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The Windmill

November / December 2024



DIAMOND BAR
COMMUNITY FOUNDATION

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Please send materials for the January / February 2025 issue
by December 15 to jodymroberto@gmail.com.

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On The Cover: "Through My Lens" Photo Contest Grand Prize Winner. "Summer Solstice Strikes Southern California" by Kelvin Cheng. Adult Digitally Altered, First Place.

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The Diamond Bar Community Foundation's Mission:

To preserve, protect and enhance the quality of life in the City of Diamond Bar by establishing programs and facilities to address the cultural, recreational and social needs of the community.

The Windmill Team

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Editorial & Graphic Design *Kirsten Khoury Designs*

The Windmill
324 S. Diamond Bar Blvd. #363
Diamond Bar, CA 91765

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Thankful and Grateful

Diamond Bar Mayor Stan Liu



November brings with it an air of excitement and warmth. The crisp, cool weather and the breathtaking autumn foliage create a picturesque backdrop for outdoor activities in our beautiful City. It is also a time to savor the simple joys of life and cozy up with warm drinks and blankets as the days grow shorter.

While temperatures may be cooler, amazing activities and events still happen in Diamond Bar around this time of year. Mark your calendar and join us for America Recycles Day on Saturday, Nov. 16, from 9:00 a.m. – 2:00 p.m., at the AQMD Parking Lot (21865 Copley Drive). America Recycles Day is dedicated to promoting and celebrating recycling efforts. It provides an opportunity to raise awareness, encourage individuals to recycle, and educate them about the benefits of recycling. This event will offer valuable resources to educate and encourage attendees on how to properly dispose of unwanted household items. Residents can take advantage of free paper shredding, clothing and textile recycling, electronic waste recycling, a used oil recycling kit giveaway, and a garden mulch giveaway. Attendees can also learn more about the City's various environmental services and programs by visiting the Environmental Services Booth during the event. For more information, please contact the Environmental Services division at (909) 839-7015 or greendb@diamondbarca.gov.

November also brings the joy of Thanksgiving, a time for delicious food and cherished moments with our loved ones. I hope your Thanksgiving holiday is filled with gratitude and togetherness as you celebrate the joys in your lives.

Remember, you are the eyes of our community, and the City Council values your feedback, concerns, and questions. Please feel free to reach out to me or any other council member by calling (909) 839-7010 or using the links to our email addresses available on the City Council Member web pages of the City's website. ■



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Diamond Bar State of the City



Diamond Bar's 2024 State of the City Address, delivered by Mayor Stan Liu, showcased the city's commitment to service and collaborative governance. The theme this year "Committed to A Spirit of Service," highlighted the City Council's unified efforts to enhance community life.

Mayor Liu, supported by his fellow council members, presented a comprehensive overview of Diamond Bar's achievements and plans for the future. The address featured video segments from each council member, demonstrating their collective approach to city governance.

The State of the City Address reflected the strong engagement of Diamond Bar residents, local business owners, and city officials. ■



KICKcanCER Dash4Hope: A Community United Against Childhood Cancer

The KICKcanCER Dash4Hope 2024 fundraiser, championed by Shannon and Aaron Scheller, proved to be an overwhelming success raising over \$18,000 for childhood cancer awareness and support. This remarkable achievement is a testament to the power of community and the unwavering spirit of hope that binds us all.

The event's primary goal was to empower young cancer warriors by fueling their passions and supporting their dreams. This mission resonated deeply with the community, drawing families, athletes, and supporters from all over and creating a vibrant atmosphere of unity and purpose.

Olympic gold medalist and softball legend Leah O'Brien-Amico delivered an inspiring speech, sharing personal stories of triumph over adversity and the importance of perseverance in facing life's challenges. Her touching account of Taylor, a young softball player who battled cancer with extraordinary courage, resonated deeply with attendees, embodying the event's core values of hope, faith, and community support.

