

WALNUT CREEK LIFESTYLE NEWSLETTER

Interest Rates on the Rise?

More than 70% of the economists polled said that the Fed would raise rates in December, they may be right, as rates have already begun to edge up. They are also speculating increases through the next few years, which could have huge implications on the real estate market, slowing appreciation, and increasing mortgage payments.

If you are thinking about selling, you might want to do it now. Likewise, if you were thinking about buying, it might be wise to get into the market before interest rates rise. This means that if rates go up 1%, a \$500,000 loan payment will increase by almost \$4,000 per year. Overall, buyers' purchasing power will go down by almost 10%.

Local Real Estate Market Trends

The market has been cooling off a bit in recent weeks, with inventory slightly decreasing due to the holidays. Other trends are price reductions and homes coming back on the market. Move-in-ready, well maintained homes with an updated look will always get the highest price and quickest sale. When pricing a property, it is always important to see what else is competing on the market, how long they have been listed, and similar sold properties. For more information about the local real estate market and lifestyle, please visit my blog.

It's Hot, Hot, Hot in California

Of the 20 hottest U.S. real estate markets identified in a new survey by the NATIONAL ASSOCIATION OF REALTORS®, more than half were in California:

1. San Francisco, CA	8. Midland, TX	15. Oxnard, CA
2. Dallas, TX	9. Sacramento, CA	16. Stockton, CA
3. Denver, CO	10. Columbus, OH	17. Yuba City, CA
4. Vallejo, CA	11. Ann Arbor, MI	18. Austin, TX
5. Santa Rosa, CA	12. Santa Cruz, CA	19. San Antonio, TX
6. San Jose, CA	13. Detroit, MI	20. Nashville, TN
7. San Diego, CA	14. Los Angeles, CA	

These markets receive 1.8 to 3 times the number of views per listing compared to the national average. They are also seeing inventory move 29 to 48 days more quickly than the rest of the U.S.

Source: Realtor.com

CALIFORNIA ASSOCIATION OF REALTORS®

Compared to the rest of the U.S., the real estate market in California is still red hot! In a recent survey by the National Association of Realtors, 11 of 20 markets deemed the hottest, were in California. Of course San Francisco is in the number one slot, but Vallejo, Santa Rosa, and San Jose were also in the top 6. These markets receive up to 3 times the number of online views per listing compared to the national average. Homes in these areas also move up 29-48 days more quickly.



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MASON-McDUFFIE

Gratitude...

The 2015 holiday season is now in full swing, and in light of recent tragic events I want to reflect about some ways we can make the hustle and bustle a little more about the spirit of the holiday season. Maybe it is as simple as remembering to be kind to one another.

I recently had this thought while sitting in a crowded movie theater, when a couple was looking for two seats together. I had one empty seat next to me and there was another couple seats down, so I offered to move down so they could sit together - why wait for them to ask you? It just requires being present and aware of your surroundings.

Other random acts of kindness can be holding the door open for moms with kids, the elderly or someone with an arm full of packages. Paying the toll for the car behind you or just letting a car merge into your lane may make yours and someone else's day!

One thing I am doing, is collecting coats for the Trinity Center. I have many things to be grateful for and one of them is living in this amazing community. I wish you a wonderful and kind holiday season!



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ONE WARM COAT®

Have an Extra Coat in Your Closet?

To help give back this year, we are doing a winter coat drive through the One Warm Coat

program. We are collecting clean, reusable coats and donating them to the Trinity Center in Walnut Creek. The Trinity Center is a homeless shelter which helps care for the needy people in our area. They will also be coordinating a "winter evening shelter" at the Walnut Creek Armory for the next three months.

I will be collecting coats through December 19th. Scarves, blankets, gloves etc. are also welcomed. If you have a coat to donate, please give me a call or email, and I will come pick it up, kristin@lanham.com, (925) 899-7123. First 10 people to contact me with a coat to donate wins a \$5 gift card to Trader Joe's!

A Gift For You!

I often frequent "The Nail Shop" at 1323 Locust, and Kiki the owner, is offering a "Buy 3 Mani/Pedis & Get 4th Free" via my newsletter. These make great hostess gifts or stocking stuffers ... Enjoy!!

BUY 3 & GET THE 4TH FREE!!

The Nail Shop
1323 Locust St.
Walnut Creek, CA
(925) 945-0340



Please present this coupon to receive deal.

Offer expires 12/31/2015