



## Real Estate News You Can Use

Brought to you free by Brett Roderman

404-229-7600

br@brettroderman.com

### Is Selling Your Home in the Fall a Good Idea?

As the leaves turn those vibrant shades of red and gold, you may be questioning whether fall is the right time to sell your home. The answer is a resounding yes. Here's why selling in the fall can be an excellent decision.

Firstly, there's less competition in fall compared to the bustling spring and summer seasons. Many sellers wait until spring, assuming it's the ideal time. However, this results in an abundance of available properties, making it harder for any single home to stand out. In contrast, fall's quieter marketplace means your home has a better chance of catching buyers' attention.

Secondly, the cozy ambiance of fall can really enhance your home's appeal. The season's natural beauty provides a picturesque backdrop for property photos, and homes can be staged with warm, inviting touches like autumnal decorations and scents of cinnamon or pumpkin spice. Don't resist the urge to pumpkin spice latte your home! Moreover, cooler temperatures make house hunting more pleasant, encouraging potential buyers to attend open houses and viewings. All of these elements can create a strong emotional connection for potential buyers.

Importantly, with fewer houses on the market, not only will your house stand out, but there will also be more flow in the process. There is less overload in these cooler months, so the whole process is less frantic and more tailored to your unique needs. Lenders, real estate agents, lawyers, surveyors and appraisers all tend to have less work during the fall, meaning the process can happen much quicker and more smoothly than in the busy spring and summer months.

Ready to embrace the season? Call or email me today if you're considering selling this fall.

### Carbon-Neutral Airships: A New Way to Travel (and Help the Planet)

In humanity's quest to reduce carbon emissions and lessen our footprint on the environment, a fantastic breakthrough has been made in the UK with the advent of the world's first carbon-neutral airship.

HAV (Hybrid Air Vehicles) is a British blimp-making company working on creating sustainable air travel for the future, decarbonizing one of the biggest polluting industries on the planet. Their latest invention is *Airlander 10*, a prototype airship that can travel 460 miles using a mixture of electricity and combustion. HAV says their new ship will reduce the average carbon dioxide emissions per customer by up to 75 percent and are aiming to have a fleet operational for short-haul flights by 2025.

The initial routes they are looking to offer include flights between Vancouver and Seattle, from England to Northern Ireland and from Barcelona to Spain's Balearic Islands. Furthermore, by 2030, HAV hopes to have a completely zero-emissions fleet, switching to all-electric airships and removing the element of combustion.

After six test flights yielded a high success rate, the *Airlander 10* prototype is now officially certified to fly in the UK, and the company hopes to have three ready for service by 2025. From there onwards, they hope to build 10 new airships per year.

With the climate emergency as present as it's ever been in the public consciousness, this is a breakthrough that will give genuine hope to many, paving the way for an optimistic future for a sustainable air travel industry.



### Famous quotes on reading/books

In honor of International Literacy Day in September, here are some quotes about books and reading:

Books are the quietest and most constant of friends; they are the most accessible and wisest of counselors, and the most patient of teachers.  
Charles W. Eliot

A book is a garden, an orchard, a storehouse, a party, a company by the way, a counselor, a multitude of counselors.  
Charles Baudelaire

To read is to voyage through time.  
Carl Sagan

Books are a uniquely portable magic.  
Stephen King



## 4 Tips to Not Taking Things Personally

We've all had moments when someone has been critical or rude to us, either in conversation or the way they've acted. It's not nice when it happens, and it's easy to think the person in question might have something against you. In the quest for self-compassion, though, it's important to remember that this isn't always the case, and you don't need to take someone else's behavior as a reflection of your own self-worth. Here are four tips on not taking things personally.

1. Appreciate that there could be other factors at play. If someone has a stressful day, they'll find it more difficult to put on a friendly, upbeat front around others. Or, if someone doesn't respond to a text, they may just be busy with things like childcare or work. It doesn't mean they're ignoring you!
2. Consider times when outside influences made you act similarly. Be aware of the fact that you've probably acted the same way with others during difficult times. You know you didn't mean to upset the other people in those situations, so when it happens the other way around, put yourself in their shoes.
3. Think constructively about any criticism and understand that it doesn't define you. Rationally decide whether you believe the criticism to be true and, if so, look at how you can take the comment constructively and learn from the situation.
4. Remember that self-worth comes from within, not from what others think of you. If we define our self-esteem based on how we think others perceive us, we'll never feel truly happy. Understand that sometimes you can't please everyone, so don't allow those moments to make you reflect negatively on yourself.

## Thank you for your referrals!

I succeed when people like you refer me to your friends, neighbors and loved ones. It's the best kind of feedback I can receive.

So thanks for continuing to pass this newsletter on to people you care about.

## Grape & Goat Cheese Stuffed Sweet Potato

Serves 4

4 sweet potatoes  
2 cups seedless red grapes  
1 teaspoon grapeseed oil  
1/4 teaspoon salt  
1/4 teaspoon pepper  
4 ounces goat cheese  
Pinch of cinnamon and nutmeg  
2 tablespoons honey + extra for drizzling

Preheat oven to 425°F. Line baking sheet with parchment paper. With a fork, poke holes in sweet potatoes. Bake until tender, 45-50 minutes. Split the tops open. Let cool.