The fundraiser offered a variety of activities for participants, including merchandise sales, balloon twisting, and photo opportunities. Local businesses, such as Chick-fil-A, contributed to the cause by providing food for the event. The presence of first responders and a grief support table underscored the comprehensive approach to supporting families affected by childhood cancer.

As the event concluded with the national anthem and special recognition of childhood cancer families, it was clear that the KICKcanCER Dash4Hope 2024 had

achieved more than just its financial goal. Thanks to the tireless efforts of Shannon and Aaron Scheller, it strengthened the bonds of community, raised crucial awareness, and ignited a flame of hope that will continue to burn brightly in the fight against childhood cancer, empowering young warriors to pursue their dreams despite the challenges they face. ■



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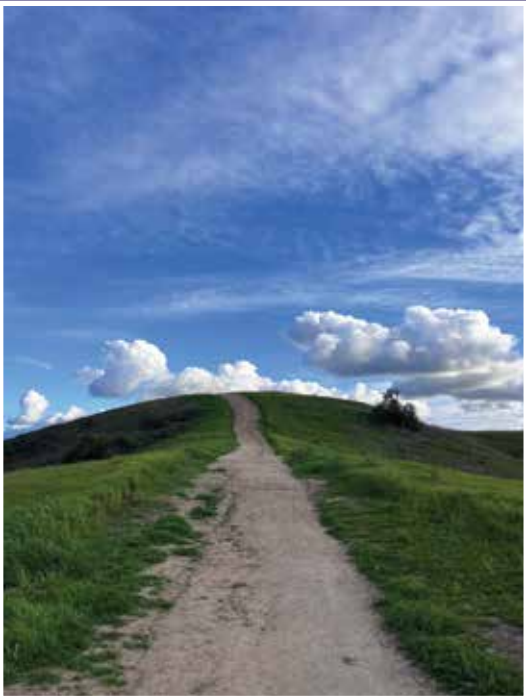


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(909) 397 - 4711 ext. 21500

“Through My Lens” Photo Contest Winners



Left: “Follow the Clouds” by Valerie Tran
Adult Places – Honorable Mention

Above: “Are You Ready? Let’s GO!” by Mosa Boruah
Adult Nature – Honorable Mention

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Be Part of Something Special – Join the Diamond Bar Woman’s Club

The Diamond Bar Woman’s Club is one of the oldest philanthropic organizations in the Diamond Bar Community. The first homes in Diamond Bar, one of the nation’s first master-planned communities, was built in 1959 and only four short years later the Diamond Bar Woman’s Club was formed.

Our staying power is created by the feeling of comradery and pride in our accomplishments. In the very early days when our community was changing from dirt roads to paved streets, it was the joint effort of the members of the Diamond Bar Woman’s Club that lead to the first rumble strips being added to the street lines on our roads. These are the reflective bumps on the painted street lines that improve our road safety. Today, when you participate in any of our City events, we are always there. When children need shoes, we multiply the efforts of our members by partnering with other organizations like Shoes that Fit. When those less fortunate need support at the holiday time, we lend our support to the LA Mission. When survivors of domestic violence need our help, we work through the Domestic Violence Action Coalition and the House of Ruth.

More directly, each year we reach out to our local high schools and provide financial support for students as they move on to college and trade schools. This is our signature area of focus and we are proud of the results of our efforts in assisting our children.

Do you want to be a part of a great organization that gives back to the community? We meet the third Wednesday of each month at 9:30 a.m. at Vita’s in the DoubleTree Hotel on Temple. You can email us at dbwc.volunteers.com or check out our Club website at www.diamondbarwoman-sclub.com. It is a great organization to join and we want you! ■

Casino Night Fun!



Happy Holidays from the Diamond Bar Community Foundation!



As we enter this holiday season, the DBCF Board and staff would like to thank you for supporting our efforts in 2024. We are very proud of the work we do to fulfill our mission to support Art, Culture and Recreation in the City of Diamond Bar.

