

REAL NEWS FROM BARTLEY REAL ESTATE

Your Hometown Real Estate Team

SUMMER 2009

COMPILED BY
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MEET OUR REAL ESTATE PROFESSIONALS....

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Upcoming Events

Carroll County Fair
June 4-13

Let us post your next event in this space
FREE! Email: kathyre4239@bellsouth.net
or call 502 732 5945

10 Steps to help get you ready to sell your house.

1) Disassociate yourself with your home.

- Say out loud to your self "This is not my home; it is a house."
- "Let Go" of your emotions and focus on the future.
- Say goodbye to every room.



2) De Personalize

Pack up personal photos and family heirlooms. You want the buyers to be able to imagine their own family and photos in the home. You want buyers to say "I can see myself living here."

3) De- Clutter

Over the years you have collected a quantity of junk. You want the house to feel open and spacious.

4) Rearrange bedroom closets and kitchen cabinets.

Buyers will open every closets and cabinet door. Think of the message it sends if items fall out. Having everything organized sends the message "You probably take care of the rest of the house as well. So, neatly stack dishes, hang clothing items together, line up shoes, etc..."

5) Rent a storage unit

Almost every house shows better with less furniture. Remove pieces of furniture that block or get in the way of paths and walkways and put them in storage. You want to leave just enough furniture in each room to show the purpose of the room and that there is plenty of room to move around.

6) Remove / Replace favorite items

If you want to take window coverings, or fixtures with you remove them now. If a buyer never sees it, they won't want it. You don't want to blow a deal over your great -great grandmother's chandelier. Pack those items away and replace.

7) Make Minor Repairs

- Consider painting the house neutral colors.
- Fix leaky faucets
- Fix doors and drawers that don't open and close properly
- Change burned out light bulbs

8) Make the house sparkle

- Clean the house from the inside out
- Windows
- Pressure wash the out side
- Vacuum daily
- Clean ceiling fans and light fixture

9) Analyze

- Go outside and stand in front of your house. Does your house say "Welcome home"?
- Linger in every door. Does the furniture need to be rearranged? Does the room say "I am spacious"?

10) Check curb appeal

- Paint faded window trim
- Trim bushes
- Mow the lawn
- Keep sidewalks cleared
- Can you clearly read the house number

When you are ready to sell your house Please, call one of our professional agents.

REAL NEWS FROM BARTLEY REAL ESTATE

Smoked Sausage & Fruit Kabobs

- 1 (1-lb.) Smoked Sausage (any variety), cut in bite-sized pieces
- 1 green pepper, sliced in square pieces
- 1 (15-oz.) can pineapple chunks or 1/2 fresh pineapple, sliced in square pieces
- 1 (15-oz.) can peaches, sliced or 2-3 fresh peaches, sliced
- 3 green onions, sliced in 3-inch strips
- 3 Tbsp. apricot preserves
- 1 1/2 Tbsp. Dijon mustard
- 4 12-inch skewers

Directions:

Glaze: Stir together apricot preserves with mustard in small bowl.

Kabobs: Assemble kabobs on skewers, alternating sausage with peppers, fruit, and onions.

Brush kabobs with half of glaze. Grill over medium coals for 5 minutes. Turn kabobs, brush on remaining glaze, and continue grilling 5 minutes.



"Don't aim for success if you want it; just do what you love and believe in, and it will come naturally."

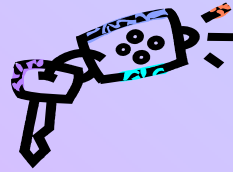
-David Frost

It's time to plant your summer gardens!

Get out your layout map of your garden you made this spring, stake and mark your rows and plant your summer garden!!!



TEST THIS OUT!!!



A security alarm you never thought about and you probably already have: The panic button on your car keys. You can press the button from all most anywhere in your home and the alarm and horn on your vehicle will go off. The alarm will continue to sound until your turn it off or the car battery dies. TEST IT!! Next time you go to bed take your car keys with you. You hear a noise outside press the panic button.

Can a cell phone be a life saver?



Yes, you can use your cell phone for an emergency tool for survival.

Have you locked your keys in the car?

Does your car have remote keyless entry?

If you have locked your keys in the car and the spare keys are at home, call someone at home on their cell. Now, hold your cell phone about a foot from your car door and have the other person at home press the unlock button, holding it near their cell phone. Your car should now be unlocked. This can save you from calling a locksmith or having someone to bring you the spare keys.

Is your cell phone out of the coverage area?

Do you have emergency?

The world wide Emergency Number for mobile phones is 112. When you dial 112 your cell phone will search for any existing network to establish the emergency number for you.

REAL NEWS FROM BARTLEY REAL ESTATE

THE HOUSE OF THE MONTH!!!!

401 7th Street Carrollton, KY 41008



LIST PRICE \$144,900
4 BEDROOMS, 1 BATH, 1 CAR GARAGE

Before you enter this home, you will be impressed with the landscaping and courtyard/breezeway offering lots of plants, trees, and a great outdoor living area. When you walk into the foyer of this lovely traditional home you will want to move in.

Enjoy the beauty and warmth of the hardwood floors, the fireplace and the bay windows on the spacious first floor. French doors lead you from the dining room to the Florida room for casual entertaining and relaxation. The perfect answer to privacy for parents is the upstairs which offers the potential for a second bath, huge closet and separate office area. The upstairs would also make a great bedroom/play area for children. The basement offers lots of storage space. This home is located in the historical area of 7th Street and downtown Carrollton within walking distance to churches, library and restaurants.

Please call our office today to set up your showing!

FIRST TIME HOME BUYER TAX CREDIT AT A GLANCE

- The tax credit is available for first time home buyers only.
- The maximum credit amount is \$8,000.
- The credit is available for homes purchased on or after January 1, 2009 and before December 1, 2009.
- Single taxpayers with incomes up to \$75,000 and married couples with incomes up to \$150,000 qualify.
- Any home purchased for \$80,000 or more qualifies for the full \$8,000 tax credit.
- Any home purchased less than \$80,000; the credit will be 10% of sales price.
- Go to www.federalhousingtaxcredit.com for definitions & details.

WORD SEARCH PUZZLE

C	L	I	E	N	T	Y	I	T	A
A	B	F	L	M	I	E	P	N	P
D	C	A	P	P	R	A	L	C	P
G	E	H	G	R	G	Y	B	O	R
N	G	O	D	E	E	D	C	N	A
I	N	S	N	K	N	O	R	T	I
S	T	C	M	O	A	T	Y	R	S
O	Y	R	P	R	K	Y	N	A	A
L	H	K	S	B	R	E	C	C	L
C	I	N	T	E	R	E	S	T	T

AGENT
AGENCY

APPRAISAL
BROKER

CLIENT
CLOSING

CONTRACT
DEED

INTEREST

BUYING OR SELLING?

CALL

BARTLEY REAL ESTATE & ASSOCIATES, LLC.

"YOUR HOMETOWN REAL ESTATE TEAM"

202 6TH STREET, CARROLLTON, KY 41008

To see all properties in the area please visit

www.bartleyrealestate.com

Call us: 502-732-5945

Email us: bartleyre@bellsouth.net