



MARCH 2020

Homes + Neighbors + Community



***Proud member of
Team Bella Vista
for Make-A-Wish!***

We are excited to fund raise for Make-A-Wish to help grant the wishes of children with critical illnesses. A wish gives children renewed energy and strength, brings families closer together and unites communities.

These life changing wishes are only possible because of supporters like us. A wish experience can truly change a child's life, and so can we!

Our Bella Vista Team goal is to raise \$10,000! The Neighbors Real Estate Team will be donating \$200.00 towards this goal every time we have a closing between now and July 4th!

If you would like to help the cause, follow this link to donate!
http://site.wish.org/goto/neighbors_realestate

Locals organizing to help grant wishes

KEITH BRYANT
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Bella Vistans, including several associated with local businesses, are working to raise money to sponsor a wish for Make-a-Wish, a charity organization that works to fulfill requests for children dealing with serious illnesses.

Steve Morrow, general manager at Allen's grocery store, said that he's been discussing the prospect with other interested parties all winter after a fundraising effort at the store raised roughly \$3,400 last year.

After a handful of meetings, the fundraising effort was kicked off during a group supper at Papa Mike's last week, he said, where a group donated \$553.

A typical wish granted by the organization comes in at around \$10-12,000, he said.

"We got \$9,400, I guess, to go," Morrow said.

Morrow said there are 10-12 people on board, including people associated with Bank OZK, Dairy Queen, the Kiwanis club, Cooper Elementary and Neighbors Real Estate.

It's important to note that wishes are granted for children with serious illnesses, but it isn't necessarily terminal illnesses, he said.

Having experienced a seriously ill child — who is now a healthy adult — in his own family, Morrow said he's seen firsthand how hard it is on the patient and the whole family.

"It affects your marriage, it affects your job," he said.

It's important to have something to look forward to in those circumstances, he said.

"It's something to give them, something to look forward to while they're going through the treatment," Morrow said. "Our hope is it kind of draws the city together a bit."

Sherri Fant, a volunteer with the organization and event chairwoman for the 2020 Walk for Wishes, scheduled May 9 at Arvest Ballpark said she's excited to see the community get together to raise money for this.

Fant said she's extremely proud of the work the organization does.

See WISHES on Page 3A



Douglas Grant
Real Estate Agent
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FOR SALE



7 Harrington Lane, Bella Vista
List Price: \$217,000.00 / MLS #1139271



Cullen Hills Lane, Bella Vista
List Price: \$12,000.00 / MLS #1137327



Wyncombe Lane, Bella Vista
List Price: \$9,900.00 / MLS #1133762



Roundtree Drive, Bella Vista
List Price: \$3,200.00 / MLS #1123087

Growing up, around this time of year, we always heard people say about the month of March, “in like a lion, out like a lamb.” In other words, it would typically come “roaring” in with all kinds of bad weather and cold temperatures and by the end of the month it had settled down and was more Spring like in nature.

Other phrases we are familiar with are “Red sky at night, sailor’s delight, red sky at morn, sailors be warned.” A red sunset typically means drier air, whereas a red sky in the morning means the drier air has passed over and precipitation is possible.*

Before humans were trained to predict the weather, people watched the skies, their animals and Mother Nature to tell what was coming.

Here is one with which I am unfamiliar. “Clear Moon, frost soon.” When there are few to no clouds at night the Earth’s surface cools faster than when it is cloudy. So, with a cloudless sky and falling temperatures, frost is possible. At the very least it will be a chilly morning.

Let’s stay with the lunar surface. Surely you have heard about a ring around the Moon and its meaning. “Ring around the Moon? Rain soon.” The ring means a warm front is approaching, which means precipitation is possible. The developing thin clouds become lower over the Earth’s surface and ice crystals in them reflect the Moon’s light, creating the observed ring, or halo.

How about some weather facts, such as it wasn’t until 1953 that meteorologists at the National Hurricane Center began giving names to hurricanes. With the exception of storms causing significant deaths or extreme destruction, the names are recycled every six years. Some of the more recent retired names for Atlantic Ocean storms are Katrina, Rita and Wilma 2005, Noel 2007, and Sandy 2012.

If more tropical systems are named than there are available names for them, then officials will begin applying the Greek alphabet.

Blowing wind makes no sound until it encounters an object. The average width of a tornado’s funnel is 100-200 yards and can extend to a mile. In the U.S., the average width is 500 feet and the funnel travels an average of 5 miles. The U.S. has an average of 1,200 tornadoes a year, more than any other country.

When the free-air temperature, and the dew point, the temperature at which rain will occur, are the same, we get fog.

And finally, for a couple of quick fun facts:

- When floods are coming earth worms move to the surface of the earth;
- You can tell the temperature by counting how many times a cricket chirps.