Winter Gala – February 23

With the hustle and bustle of the Holiday Season, The DBCF decided to move our annual Holiday Gala to February 2025. We are excited to host The Winter Gala on Sunday, February 23 from 5-10pm at the beautiful Diamond Bar Center. Tickets are \$125 per person and non-profit table rates are available. For more information, visit thedbcf1.org.

Grants

A portion of the proceeds from all of our fundraisers, including our annual Gala is given back to our community through grants that fit our mission of supporting Art, Culture and Recreation. Several community groups and schools have been recipients of our grants over the years.

Some of the recent grants that the DBCF provided include the KICKcancer Dash4Hope, City of Diamond Bar Through My Lens Photo Contest, City of Diamond Bar Concert in the Park, City Windmill Lighting, Pacific Crest Drum and Bugle Corps, Diamond Ranch High School Music, Diamond Bar High School

Orchestra, South Pointe Middle School Performing Arts, Chaparral Middle School, Golden Springs Elementary, Armstrong Elementary, Kiwanis Club of Diamond Bar Young Professionals and more. Grant applications and information can be found at thedbcf1.org.

Wishing everyone a very Happy Holiday Season! ■



Mayor Stan Liu and wife Margaret with DBCF board members Ruben Torres and Jody Roberto; and Angie Valenzuela from Valley Vista Services



“Through My Lens” Photo Contest Winner

“The Sycamore in Summer”
by Zachary Shimokawa
Adult Nature – Honorable Mention

SAVE THE DATE



The Diamond Bar Community Foundation
presents

A Winter Gala

February 23, 2025
5:00p - 10:00p

Diamond Bar Center
1600 Grand Avenue
Diamond Bar

\$125 per person

For more info
email Tricia.dbcf@gmail.com
call 909-868-8076
Thedbcf1.org



Creating an Intelligent Lifestyle

By: Guest Writer Isha Lee

"Through My Lens" Photo Contest Winner



"Beauty is in the Eye of the Beeholder"
by Evelyn Rodriguez. Adult Nature - First Place

The development of Artificial Intelligence has not only taken over technology but has also revolutionized a new and healthier way of life. The creation of AI has gone deeper than ever and has now taken over the jobs of dietitians and lifestyle coaches. Once downloaded, an AI-powered assistant can help plan a new routine, complete with workouts and meal plans.



This assistance is personalized and tailored to your every need, down to creating meals with simply what is in your fridge. Making a change to live healthy is readily accessible from the comfort of your home. It should be noted that changes to lifestyle for people with chronic diseases should discuss the plan with their healthcare professional. To get started, type "AI assistance for healthy living" in your search bar and give it a try! ■

"Through My Lens" Photo Contest Winners



"Purple Petals at Dusk" by Kaitlyn Diep
You Digitally Altered - Honorable Mention



"Crystal Ball view of Diamond Bar High School" by Alyssa Wang
Youth Places - Honorable Mention



"A New Morning" by Zachary Shimokawa
Adult Places - First Place



"Midday Cricket Match" by Anika Malhotra
Youth People - First Place



"A Sunset Picture of the Diamond Bar Center" by Antonio Ricci
Youth Places - Honorable Mention



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Congratulations to Quail Summit Teacher of the Year: Christina Phillips

Walnut Valley Unified School District (WVUSD) recognized 14 of its teachers for excellence in their field at the 27th annual Salute to Teachers event at Walnut High School's Performing Arts Center on October 16. Of the 14 teachers recognized, Christina Phillips from Quail Summit was named District Teacher of the Year.

Christina has been teaching for over 25 years and is currently a third-grade teacher. Using Conscious Discipline, she's worked hard to strengthen her classroom community to be a place where students take risks, are kind, and push themselves. Her commitment to her students is evident in the before school tutoring she does and the learning opportunities she creates in all subject areas. Christina is committed to advancing her skills and attends professional development opportunities regularly. She has been vigilant in seeking math training that will help her create engaging lessons that pique students' interest and build their confidence in math.

