

Chit Chat

News for Home and Living

SEPTEMBER 2015

Independence Day 2015

For the 18th consecutive year, we (and some of our dearest friends) set out at 6:00 a.m. and personally hand-delivered approximately 2,000 American flags to the "Wood Streets" neighborhood on the morning of July 4th, our country's Independence Day! As we do every year, after patriotically walking from yard to yard, we treated everyone to a yummy breakfast at a local restaurant.

We hope you enjoyed the festive flags and look forward to our annual patriotic gesture again next year!

Your neighbors,

Tara and April



From left to right: Ruth, Leah, David, Gracie, Tara holding Twinkie, Brooklynn, Barbara, Elsie, Heidi, Tucker the dog, Debbie, Eddie, Connor, April, Teri, Cayla, Chuck, Wendy, Steve, Verious, Gregg, and Bethany holding Kyler

Inside Chit Chat

Real Estate Activity of "The Sister Team"
including AVAILABLE homes; homes in escrow; and homes that have recently SOLD

Welcome New Clients

Win Money — Submit Your Quiz Answer

The Pet Page (Misunderstood Creatures)

Neighborhood News

End of Summer

Bright stars, no lights
These are September nights
Burning sky, empty trees
Waiting for the cooler breeze

Bugs gone, gardens picked
Cold ice-cream cones licked
Golden fields, scarecrow out
"Goodbye summer" we shout

Cold mornings, warm afternoons
Listening to our favorite tunes
Hot embers, cold rain
No more mosquitoes to complain

Leaves fall, birds leave
All of our garden tools we heave
Warm blankets, hot stew
Summer, how we miss you

The homes below, and on the next two pages, represent our activity in the local real estate market.

Homes that are AVAILABLE, in escrow, or recently listed and/or SOLD by us, not other Realtors.

AVAILABLE



\$309,900 — 3925 1st Street

Got kids?? Or if you plan on having lots of guests, then this 5-bedroom 2-story 2,000 sq ft Craftsman is for you!!! Built in 1911, approx 2,000 sq ft, central air/heat, remodeled kitchen, hardwood floors, and walking distance to Mission Inn.

AVAILABLE



\$399,000 — 5551 Brockton Avenue

“Wood Streets” pool home on corner lot with 3 bedrooms, 2 brand new bathrooms, 2000 sq ft, brand new kitchen, refinished hardwood floors, central air/heat, fireplace, and 2-car garage! ~ Driveway is off of Linwood not Brockton ~

AVAILABLE



\$409,900 — 4310 Beatty Drive

Stunning 1929 Spanish/Mediterranean on one of the nicest streets in the Palm Heights Historic District. Three large bedrooms, retro kitchen and retro bathroom, central air/heat, step-down living room with fireplace, almost 1900 sq ft and a 2-car garage!

AVAILABLE



\$414,900 — 4257 Sunnyside Drive

1930s Spanish Colonial Revival pool home in the Palm Heights Historic District, with 3 really large bedrooms, plus a bonus room, 1.75 bathrooms, dramatic living room, approx 2000 sq ft, hardwood floors, and a 2-car garage!

**No one lists and sells more historic homes (for the past 18 years)
in Riverside, including the historic Wood Streets,
than “The Sister Team” — your active local Realtors!**

AVAILABLE



\$695,000 — 4811 Brockton Ave
Historical Landmark #108
4 bdrm/4 bath, 3655 sq ft

IN ESCROW



3651 Elmwood Court
2 bdrm/1 bath, 1100 sq ft

IN ESCROW



3608 Jurupa Avenue
3 bdrm/1.5 bath, 1720 sq ft

IN ESCROW



4200 Homewood Court
3 bdrm/1.5 bath, 1155 sq ft

IN ESCROW



4311 Highland Place
3 bdrm/1.75 bath, 1500 sq ft

SOLD



Sold for \$460,000 on 1/09/2015
3581 Beechwood Place
3 bed/1.75 bath, 2064 sq ft

SOLD



Sold for \$435,000 on 1/23/2015
3621 Castle Reagh Place
3 bed/1.5 bath, 1796 sq ft

SOLD



Sold for \$440,000 on 3/20/2015
3581 Castle Reagh Place
4 bed/1.75 bath, 2000 sq ft

