



Johanna Rienstra
 For all your Real Estate needs



Helping *you* is what we do

View on Fallingbrook

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November 2009

Keep your Sanity this Holiday Season

NOVEMBER

- Take a good look at the calendar, marking off parties, school concerts, hockey games, etc.
- Try to get gift shopping out of the way early. Set up a wrapping station in a spare room or home office and keep a list of what you've bought so you don't overdo it.
- Draw up a Christmas card list. A few friends and family like to see a casual photo of the family; everyone else gets a simple greeting card.
- Set aside a day for some family baking. Gingerbread houses are always a favourite.
- Move a few accessories into storage to make room for Christmas decorations.
- String some clear mini-lights around the evergreens in the front garden.



- Buy traditional Advent calendars-the kids still love them.

DECEMBER

- Finish the last-minute Christmas shopping you should have done last month.
- Unpack the decorations and ornaments for the tree.
- Purchase a Christmas tree or set up the artificial one and enlist the kids to help decorate it.
- Stock up on the basics - candles, fire logs, wine, beer, etc.
- Fill the freezer with finger foods for impromptu gatherings.
- Decorate with simple glass bowls of fruit, Christmas ornaments, or large pine cones-they last longer than flowers.
- Load the CD player with some good holiday music.

- Order the fresh turkey
- Fill a few silver bowls with chocolate treats. Keep refilling them as they quickly disappear!
- Light the fire and relax.

<http://www.canadianhomeandcountry.com/decorating/seasonal-decorating/keep-your-sanity-this-holiday-season/a/2046/2>

Strong Growth Continues in October

Sales of single family properties in the Durham Region rose to 860 in October from 825 in September. This represents a 33% increase over the same month last year reported Debbie Dawson, President of the Durham Region Association of REALTORS.

Average prices crept up to \$289,003 from \$282,308 in September which reflects a 9% jump from October, 2008.

"Year over year sales and average selling prices are on the plus side which is positive news," commented Dawson. "October was another record setting month for sales and with interest rates still at an all time low, we expect the strong fall market to continue."

Durham REALTORS®, We work Where you Live. For more specific and local housing statistics please call Johanna at 905-668-0040.

Fallingbrook Subdivision

Currently For Sale: 5	Sold in 2009: 46
Avg. List Price: \$315,500	Avg Sale Price: \$339,933
Low: \$219,000	Low: \$199,900
High: \$368,800	High: \$470,000
	Avg. % of List: 97.48%

Fallingbrook Subdivision Stats as of November 2, 2009

SAVE ON YOUR HYDRO BILL

Cooking

Use the toaster oven rather than the electric oven when cooking small items and be sure to keep your oven door closed as much as possible. Peeking inside can cause as much as 20% of the heat to escape.

Food Storage

Stop opening the fridge or freezer just to peek inside and decide what you feel like munching on! Also, don't overstuff your freezer. This affects the efficiency of the appliance.

Dishwashers

Only wash full loads, always use the shortest wash cycle and air dry dishes rather than the drying cycle.

Laundry

Pre-soak heavily soiled garments rather than running them through the heavy duty wash setting. And don't use too much detergent. This only causes the machine to have to work harder. Finally, don't overload the dryer and when possible air dry clothes on an outside line.

Heating

It's not always necessary to crank the heat in winter-sometimes an extra blanket or a cozy

sweatshirt works just as well, and it's free! Remember to keep basement, attic, & garage doors closed & try using a ceiling fan on low speed to spread heat evenly around a room.

Lighting

Make the switch to fluorescent bulbs, which use much less energy than traditional incandescent bulbs and last six times longer.

Water

Reduce the time spent in the shower and also install low-flow showerheads and hot water heater timers. Finally, buy an insulating cover for your water heater & pipes.

Insulation

Ensure that the floors, the walls & the roof are properly insulated and seal gaps & cracks in windows and doors with caulking and weatherstripping, too.

Computers

Turn down the brightness on your monitor & turn off when not in use and shut down printers & other equipment too. Set computers to enter "sleep mode" after a few minutes of lying dormant. And try replacing energy wasting CRT monitors with new LCD monitors.

In your Community

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| Sat. Dec 5th | Whitby's Santa Clause Parade
This year's route will begin at Brock St. & Manning and continue South to Rotary Park @ Burns St.
http://www.jci.cc/local/whitby |
| Sat., Dec 5th | Breakfast & Brunch with Santa
Trafalgar Castle Community Tradition
Visit www.castle-ed.com to purchase tickets or for more information |
| Sun., Dec. 6th | Holiday on Ice Show
Iroquois Park Sports Complex
Featuring Whitby Synchronized Skating Teams. |

Help Santa through the Sleigh maze to find the next house to go to.