"My objective is to build relationships while providing a quality education for all students. I am willing to grow and try new things. I can't ask my students to be vulnerable and not be willing to fail myself. My philosophy is that students learn best when they are a part of a community of learners, where they feel valued, supported, and are safe to take risks. Our classroom motto is 'It's ok to not know, but it's not ok to not try.'"

WVUSD honored the following elementary school teachers for their exemplary performance during the 2023-2024 school year:

Michelle Yim from C.J. Morris; Jenny Lui from Castle Rock; Christopher Ko from Collegewood; Kathy Riddle from Evergreen; Ashley League from Maple



District Teacher of the Year Christina Phillips, third-grade teacher from Quail Summit Elementary School. (Photo courtesy of LACOE)

Hill; Christina Phillips from Quail Summit; Jill Goodrich from Vejar; Gloria Banuelos from Walnut; and Rachael Rios from Westhoff. Enoch Choi from Chaparral Middle School, Megan Kojder from South Pointe Middle School and Kristina Natividad from Suzanne Middle School received the award. Jazmine Silver and Tina Yu-Wong were honored from Diamond Bar High School and Walnut High School, respectively.

"These teachers have a dedication and passion that has transformed the lives of countless students," said WVUSD Superintendent Robert P. Taylor, EdD. "This event allows us to recognize the profound impact they have on our communities. We thank them for their tireless efforts, endless patience, and belief in the potential of every child." ■



WVUSD Teachers of the Year

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Regional Chamber of Commerce San Gabriel Valley



The Regional Chamber of Commerce, San Gabriel Valley, is at the forefront of leading the Community Benefits Alliance (CBA) initiative, ensuring that local development projects positively impact the community. Under the leadership of CEO Aziz Amiri, the Chamber has taken a proactive role in fostering collaboration between developers, local businesses, and community stakeholders to create a balanced approach to growth and development. Recognizing the importance of equitable development, the Chamber aims to address the economic, social, and environmental needs of the region through these agreements.

The Chamber's involvement in the CBA initiative stems from its deep commitment to supporting local businesses and ensuring that the interests of small business owners, particularly minority-owned and family-operated enterprises, are protected. For example, in projects like the redevelopment of the Alamo Car Wash business center in Walnut, the Chamber has been actively advocating for fair relocation assistance and compensation for affected businesses. This advocacy has been made possible through the Chamber's formation of a task force comprising experts in real estate, legal counsel, finance, and business development, all of whom work to

provide holistic support to local businesses during redevelopment.

In spearheading the CBA effort, the Regional Chamber ensures that agreements between developers and community groups address vital issues such as affordable housing, local job creation, environmental sustainability, and workforce training. By leading this initiative, the Chamber is helping to ensure that development in the region contribute to long-term economic stability and inclusivity.

Additionally, the Chamber's leadership in this initiative demonstrates its dedication to protecting the character and social fabric of local communities. Through the CBA, the Chamber advocates for environmentally sustainable practices and the creation of affordable housing, ensuring that as the region grows, it does so in a manner that benefits all residents. This inclusive approach helps create more resilient and equitable communities, reinforcing the Chamber's commitment to sustainable economic development across the San Gabriel Valley. ■



Diamond Bar Friends of the Library



A huge thank you to everyone in our community who supported the 30th annual Wine Soirée benefiting the Diamond Bar Library. Our library is one of the most visited of all the 86 Los Angeles County Library system. The Diamond Bar Library offers something for everyone with many programs for small children all the way up to seniors. Our librarians plan so many interesting programs throughout the year. Did you know you can check out tools that you can use for many home projects? The library also offers you the opportunity to check out passes to visit many museums and parks without charge. There is something for everyone at the Diamond Bar Library.

