

Lafayette Real Estate

MAY

LAFAYETTE AND ACADIANA REAL ESTATE NEWS

2010



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Keller Williams RED Day Event is May 13th!

RED (**R**enew, **E**nergize and **D**onate) Day is a Keller Williams Realty service initiative dedicated to improving our local communities. In 2009, Keller Williams associates gave more than 150,000 hours to their respective communities across North America. This year, it will be even more!

For RED Day 2010, Keller Williams Realty Acadiana will be working at the Acadian Village in Lafayette, LA on May 13th (this coming Thursday). The Acadian Village "was created in 1976 as a means to promote tourism and allow those developmentally disabled citizens who were serviced by LARC, Lafayette Association for Retarded Citizens, a place to prosper in the work force."

If you can't come May 13th and would like to participate, you can make a donation to the project (monetary, supplies, lunch, etc). Please [contact me](#).

[For more information about Keller Williams RED Day initiative, click here.](#)



Our project: clean up and refresh 4 flower beds. So if you would like to help, bring your garden gloves and any gardening tools you have around the house and join us (please let me know so we can order lunch for you).



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[Tip #3 for a Successful sale as a For Sale By Owner](#)

FSBO Tip #3: Have a Budget and a Deadline by Which You Will List Your Home

If you are successful in selling on your own, you might save some money on the the commission however, selling your home will still cost you something. You do want people to be aware that your home is for sale, right?

There is also time involved in preparing, marketing and showing your home to potential buyers. How much time do you have, what is your time worth, and when do you need to move? These are important questions you need to ask yourself.

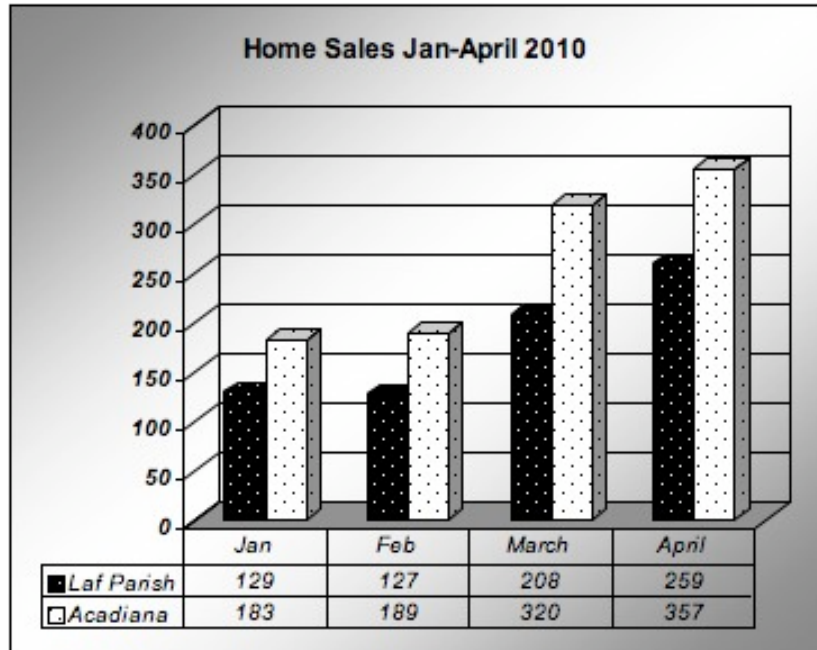
Once you have the answers, establish a marketing budget and a strategy/timeline to sell your home.

Sign in the yard: If you live on a busy street, that is all you may need. If not, you'll also want to place directional signs on strategic corners to direct traffic towards your home. Always keep an eye on your sign and directionals. Are they still there? Do they need to be repositioned? Is the phone number visible and large enough that people can read it from their car? Is your phone number fading on your sign?

A Flier box only works if you are willing to spend the time necessary to keep fliers in the box at all times. There's nothing more frustrating for buyers (and Realtors) than pulling up to a house with an empty flier box. If you still live in the house you are selling, it's easy enough to keep on eye on it, but if you do not live in the house, you will need to visit the property on a regular basis and check on your flier box. If you decide to put a flier box, start putting together a flier with pictures of your home, print copies and be willing to reprint if you change your price.