*Information from funfactsabout.net/weather



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5 Buyer Turn-Offs to Avoid This Summer

When you're in the process of selling a house and moving, you have a lot on your plate. You might be job-searching, researching your next home, and doing everything you can to keep your kitchen spotless for the next showing.

With so much going on, it can be easy to let seasonal maintenance items slide, but this would be a mistake. It's crucial to care for these items to keep your home in top shape. The exterior

provides the first impression of your home, so put forth the effort to boost your curb appeal. Here's how.

1. Manicure the yard. Keep your landscaping tidy. Sweep walkways, cut the grass and pull weeds. A well-kept yard with attractive flowerbeds and an inviting front porch are appealing to buyers. Dead tree limbs, piles of leaves and overgrown lawns are not. In fact, they can be instant turn-offs.
2. Clean the gutters. This task is easy to forget about, but its neglect can lead to significant issues. Clogged gutters can cause drainage issues that damage your landscaping and your foundation. If buyers see puddling water and piles of debris on the roofline, they won't get a good impression of your home. Let them know it's a well-cared-for property by keeping gutters clear.
3. Check for critters. Uninvited guests are a sure turn-off for buyers. Make sure no pests have made your home their own this season. Inspect any attic, basement and crawl spaces. Cover vents with wire mesh and plug any holes or cracks that could allow animals access to your home.
4. Wash the windows. That's right – this isn't just a spring-cleaning project. To attract buyers, keep those panes sparkling all summer. Be sure to wipe them down after storms to keep windows looking sharp.
5. Stay in season. You never want to let your home look out of season. It gives the impression that you no longer care about the home and it is not well maintained. Be mindful of what is in the yard, on the deck or sitting on the front porch. Keep furniture, plants and decor in season. Let potential buyers know your property is well cared for by staying on top of these seasonal tasks.

HOME ANNIVERSARY

Alex – 3 years!



Richard – 3 years!



Marcus & Brooke – 2 years!



Michael & Dominique – 2 years!



Barbara – 1 year!



Thomas & Marsha – 1 year!



Bella Vista Market Data

Real Estate Marketing Activity Table

Bella Vista Residential - Resale & New Construction
 FEBRUARY 2020 (August 16, 2019 - February 15, 2020)

| Price Range | Current Listings | Pending Listings | 6 Month Sold | Sold / Month | Mos Supply | DOMC Average | SP / LP Average | \$ / SqFt Average |
|--------------|------------------|------------------|--------------|--------------|------------|--------------|-----------------|-------------------|
| 0-99 | 3 | 3 | 27 | 5.00 | 0 | 68 | 90% | \$60.24 |
| 100-149 | 7 | 26 | 118 | 24.00 | 0 | 53 | 99% | \$100.19 |
| 150-199 | 26 | 33 | 210 | 40.50 | 0 | 73 | 98% | \$105.59 |
| 200-249 | 28 | 28 | 99 | 21.17 | 1 | 94 | 99% | \$109.21 |
| 250-299 | 16 | 15 | 58 | 12.17 | 1 | 89 | 99% | \$113.19 |
| 300-349 | 2 | 9 | 31 | 6.67 | 0 | 125 | 99% | \$114.48 |
| 350-399 | 8 | 3 | 12 | 2.50 | 3 | 102 | 97% | \$116.06 |
| 400-449 | 2 | 1 | 7 | 1.33 | 1 | 81 | 98% | \$128.63 |
| 450-499 | 2 | 1 | 5 | 1.00 | 2 | 101 | 98% | \$166.72 |
| 500-599 | 6 | 3 | 6 | 1.50 | 4 | 140 | 97% | \$154.77 |
| 600-699 | 2 | 2 | 1 | 0.50 | 4 | 92 | 97% | \$165.21 |
| 700-799 | 1 | 0 | 1 | 0.17 | ~ | 273 | 100% | \$136.76 |
| 800-899 | 0 | 0 | 1 | 0.17 | 0 | 227 | 95% | \$188.20 |
| 900-999 | 0 | 0 | 0 | 0.00 | ~ | ~ | ~ | ~ |
| 1,000 + | 1 | 0 | 0 | 0.00 | ~ | ~ | ~ | ~ |
| Whole Market | 104 | 124 | 576 | 116.67 | 0 | 117 | 97% | 128 |

YEAR AGO

| | | | | | | | | |
|--------------|-----|----|-----|----|---|----|-----|-----|
| Whole Market | 138 | 55 | 503 | 93 | 1 | 79 | 97% | 127 |
|--------------|-----|----|-----|----|---|----|-----|-----|

Prepared exclusively for clients of Neighbors Real Estate Group



Information deemed reliable but not guaranteed. Source: NABOR MLS

Key:

DOMC - Days on Market to Contract

SP / LP - Sales Price / List Price

RECENTLY SOLD



9 Cullen Hills Lane
 Bella Vista, AR 72715



17 Cullen Hills Drive
 Bella Vista, AR 72715