Special thanks to our wonderful Food and Beverage Hosts: Albertson's Supermarket, Anheuser Busch (pouring Stella Artois and Elysian Brewing), Basil & Co, Claro's Italian Restaurant, Crumbl Cookies, Encore Teppan, Fusion 2 any 1, George's Mediterranean Restaurant, Happy Harbor Restaurant, NiNi Café, Round Table Pizza, Silver Spoons Thai, and Sprouts Farmers Market.



Four Season Quarterly Book Group

Read Together Diamond Bar

Four Seasons Book Group is Diamond Bar Friends of the Library's quarterly book discussion group. It is part of our annual Read Together Diamond Bar program that will be held in the month of April 2025.

Please join us in the Library Windmill Room for our lively discussion of these books. Refreshments will be served. You do not need to have read the book before joining us.

Saturday, January 11, 11 am, we will discuss *James* by Percival Everett.

Look for more information on Read Together Diamond Bar coming in April.

Happy Reading with the Friends.

Please check our website www.dblibraryfriends.org. ■

"Through My Lens" Photo Contest Winners



"The Watchful Timekeeper"
by Mikaela Singson
Youth Places - First Place



"Sandals Optional, Mocha Mandatory!"
by John David Singson
Youth Pets - First Place



"Spring Moon"
by Morwarid Hamid
Adult Nature - Honorable Mention

Diamond Bar Girl's Softball

Diamond Bar Girls Softball, established in 1969, is a long-standing community organization dedicated to fostering a positive and supportive environment for young athletes.

With a focus on skill development, teamwork, and sportsmanship, the league offers girls ages 4 and up the opportunity to grow both on and off the field.

For over five decades, it has provided a welcoming space for players to build confidence, form friendships, and enjoy the game of softball in a fun and encouraging atmosphere.

Join now! Registration for the Spring 2025 season is open through January 13, 2025. Take advantage of early bird special rates by registering before December 9. Visit diamondbargirlssoftball.org to get started. ■



SPRING 2025 Registration

EARLY BIRD SPECIAL
 6U/8U: \$270.00
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 (Price valid now thru 12/9/24)



REGULAR
 6U/8U: \$290.00
 10U-14U: \$300.00
 (Price valid 12/10/24 thru 12/31/24)

JOIN NOW

LATE
 6U-14U: \$350.00
 (Price valid 1/1/24 thru 1/13/24)

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 NON-RESIDENTS WELCOME
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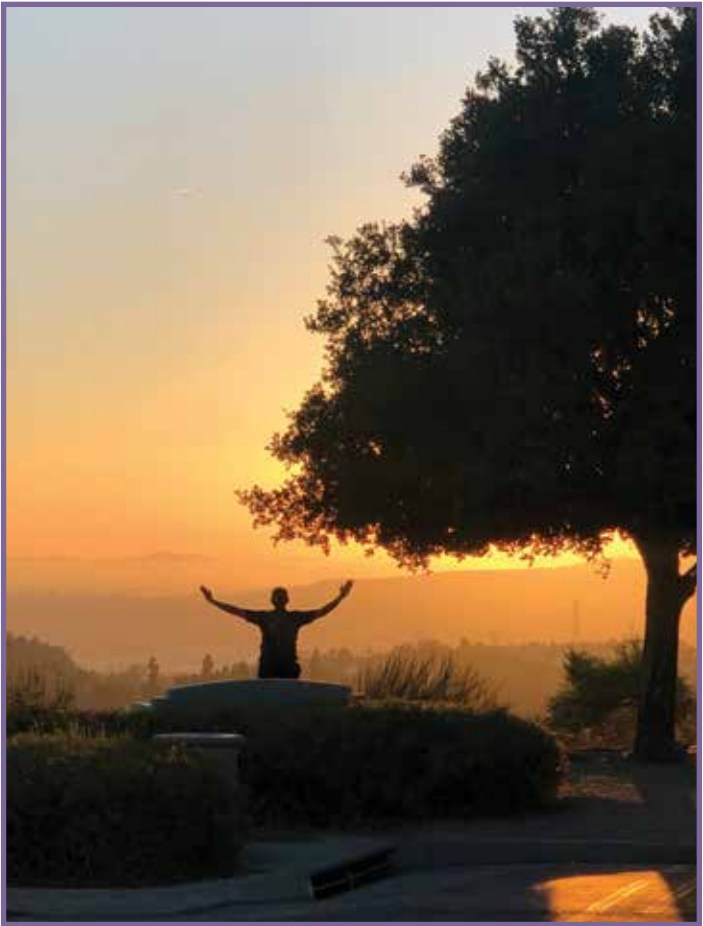
REGISTRATION OPEN
 NOVEMBER 9TH-JANUARY 13TH, 2025