SOLD



Sold for \$435,000 on 4/24/2015
3595 Larchwood Place
3 bdrm/1 bath, 1721 sq ft

**Allow our experience and knowledge to benefit you,
whether you're selling or buying!!**

**Not only have we lived in this neighborhood for
25 years, but we work and play here too!**



Sold for \$359,000 on 4/30/2015
3637 Oakwood Place
2 bdrm/1 bath, 1506 sq ft



Sold for \$647,900 on 5/06/2015
4681 Rubidoux Avenue
5 bdrm/5 bath, 3340 sq ft



Sold for \$430,000 on 5/14/2015
6081 Del Ray Court
3 bdrm/1.75 bath, 1730 sq ft



Sold for \$488,000 on 5/21/2015
5426 Brockton Avenue
4 bdrm/3.75 bath, 3938 sq ft



Sold for \$380,000 on 5/28/2015
5762 Riverside Avenue
3 bdrm/1.75 bath, 2120 sq ft



Sold for \$280,000 on 6/05/2015
4158 Highland Place
3 bdrm/2 bath, 1250 sq ft



Sold for \$283,000 on 6/30/2015
6145 Elenor Street
3 bdrm/1 bath, 1226 sq ft



Sold for \$295,000 on 7/20/2015
3508 Elmwood Drive
3 bdrm/1 bath, 1289 sq ft



Sold for \$435,000 on 8/14/2015
3512 Beechwood Place
3 bdrm/1.5 bath, 1723 sq ft

Welcome New Clients!

*Friends Referring Friends:
A great referral is when
you introduce someone you care about,
to someone you trust...*

Gabe and Shelley Alvarez
Jennifer Barnes (past & treasured client)
Pat Eaton
Mike and Cindy Gillette
Jason and Jacquie Gladney (past & treasured clients)
Troy Goodwalt
Susan Hill
The Kothlow Family
Jason and Julie Lattig (past & treasured clients)
Teddy Speraw

*We love giving recognition to our new friends and
our wonderful existing clients who are kind enough
to refer their friends and relatives to us.*

**Absolutely NO ONE
sells more homes in
The Wood Streets
neighborhood than
“The Sister Team”!!**

we **LIVE** in the neighborhood,
we **WORK** in the neighborhood,
we **KNOW** the neighborhood,
we **SELL** the neighborhood!!!

www.TheSisterTeam.com

September Quiz Question

**What is the nutritious substance secreted
by worker bees that serves as the only
food for the larvae that
eventually develop into
queen bees?**

*Everyone (any age)
responding by calling or
e-mailing us with the correct
answer will be entered into a
drawing for:*

**a \$25 VISA
gift card to use
wherever you like, just
like cash!**

Drawing to be held on 10/05/2015



Apr/May Quiz Answer

Question: Who has won the most Oscars?
Hint: this person is not necessarily
an actor or actress.

Answer: Walt Disney has won 22 Oscars,
the most ever for a single person. He was
also awarded an additional four honorary
Oscars, and holds the record for most Oscars
won in one year by a single person (four).

**Congratulations to
Janine Milligan**

Your name was selected at random
from all of the correct quiz entries
and you'll receive
a \$25 VISA gift card!

The Pet Page

One of The Most Misunderstood Creatures

Opossums (sometimes pronounced ‘possums) have scruffy fur, flinty eyes, bizarre little feet, and a long, scaly tail. And this is their good side. Threaten one of them, and it will bare its teeth, hiss, and drool.

As disgusting as the animals may appear, they actually do quite lovely work in the garden. Opossums are nature’s clean-up crew, working the graveyard shift. Like little dust busters, they cruise the landscape, round ears tilted like satellite dishes, with their fleshy pink snoots to the ground. They feast on snails and slugs, perhaps even a cockroach or two.

Gardeners may blame opossums for the messes and mischief made by rambunctious raccoons, skunks, and squirrels rooting out insect grubs, but the reality is that opossums don’t dig. They can’t. The soft pink skin on their paws is too delicate for such manual labor. Their weak nails are built for climbing trees. Though they are excellent at scaling trunks, they rarely sample the fruit above. Instead, they might salvage a fallen peach or munch avocados knocked down by squirrels, but they actually prefer their produce at ground level and well-rotted — all the easier to sniff out as they forage the night garden.