Raise oven temperature to 450°F. Lay grapes on baking sheet, add oil, a pinch of salt and pepper and toss to coat. Roast until grapes begin to burst, 20-25 minutes. Remove from oven. Let cool.

When sweet potatoes are cool enough to handle, scoop out flesh with spoon, keeping potato intact. In large bowl, mash sweet potato flesh, 3 ounces goat cheese, cinnamon, nutmeg, salt, pepper and honey. Scoop flesh back into potato skins. Warm up potatoes if needed, then top with remaining goat cheese. Add grapes, drizzle with honey and serve.



## What Can I Expect during a Home Inspection?

Before you close on your home purchase, you will likely hire a home inspector. They will identify any items that affect the integrity of the house. Upon reviewing any seller disclosures, the home inspector will proceed with an inspection to identify visual defects, suggest remedies for those problem areas and create a report with photos to summarize all that has been discovered.

It is recommended that you and your agent attend the two- to three-hour inspection so you can better understand what the inspector discovers. The inspector will assess the property from top to bottom, from the interior functions to the exterior finishes. Outside structures and drainage will also be evaluated.

For items that may be out of the scope of the inspector's expertise, such as swimming pools or structural defects, you will be referred to specialists trained in those areas. For additional cost, the home inspector can also check for pests and hazards such as lead paint, asbestos, mold or radon. Your home inspection report enables you to negotiate with the seller on health- and safety-related costs and repairs.

# What Not to Do when Improving Your Home

Improving your home can be an exciting yet daunting task. To help you navigate your home improvements smoothly, here are six things not to do when giving your house a makeover.

**Don't plant trees too close to your home.** It might seem like a great idea to add some greenery, but planting trees too close to your home can lead to root damage to your foundations and plumbing. Plant trees at a safe distance to avoid future headaches. Garden center staff will be able to help you find the very best plants for you.

**Don't clean windows on a sunny day.** Cleaning windows when the sun is shining directly on them can cause the cleaner to dry too quickly, leaving streaks. Choose a cloudy day to get a spotless, streak-free finish.

**Don't ignore regulations.** Skipping the necessary permits might save time initially but can lead to major issues down the road, including fines and even the nightmare of having to undo your work. Always check local regulations, get the proper permits, and make sure you display them!

**Don't use the wrong tools.** Although not splashing out on fancy tools might save money, using the wrong tools for a job can lead to poor results and potential injury. Make sure you have the right tools or hire a professional if needed.

**Don't forget to protect your furniture.** There's nothing worse than eyeing up a beautifully renovated room only to find your couch ruined by dust, debris and flying paint. Cover your furniture with sheeting or move it to another room to keep it safe. Resist the urge to move your drop cloths and sheets before everything has dried, as you could smudge and track paint around by mistake once you think you have the job done!

For more ideas on how to protect your home when carrying out improvements, call or email me today and I'll be happy to discuss with you.



## Quick Quiz

For an answer, email me at [br@brettroderman.com](mailto:br@brettroderman.com) or call 404-229-7600.

*How many varieties of potatoes are there?*

# Worth Reading



## 22 Fall Dinner Ideas to Make All Season Long

Ariel Klein

*Real Simple*

As summer fades, it's time to embrace the bounty of autumn. Dive into this article from *Real Simple* for some inspiring fall dinner ideas that go beyond the usual pies and crumbles. Discover mouthwatering recipes, such as butternut squash carbonara, turkey pumpkin chili or roasted chicken with apples and leeks, ranging from easy weeknight meals to adventurous weekend dishes! More:

<https://tinyurl.com/worth0924a>



## 3 Ways to Be a Better Friend

Chase Jarvis

It's an overly online and fast-paced world these days; genuine friendships can feel surface level. Chase Jarvis explores how to deepen these connections with three transformative ideas. Learn the power of vulnerability, the impact of shared growth experiences and the importance of specific actionable support. If you feel ready to strengthen your bonds and create lasting meaningful friendships, take a read to discover how these elements can turn casual acquaintances into lifelong friends. More:

<https://tinyurl.com/worth0924b>

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**Brett Roderman**  
**American Home Source, LLC**  
 2897 North Druid Hills Road Suite 400  
 Atlanta Georgia 30329



## Inside Your Newsletter:

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Carbon-Neutral Airships: A New Way to Travel (and Help the Planet)

4 Tips to Not Taking Things Personally

What Not to Do when Improving Your Home

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7				4		1		

**Sudoku instructions:** Complete the  $9 \times 9$  grid so that each row, each column and each of the nine  $3 \times 3$  boxes contains the digits 1 through 9. Contact us for the solution!

## Wondering What's Happening in Your Neighborhood?

How has the price of your home changed in today's market? How much are other homes in your neighborhood selling for?

These are all critical questions that shouldn't be overlooked when thinking about buying or selling your home. Whether you're curious about prices in your area, whether it's an excellent time to sell, or just need an expert to answer your questions, I can give you the tools and offer guidance through the entire buying or selling process.

Let me know how I can help by simply giving my office a call at 404-229-7600 to set up a time to connect.

### **Contact me today:**

404-229-7600  
 br@brettroderman.com  
 www.BrettRoderman.com