FOLLOW US @diamondbargirlssoftball
diamondbargirlssoftball.org

"Through My Lens" Photo Contest Winners



"Ponder Cat" by Irene Tu
 Adult Pets - Honorable Mention



"Reenergizing with Power of Nature" by Doris Law
 Adult People - First Place



"Through My Lens" Photo Contest Winner

"A Depth of Field View of a Flower"
 by Antonio Ricci
 Youth Nature - First Place



"Richness Beyond Emptiness" by Doris Law
 Adult Nature - Honorable Mention



"Waterhyacinth" by Valerie Tran
 Adult Digitally Altered - Honorable Mention

“Through My Lens” Photo Contest Winners



Left: “Picture Perfect” by Ryan Hazama
Adult People – Honorable Mention
Above: “Winter Peaks” by Anqi Tao
Youth Nature – Honorable Mention

MISS DIAMOND BAR SCHOLARSHIP PAGEANT APPLICATION

If you’re interested in becoming more involved in your community and serving as a role model to the youth of Diamond Bar, then send in your application to compete in the next Miss Diamond Bar Pageant.

The **59th** Miss Diamond Bar Scholarship Pageant will be held on **Sunday March 9, 2025**
Contestant Requirements:

- Must be at least 16, and not to exceed 24, years of age by February 1st of the pageant year.
- Must be one of the following:
 - A resident of the City of Diamond Bar.
 - A student attending school in the City of Diamond Bar.(Diamond Bar HS or Diamond Ranch HS)
- Must attend Dress Rehearsal (**March 2025**)
Entry fee, payable at the Orientation (*details will be provided at the Orientation).

Competition involves professionally dressed personal interview, active wear, and formal dress. Judges are selected from outside the Diamond Bar Community. Attendance at **dress rehearsal is mandatory in order to participate in the day of the pageant.**

All contestants are invited to attend one of the pageant Saturday orientation meetings in January , The rehearsal and meeting schedules will be distributed at the sessions. For further information please refer to our website at www.MissDiamondBarPageant.org or call 909-861-8454.

Name- _____ Age _____

Address _____

Email _____ Phone Number _____

Please: mail the application to P.O. Box 5711, Diamond Bar, CA 91765

Making Spirits Bright Volunteers Honored

2024 Making Spirits Bright Committee Members and Community Partners were honored for their commitment and dedication to this special program at a luncheon at The Bell Center at Copper Mountain College in Joshua Tree.

ASYMCA 29 Palms presented certificates to Making Spirits Bright Committee Members Kathleen Newe, Theresa Lee and Sonja Reed; Toy Star Host Lee Mao; Community Partners Angie Valenzuela, President of the Hacienda Heights Woman’s Club; Bonnie Duenas, Rowland Heights Woman’s Club and California Federation of Woman’s Clubs President Sony Matthies.

Making Spirits Bright is a program that supports military families at Camp Pendleton and 29 Palms Marine Base. ■



With support from Friends and Neighbors
Lee Mao
proudly presents
5th Annual Toy Drive


All donations
benefit the
Military Families
at 29 Palms
Marine Base

From now until 12/6
drop new unwrapped toys to
22539 Ridge Line Rd Diamond Bar, CA.


Please join us on **December 8, 202** @ **1 pm**
Holiday Inn Diamond Bar
21725 Gateway Center Dr, Diamond Bar, CA
to celebrate with Santa & special guests for
the toy turnover ceremony.