IF opossums are so docile, harmless, and downright helpful, then why are so many people — even sensitive gardeners who have designed their landscapes to attract wildlife — so intensely repulsed by this animal? The average person thinks they’re so ugly, that they’re scary. In truth, the opossum is one of the gentlest animals out there. When it senses danger, it usually just freezes, motionless, and waits for the hazard to pass. When threatened, they can look awfully mean, but it’s all a big show. They don’t run or bite well, and they’re not very coordinated. If the baring-teeth-and-hissing drama doesn’t work, they feign death by entering a temporary coma.



Preparing for your pet is a crucial part of any family disaster plan. Your dog can’t remind you to grab her heartworm medication, your cat can’t make sure you’ve remembered his litter and your ferret certainly can’t help you find a pet-friendly shelter in your area.

Create your pet emergency supply kit. This kit should contain everything your pet will need, from food and water to medication and toys. Regularly update your kit to ensure that the items stay fresh. You might also consider packing a second, lighter kit that you bring with you when you travel.

Create your plan. If an evacuation of our area is ever necessary, where will you and your family go? Ideally, shelters in our area will be pet-friendly, but that isn’t always the case. Try to identify places where your pets can safely stay during an emergency.

Stay up-to-date. One of the most valuable preparation steps you can take is being informed.

And finally, the **RABIES** fear is unfounded because the disease is rarely found in opossums, says Catherine Conlon, a veterinarian and rabies specialist formerly with the Centers for Disease Control and Prevention and recently named director of the rabies lab at Kansas State University.

This apparent resistance to rabies may be attributed to the opossum’s low body temperature, which prevents buildup of the rabies virus.

Let’s hope this helps some of you who didn’t understand these wonderful little creatures. Every animal has a purpose!

Neighborhood News

All Saints' Carden Academy



- Advanced Mathematics
- Strong Liberal Arts Program
- Daily Spanish
- Physical Education
- Art, Band, and Etiquette
- Before and After School Care
- Strong sense of community
- Conveniently located in the Wood Streets

"Life is a joy, so should be learning" – Mae Carden

Call (951) 682-8122 to schedule a private tour
3847 Terracina Drive, Riverside CA 92506
allsaintscardenacademy.com

FARMERS MARKETS

Don't forget to support your local Farmers Market every week!

Friday 8 a.m. to noon at 5261 Arlington Ave (Sears parking lot)

Saturday 8 a.m. to 1 p.m. on Main Street between 5th & 6th (next to the Mission Inn)

Sunday from 8:30 a.m. to 12:30 p.m. in the parking lot near Barnes & Noble at the Tyler Mall



Neighbors of the Wood Streets Association (NOWS)

NOWS belongs to YOU (the Wood Streets residents). It is a fantastic resource for neighborhood and citywide information and news. If you're unable to attend the meetings, which are every other month on the **3rd Thursday at 6:30 p.m.** at the RCC Alumni House at 3564 Ramona Drive, then please sign up to be on the email monthly newsletter list at nowsnews1@gmail.com so you can be kept informed of guest speakers and other upcoming agenda. The next two meetings: **9/17/2015** and **11/19/2015**. Sure hope to see more friendly faces at the next meetings.





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Chit Chat

Place
Stamp
Here

Happy 13th Birthday, Chit Chat!

This 8-page Chit Chat newsletter, that we have been personally writing and distributing door-to-door to over 2,100 homes every issue, is celebrating its 13th birthday!!

For those of you who have not been in the neighborhood as long as us, you'll be surprised to know that we were delivering real estate tips, sales stats, American flags, and lots of goodies (candy, note pads, calendars, etc.) for more than 5 years *before* the inception of the Chit Chat. This means we've been a full-time **real estate presence** in this neighborhood for **18 years!**



No other Realtors come close to our success here. Absolutely no one lists *and* sells more homes in the Wood Streets than "The Sister Team". This is due to our full-time and long-term commitment to the real estate industry (**27 years**), our knowledge of the Southern California real estate market, and our personal involvement with every single transaction.

Not only do we live here and work here, but we ride our bikes and take walks throughout this amazing and wonderful neighborhood!

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