make sure you have smoke detectors throughout your home and that they are in good working order.

- Have any fireplaces inspected to insure they are safe to use, chimneys are free of debris, and leaks are patched. This is a good time to stock up on wood while the weather is warm.
- Check the insulation on your water heater(s) and replace if necessary. Secure vents, fans and air conditioners; properly cover as recommended by the manufacturer.
- Inspect both the outside perimeter and the inside of your home. Prepare a checklist as you go.
- Repair doors and windows by replacing weather-stripping where needed. Winterize basement windows and replace old windows with dual-pane windows to better insulate the home.

Planning ahead for winter a little at a time will reap rewards later when you have lots of time to relax and enjoy it!



To have a good neighbor is to find something precious.

—Chinese proverb

GOOD NEIGHBOR CINNAMON APPLE BRUNCH BAKE

3 tablespoons butter

½ cup packed brown sugar

12 oz. can apple pie filling

2 teaspoons cinnamon

1-½ teaspoon vanilla

12 oz. can refrigerated biscuits

½ cup nuts

Preheat oven to 350°F. In a saucepan, melt butter; stir in sugar, apple pie filling, cinnamon and vanilla. Spread ½ the mix into a shallow 2 q baking dish. Separate the biscuits and cut in quarters. Arrange pieces, points up, over the mixture. Spoon the remaining mixture over the “biscuit-peaks” and sprinkle with nuts. Bake for 35-40 minute. Let rest for 5-10 minutes. Serve warm. (Serves 8)