Contact Lee with any questions
leemao522@gmail.com 909.910.6028

Special thanks to Making Spirits Bright for their support &
Holiday Inn Diamond Bar for donating the meeting room.

“Through My Lens” Photo Contest Winner



“Sunset at Pantera” by Rolando Collazo Adult Nature – Honorable Mention

Check Out Diamond Bar Events in 2024!

November

28

Happy Thanksgiving!



Save The Date

FEB 25

Diamond Bar Community Foundation presents A Winter Gala. See page 10 for details.

Do you have a community event you would like to add to the calendar?
Please send to jodymroberto@gmail.com

December

7

Winter Snow Fest and Craft Fair at Pantera Park from 8:00am - 2:00pm. Family-friendly event featuring 100 tons of snow! Free admission with sledding wristbands and crafting for purchase. Pre-purchase online and at Diamond Bar Center or at the event on a first-come, first-served basis.

7


Windmill Lighting Ceremony at corner of Grand Avenue and Diamond Bar Blvd from 5:00pm - 6:00pm. Festivities include free coffee or hot chocolate and local carolers performances. Walnut / Diamond Bar Sheriff's Station will also be hosting Pack-A-Patrol Car toy drive, accepting new unwrapped youth and/or gift cards for local children ages newborn to 14.

8

5th Annual Toy Drive turnover ceremony and celebration with Santa at Holiday Inn Diamond Bar at 1:00pm. See page 20 for details.


25

Merry Christmas!




25

Happy Hanukkah!



26

Happy Kwanzaa!



"Through My Lens" Photo Contest Winners



"Life in Color" by Sunny Liang
First Place - Youth Digitally Altered



"You caught me!" by Long Pham
Adult Pets - First Place



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2024: 42 Closed, 4 Pending

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Closed 10.15.24 @ \$1,500,000



TY REP. SELLER

Chino, 11474 Norton Ave.

4 beds 3.5 baths, 2383 sf., built 1991, 45,150 sf lot. 3 car attached garage. Pool, 2951 sf shop w/ac, office, half bath. Fit over 14 cars!

\$1,458,000

5.1 Acres of Land



JUST LISTED!

TY REP. SELLER

Phillips Ranch, 25 Franciscan Pl.

Zoned residential. Build one large dream home or 4 homes on a private cul de sac. Stunning Mt. Baldy and city lights views!

\$1,390,000

Pool/Spa, View Home



JUST LISTED!

TY REP. SELLER

Phillips Ranch, 31 Los Felis Dr.

4 bedrooms, bonus room, 2.5 baths, 2647 sf., built in 1984, 16338 sf lot. Remodeled kitchen and interior. City lights view, gated RV parking, award winning schools.

\$1,350,000

Closed 9.27.24 @ \$1,250,000



TY REP. BUYER & SELLER

Pomona, 1244 Hillcrest Dr.

4 beds (3 ensuite), 4.5 baths, 3984 sf., 13275 sf lot, built 1935, panoramic views of mountains and city. Bonus room is possible 4th bedroom. Vintage construction, period correct.

\$1,299,800

Mission Hills Estates



JUST LISTED!

TY REP. SELLER

Phillips Ranch, 15 Los Coyotes Dr.

4 bedrooms, 3 baths, 2781 sf., blt 1988, 16077 sf cds lot, pool/spa, potential RV parking, view! Nicely maintained, original owner.

\$1,249,800

Closed 10.25.24 @ \$1,175,000



TY REP. BUYER

Chino, 12112 Concord Ct.

4 bedrooms + bonus, 3.5 baths, 2886 sf., built in 2015, 9751 sf cds lot. Former model home, gated community!

\$1,199,999

Pending



TY REP. BUYER & SELLER

W. Chino, 3460 Chino Ave.

4 beds, 3.5 baths, Appx 2750 sf., built 1951, 25600 sf lot. Remodeled throughout, gated driveway, newer pool and spa, room to expand!

