

# Over the Fence

NEWS FROM YOUR REAL ESTATE PROFESSIONAL...

## Security Pacific Real Estate



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*Committed to YOUR needs!*

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## Get Your House Ready for a Quick Sale

If you're planning to sell your house this spring, you're likely to have a lot of competition for potential buyers. According to the National Association of Realtors, more homes are listed and sold between February and June than any other time of the year.

With so much competition, what can you do to make someone want to buy your house instead of the one down the street? The number one answer is keep it clean!

**Make sure it's clean.** It is easier for prospective buyers to envision themselves living in the house if it is clean. If the house is dirty, the first thing they think about is how much work it would take to bring it up to their standards.



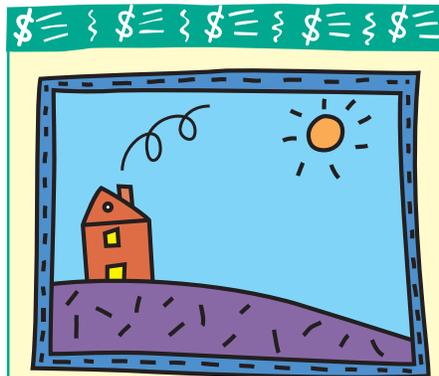
**Clear out the clutter.** Creating a blank slate for the prospective buyers will allow them to see themselves in their new home. Store out of view, toys, personal goods, vanity products, tools, and other personal items that may mean a lot to you, but won't to anybody else.

**Don't forget the garage.** Prospective buyers will most likely want to look into the garage, so give it a once over as well.

**Keep the property in showing condition.** Be prepared with short notice to have your home shine. A serious buyer is going to do more than just walk through the home. They will want to closely examine the appliances, closets, kitchen cabinets, etc. If they're confronted by dirt and clutter, they may leave without giving the property a second thought.

Consult your Real Estate professional about what you can do to showcase your house, and you may just get that quick sale you are after.

*Excerpted from ARA Content*



## Home Sweet Home: Creating a positive first impression.

The front entrance of your home is a key part of the "First Impression." To make sure you create a positive impression:

- Paint, clean or stain the front door. Remove old screens if they don't fit or operate properly.
- Make sure entry light and doorbell are in working order.
- Replace missing house numbers and/or polish or paint the old ones.
- Replace that worn out welcome mat with a new colorful and welcoming mat. Add a potted plant if you have room.
- Repaint or replace mailbox.
- Remove dead limbs and debris from shrubs and trees.



## Random Acts of Kindness Week is February 13-20, 2006

As people tap into their own generous human spirit and share kindness with one another, they discover for themselves the power of kindness to effect positive change. When kindness is expressed, healthy relationships are created, community connections are nourished, and people are inspired to pass kindness on.

Visit [www.actsofkindness.org](http://www.actsofkindness.org) for more information about what you can do to practice random acts of kindness and to pass it on to others.

*"The smallest good deed is better than the grandest good intention."* —Duguet





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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.

## February 2nd is Groundhog Day

### Did you know?

Punxsutawney Phil is the only true weather forecasting groundhog. The others are just impostors.

There has only been one Punxsutawney Phil. He has been making predictions for over 119 years!

On February 2, Phil comes out of his burrow on Gobbler’s Knob—in front of thousands of followers from all over the world—to predict the weather for the rest of winter.

According to legend, if Punxsutawney Phil sees his shadow, there will be six more weeks of winter weather. If he does not see his shadow, there will be an early spring.

[www.groundhog.org](http://www.groundhog.org)



## Valentine’s Day Rose Combinations and Their Meanings

**A single rose:** Simplicity.

**Two roses joined together:**  
A symbol of engagement.

**A dozen roses:**  
The ultimate declaration of love.

**Red and white roses together:** Unity.



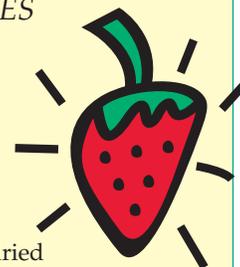
*Heart, keys, and keyholes were favorite valentines decorations in Wales, because they meant, “you unlock my heart.”*

## CHOCOLATE COVERED STRAWBERRIES

6 oz. semi-sweet  
chocolate pieces

2 tbsp. unsalted  
butter

1 pt. fresh  
strawberries, hulls  
intact, washed & dried



Line a cookie sheet with wax paper. In a 1 quart microwave proof bowl, place the chocolate, then adding the butter on top in center. Microwave on medium for 2 minutes, then stir. Continue microwaving on medium for 30 seconds to 1 minute more, until chocolate and butter are all melted, stirring frequently.

Using the strawberry hulls as handles, partially dip the strawberries into chocolate, twirling the strawberries in the chocolate to cover berries. Then place berries, hull side down, on the wax paper lined cookie sheet. Refrigerate for approximately 30 minutes before serving.