



Real Estate News You Can Use

Brought to you free by Brett Roderman

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Buying or Selling in Fall? Keep These Things in Mind

Fall isn't just about pumpkin spice and colorful leaves. It can also be a great time to buy or sell a home. While spring and summer tend to steal the spotlight in the real estate world, the autumn market can offer its own unique advantages.

For Sellers.

The cozy charm of fall can help your home really shine. Start by boosting curb appeal: rake up fallen leaves, tidy the garden and add simple seasonal touches like a wreath. With shorter days, good lighting matters more than ever, so make sure outdoor lights are working and brighten up dim rooms inside.

Create a warm, welcoming atmosphere with blankets, inviting scents and a clutter-free space. If you have a fireplace, now's the time to showcase it. And most importantly, set a smart, competitive price. Fall buyers tend to be serious but may also expect value.

For Buyers.

Fall often means less competition, which could give you more room to negotiate on price, repairs or closing costs. Keep an eye on practical details, too: check the heating systems, roofs and windows to avoid costly surprises when winter hits.

Another bonus is that there can be quicker closings than in peak season, perfect if you'd like to settle in before the holidays but also meaning you should be prepared to move quickly!

Whether you're buying or selling, call or email me today for more tips on staying flexible and prepared to make the most of the fall real estate market.

Yukon Bhangra Dancer Spreads Hope and Positivity

From the stunning Yukon wilderness, one traditional South Asian folk dancer has been spreading joy worldwide through his viral dance videos.

Gurdeep Pandher was born and raised in Siahar, a small village in India's Punjab region, but he moved to Canada in 2006. After living in a number of different cities and becoming a Canadian citizen five years later, he eventually moved to a cabin near the city of Whitehorse in the Yukon Territory. In the breathtaking setting of his local surroundings, Pandher began making videos in which he dances Bhangra, a joyful dance tradition that is deeply connected to Punjabi culture.

Pandher originally made the videos simply to show his local Yukon community what he'd been doing during the daytime. But eventually he began to notice the videos garnering more and more attention from further afield. Then, when the pandemic hit, he decided to make a point of creating a joyful dance video every single day to help spread hope and positivity when the world needed it most.

The talented dancer believes his videos are popular because of the unexpected coming together of two worlds: the natural beauty of Yukon juxtaposed with an uplifting dance culture from thousands of miles away has captured the imagination of viewers everywhere. Pandher's popularity has in recent times seen him invited to deliver Bhangra workshops to schools and Indigenous communities, including the Old Crow community in northern Yukon, close to the Arctic, where he danced with local chief Dana Tizya-Tramm. True proof of the power of dancing.

Famous quotes on Hope

Hope is important because it can make the present moment less difficult to bear. If we believe that tomorrow will be better, we can bear a hardship today.

Thich Nhat Hanh

Hope lies in dreams, in imagination, and in the courage of those who dare to make dreams into reality.

Jonas Salk

Hope can be a powerful force. Maybe there's no actual magic in it, but when you know what you hope for most and hold it like a light within you, you can make things happen, almost like magic.

Laini Taylor

Let your hopes, not your hurts, shape your future.

Robert H. Schuller





Save Money with These Eco-Friendly Cleaning Tips

If you're conscious of your footprint on the environment and don't want to spend a fortune on your household cleaning, here are some tips for going green when you clean that can also save you money.

Go green with your grout. The grout between your tiles can be easily cleaned using a mixture of essential oils, baking soda and Castile soap. You can also make a scrub by mixing borax with water to get the mold off your grout and shower tiles.

Vinegar on the mirror. White vinegar works a treat on mirrors and glass. In a 32-ounce spray bottle, add a quarter cup of vinegar and fill the rest with distilled water. Spray it on and scrub with a reusable microfiber cloth for a streak-free finish.

Solutions for the sink. There are a number of green options for cleaning grubby sinks. One is to make a soft-scrub solution using glycerin, Castile soap, baking soda and essential oils. The best thing about this one is that you can also use the mixture as a shampoo and body wash!

Safely unclog the drain. Some of the most environmentally harmful household cleaners are the corrosive industrial acids found in drain-unclogging products. Replace yours with a solution made from half a cup of vinegar mixed with half a cup of baking soda. Pour it in, cover for half an hour, then flush away with boiled water.

Detoxify the toilet. Instead of using commercial cleaners that are full of toxic ammonia, bleach and acid, put half a cup of environmentally friendly all-purpose cleaner around the bowl and sprinkle it with half an ounce of baking soda for a truly green clean.