\$1,199,800

Closed 10.17.24 @ \$1,081,000



TY REP. SELLER

W. Chino, 12789 McKinley Ave.

3 beds 3 baths, 1 story, appx 2300 sf., 25160 sf lot, built in 1954. Detached 1 bed 1 bath cottage. 2 Car Garage, RV Parking. Pool. Main house is set up for 2 family living.

\$1,099,000

Pending Over Full Price



TY REP. SELLER

Eastvale, 7526 Morning Mist Dr.

4 beds, 3 baths, 2969 sf., Built 2006, 6969 sf lot. Loft, Covered patio, integrated sound, custom upgrades, tandem 3 car grg. Close to schools.

\$1,049,800

Pool/Spa Home



JUST LISTED!

TY REP. SELLER

Phillips Ranch, 3 Westbrook Lane

3 bedrooms, 2.5 baths, 1785 sf., blt 1985, 6399 sf lot. New paint, flooring, kitchen, bathroom updates. Private yard. Walk to schools and the greenbelt.

\$925,000

1 Story with View



JUST LISTED!

TY REP. SELLER

Phillips Ranch, 46 Stagecoach Dr.

3 beds 2 baths, 1558 sf., built in 1980, 9974 sf corner lot. Inground spa, vaulted ceilings, 3 car garage, Possible RV parking, new paint and flooring

\$910,000

Closed 9.26.24 @ \$900,000



TY REP. SELLER

Phillips Ranch, 14 Stagecoach Dr.

3 bedrooms, 2.5 baths, 2083 sf., blt 1979, 7429 sf lot. Covered patio, fruit trees, schools shared w/N. Diamond Bar. Brand new floors and paint.

\$905,000

Pending



TY REP. SELLER

S. Diamond Bar, 20471 Flintgate Dr.

3 bedrooms, 2 bathrooms, 1330 sf., built in 1966, 6516 sf lot. An additional 300 sf appx enclosed patio. Central Air, new paint, vinyl wood look floors.

\$882,000

Walnut School District



JUST LISTED!

TY REP. SELLER

S. Diamond Bar, 2504 Harmony Hill Dr.

3 bed 2 baths, 1300 sf., built 1962, 7808 sf lot. Covered patio, flat lot, large lawn. Walk to Evergreen Elementary.

\$880,000

One Story On A Cul De Sac



JUST LISTED!

TY REP. SELLER

S. Chino Hills, 17655 Hummingbird Lane

3 bedrooms, 2 baths, 1258 sf., built in 1988, 4620 sf lot. Paved driveway and covered patio, inground spa, new windows, former model home.

\$819,800

Move in Condition, Large Lot



JUST LISTED!

TY REP. SELLER

Chino, 12357 Maxon Pl.

3 bedrooms, 2 baths, Appx 1380 sf., built 1952, appx 9439 sf lot. Private setting, gated RV parking, covered patio, koi pond, 3 car garage.

\$769,000

**JUST LISTED!
\$818,000**



AFFORDABLE 3-BED, 2-BATH POOL HOME W/ ATTACHED SPA LOCATED IN THE HIGHLY SOUGHT-AFTER & SAFE COMMUNITY OF DIAMOND BAR. THE PROPERTY IS WELL-MAINTAINED & OFFERS A SPACIOUS LAYOUT PERFECT FOR FAMILIES. OPEN CONCEPT LIVING & DINING AREAS IDEAL FOR ENTERTAINING, W/ NATURAL LIGHT FILLING THE SPACE. PRIVATE BACKYARD, COMPLETE W/ A POOL & SPA, PROVIDING A PERFECT SPACE FOR RELAXATION & OUTDOOR FUN. CONVENIENTLY LOCATED NEAR TOP-RATED SCHOOLS, SHOPPING, & PARKS. CALL ME TODAY TO SEE YOUR NEW HOME!



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