[Click here to read the rest of this article](#)

Home Sales 2010 Lafayette & Acadiana



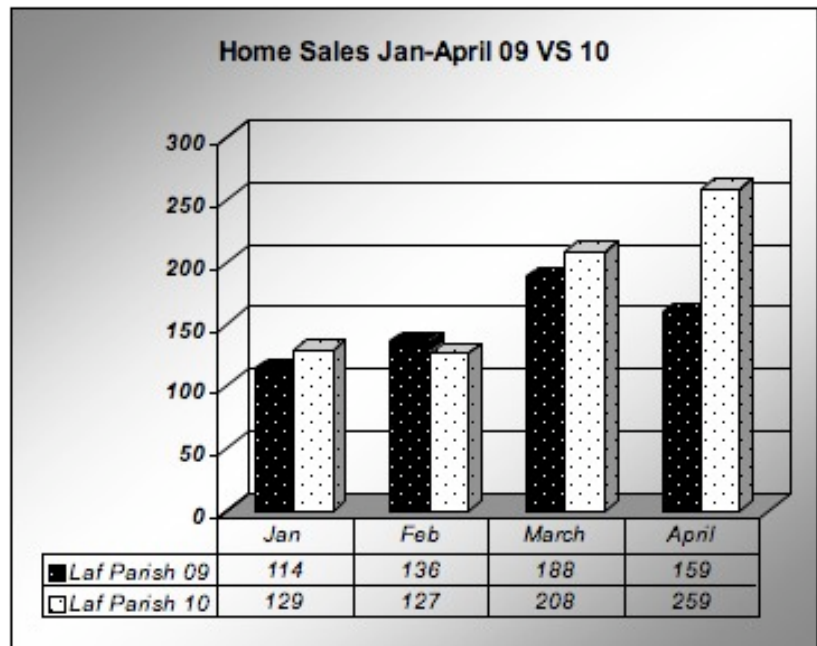
Home sales jumped for a second month in a row in April with 259 homes sold in Lafayette parish and 357 in all of Acadiana.

If we look at Lafayette Parish and compare home sales to those of last year, we can see that there were 100 more sales this year in April

alone. Through the end of April, there were 597 sales in 2009 and 723 this year.

There are currently 672 homes pending in Acadiana and 471 in Lafayette parish.

[Click here for more info](#)



Curb Appeal Staging Tips You've never heard of before...

If you are trying to sell your home, **curb appeal** is most important. After all, you will never get a second chance to make a good first impression.

The roof tip below is one of the best I've ever seen. And for \$80? It is so worth it! In fact, this simple fix could net you hundreds more (perhaps thousands) for your home.

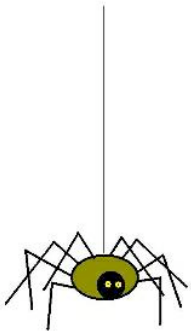
- **Get on your roof and scrub it on your hands and knees!**

Or, better yet, buy a great product called **Roof Reviver**. Your squirt it on your roof with a bug sprayer, and in only 3-4 rains, all the black gunk washes off by itself, and it looks like you have a brand new roof, and every buyer wants to see a brand new roof. Go to www.RoofReviver.com and spend only \$80 for a this wonderful stuff!



- **Evict your tenants!** The six and eight legged ones, anyway.

Spare no expense on a can of really expensive \$5.99 outdoor bug spray and use it liberally around your front door and porch ceiling. Those nasty spiderwebs are not working in your favor, and your buyers will be standing out there looking at everything. Make sure nothing is hanging around the door looking back!



[Click here to read the rest of this article](#)

Happy Mother's Day!



Visit my web site www.LaRealEstateDoctor.com and enter to win a copy of "My First Home," a guide for first time home buyers.

Buying or Selling?



Contact me today for a free, no obligation consultation!



In the June Issue

- *More Staging Tips*
- *More Tips for FSBO*
- *Don't miss it!*

Lafayette, LA is one of RelocateAmerica's Top 100 Places to Live in 2010!

2010 marks RelocateAmerica's 13th year of releasing their annual list of America's "Top 100 Places to Live." This year they focused on communities poised for recovery and future growth. The communities that made this years list had strong local leadership, employment opportunities, thriving community commitment, improving real estate markets, growing green initiatives, plentiful recreational options and an overall high quality of life. Lafayette was the only city in Louisiana that made the list and ranked 37th on the list of 100.

Just another great reason to be proud of our community!