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.

Cinnamon Apple Cake

Serves 8

Apple cake

1 1/2 cups plain flour or all purpose flour
2 teaspoons baking powder
3/4 cup caster sugar or granulated sugar
1 cup red apple, peeled and roughly chopped
2 large eggs
1 teaspoon vanilla extract
1/2 cup Greek yogurt
1/2 cup vegetable oil

Cinnamon topping

1/4 cup caster sugar
1 teaspoon ground cinnamon
1 tablespoon butter, melted

Preheat oven to 350 F. Grease and line an 8-inch round cake pan with baking paper. In large mixing bowl, add flour, baking powder and sugar. Add chopped apple and stir briefly to combine. In separate bowl, add eggs, vanilla, yogurt and oil. Whisk briefly to break up egg yolks. Add wet ingredients to dry ingredients and gently mix with wooden spoon until combined. Spoon batter into prepared tin. To make cinnamon topping, combine sugar, cinnamon and butter. Mix together and sprinkle over cake batter. Bake cake for approximately 30-35 minutes or until a skewer inserted into the middle comes out clean. Serve.



What Can I Expect during a Home Inspection?

Before you close on your home purchase, you will likely hire a home inspector, who 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 and 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 costs, 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 repairs.

What Do Different Ceilings Bring to a Space?

When it comes to home decor, most people focus on furniture, flooring, and wall colors. But don't forget to look up! Ceilings often get overlooked, but they actually play a big role in the overall feel of a space. The type of ceiling you have at home can wholly change how a space feels, adding different character and even make a room feel larger or cozier. Which type of ceiling do you have, and which might you prefer?

Conventional ceiling. This is your standard flat and simple ceiling, sometimes paired with crown molding or a textured finish for added style.

Exposed ceilings bring a real rustic or industrial vibe, leaving beams or structural elements on show. They bring texture, charm and often quite a unique artistic feel to any space.

Sloped ceiling. These are often found in attic rooms, sloping down along the eaves of the house. A sloped ceiling can create a real cozy vibe, bringing an inviting atmosphere.

Tray ceilings are an eye-catching choice, featuring a raised center section that adds depth and dimension to dining rooms and bedrooms, with a dropped outline around the edges.

Vaulted ceilings are a popular choice and make a bold statement. Whether it's a dramatic cathedral style or a soft barrel vault, these high raised ceilings add real spaciousness and a feel of genuine elegance to any space.

Coffered ceilings have a more formal look, with their grid of sunken panels offering a touch of timeless sophistication. They are quite complex to install, so be sure to work with reputable professionals if you're thinking of adding one.

Drop ceilings can be both practical and neat. With an addition that "drops" from the main ceiling, in spaces with lots of pipes and wires, they can help to hide any unwanted visual elements.

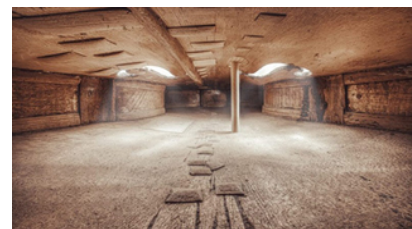
No matter your style or intention, there's a ceiling to match. Call or email me today for more advice on what ceiling might be right for you.

Worth Reading



Creative Types: Shape the Future *mycreativetype.com*

Interested to find out which type of creative person you are? Try this incredibly beautiful animated "creative type" test. Answer a set of thought-provoking questions about what inspires you and makes you feel most creative to discover one of eight creative types that you may be, with notes and suggestions for fostering your creativity and empowering yourself. More:
<https://tinyurl.com/worth0925a>



Charles Brooks Photographs the Interiors of Musical and Scientific Instruments

Jackie Andres
Colossal

Have a look at this absolutely stunning photo series by photographer Charles Brooks. At first glance, you may think each photograph captures a vast structure of modernist architecture with wide halls, sprawling caverns and endless passages. But look a little closer, and you'll find they're actually photos of the insides of musical or scientific instruments captured using a probe lens and a technique called focus stacking. More:
<https://tinyurl.com/worth0925b>



Quick Quiz

For an answer, email me at br@brettroderman.com or call 404-229-7600.

What does the B.B. stand for in B.B. King?

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2		1	9		3			7
	8							5
	3	9		7	8	1	5	
	4	5	1	3		6	7	
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Sudoku instructions: Complete the 9×9 grid so that each row, each column and each of the nine 3×3 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
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