



December 2015

My Passion + Your Dreams = 1 Great Home!

HOME CONNECTION

Check it out !! >>>



Community Events in Durham

Bubble Guppies Live!

When: December 12, 2015 1:00pm to 2:45pm

Where: General Motors Centre

Canadian Corps Kids Christmas Party

When: December 19, 2015 11:00am to 2:00pm

Where: Canadian Corps Association, 142 Athol St E, Oshawa, ON

Rogers Hometown Hockey

When: December 26, 2015 11:00am to 6:00pm

December 27, 2015 12:00pm to 9:00pm

Where: Civic Square, City Hall Oshawa

Oshawa Celebrates

When: December 31, 2015 5:45pm to 9:00pm

Where: Legends Centre

2nd Annual Polar Bear Plunge

When: January 1, 2016 from 12:00pm to 3:00pm

Where: Lakeview Park Oshawa, ON

Contact Linda for more info on events!!

Find Out What Your Home Is Worth

Please do not hesitate to call.

**I will be happy to assess the
Current Market Value of your home
and talk about any Real Estate
queries you may have.**

It is always a pleasure!

Linda Sorichetti 905.477.1482

Not intended to solicit those already working with a realtor

Top Tips for Selling Your Home During the Holidays

Attract homebuyers even during the holidays with these useful tips.



The holiday season from November through January is often considered the worst time to put a home on the market. While the thought of selling your home during the winter months may dampen your holiday spirit, the season does have its advantages: holiday buyers tend to be more serious and competition is less fierce with fewer homes being actively marketed. First, decide if you really need to sell. Really. Once you've committed to the challenge, don your gay apparel and follow these tips from Front-Door.

Deck the halls, but don't go overboard.

Homes often look their best during the holidays, but sellers should be careful not to overdo it on the decor. Adornments that are too large or too many can crowd your home and distract buyers. Also, avoid offending buyers by opting for general fall and winter decorations rather than items with religious themes.

Seek out motivated buyers.

Anyone house hunting during the holidays must have a good reason for doing so. Work with your agent to target buyers on a deadline, including people relocating for jobs, college students and staff etc..

Price it to sell.

No matter what time of year, a home that's priced low for the market will make buyers feel merry. Rather than gradually making small price reductions, many real estate agents advise sellers to slash their prices before putting a home on the market.

Make curb appeal a top priority.

When autumn rolls around and the trees start to lose their leaves, maintaining the exterior of your home becomes even more important. Bare trees equal a more exposed home, so touch up the paint, clean the gutters and spruce up the yard. Keep buyers' safety in mind as well by making sure stairs and walkways are free of snow, ice and leaves.

Give house hunters a place to escape from the cold.

Make your home feel cozy and inviting during showings by cranking up the heat, playing soft classical music and offering homemade holiday treats. When you encourage buyers to spend more time in your home, you also give them more time to admire its best features.

Relax — the new year is just around the corner. The holidays are stressful enough with gifts to buy, dinners to prepare and relatives to entertain. Take a moment to remind yourself that if you don't sell now, there's always next year.

Source: <http://www.hgtv.com>

www.LindaSorichetti.com

Market Watch>>>

Strong Price Growth in Durham Region

DURHAM REGION, December 3, 2015 - Durham Region Association of REALTORS® (DRAR) President Sandra O'Donohue reported 799 residential transactions and 958 new listings in November 2015. "We have seen an 8% increase in the number of sales compared to November 2014," reported O'Donohue. "In the same comparative time frame, there has been a 7.3% increase in the number of listings entering the market".

For Full Market Watch Report
Visit www.LindaSorichetti.com

Summary of Existing Home Transactions in Durham Region

	New Listings	Active Listings	Avg. Sold Price	Avg. Days on Market
Durham Region	958	916	99%	21
Ajax	180	137	100%	16
Brock	18	59	95%	61
Clarington	139	126	99%	20
Oshawa	271	203	99%	17
Pickering	143	151	100%	21
Scugog	22	60	95%	74
Uxbridge	26	57	97%	48
Whitby	159	123	100%	16

Terminology >>>

AGENT

A person or entity that is licensed under the applicable real estate board(s) to represent a party in a real estate transaction.

AGENCY

A relationship in which one party (agent) acts for or represents another (principal) under the authority of the latter. Agency involving commercial property should be in writing, such as listings, trusts, etc.

*Happy Holidays From Our
Family
to Yours*



Brought to you each month by

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For more information go to



From My Kitchen

Melted Snowman Sugar Cookies

Me being the avid baker that I am I figured a cookie recipe would be good for December. Last year I made Melted Snowman Sugar Cookies and they were a huge hit!!



Ingredients:

- ◆ 1 pkg Betty Crocker Sugar Cookie Mix
- ◆ 1/2 cup Butter
- ◆ 1 Egg
- ◆ 12 Large Marshmallows
- ◆ 1/2 cup Icing Sugar
- ◆ Water

Directions:

Mix Sugar Cookie Mix, Butter and Egg in a large bowl. Form into 12 balls and flatten. Bake according to package directions. Mix together icing sugar and enough water to make a running icing. Once cookies have cooled drizzle icing sugar over cookies. Microwave marshmallows for approximately 20 seconds (don't let them explode). Stick marshmallows on top of icing at the edge of the cookie. Decorate cookies with coloured icing. You can use the mini M&M's for the nose and eyes if you like, or even the buttons.

Have fun and enjoy!!

Source: Linda Sorichetti

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