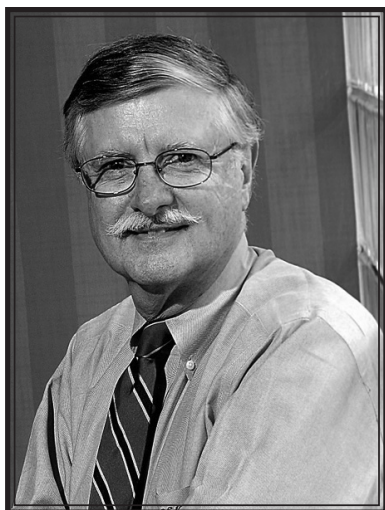


DICK NATHAN'S REAL ESTATE NEWSLETTER

www.dicknathan.com

November, 2012



Richard E. Nathan, CRS

Associate Broker
NVAR Top Producer,
Multi-Million Dollar Club
L&F Chairman's Club
L&F Gold Team



EXCLUSIVE AFFILIATE OF
CHRISTIE'S
INTERNATIONAL REAL ESTATE



f DICK NATHAN ON FACEBOOK. For current and interesting market updates and features, search Facebook for ***'Dick Nathan Arlington Real Estate.'*** Several new items are posted on the page throughout the week. By 'liking' ***Dick Nathan Arlington Real Estate,*** you will receive occasional updates including articles on the ***current state of the local real estate market and other information designed to help those looking to buy, sell, or add value to a home. Really pertinent stuff!***

"WASHINGTON AREA'S HOUSING MARKET RECOVERING MORE QUICKLY THAN MOST." That's the headline from an October 25th story in THE WASHINGTON POST. Mentioning a report from Delta Associates in Alexandria, the Post wrote that the report is "the latest evidence that Washington's real estate market, which weathered the housing bust better than nearly any other major metro area, continues to outpace much of the country."

TIME TO SELL? If you're a potential seller thinking this may be your time to move, ***please get in touch so we can talk about our market and your property.***

WHO'S RESPONSIBLE IF YOUR NEIGHBOR'S TREE FALLS ON YOUR PROPERTY IN THE NEXT HURRICANE? Benny Kass, a Washington lawyer who writes each week for The Post's Real Estate Section, wrote on November 3rd, "The general rule is that unless the neighbor knew or should have known that his tree was unsafe, he is not responsible even if it hurt you...or damaged your house."

FOR HOMES WORTH A MILLION DOLLARS OR MORE. Please contact me about my affiliation with Christie's International Real Estate— "Special Marketing for Special Properties."

THINKING OF A SECOND HOME? Beach and mountain properties have fallen in value over the past several years. I can put you in touch with a Long and Foster agent in Deep Creek Lake, MD; West Virginia; the Eastern Shore; and Atlantic beaches.

PREFERRED PROVIDER LIST. Please contact me for my list of service providers [painter, carpet cleaner, electrician, appliance store, etc.]: 703/284-9318 or email me at dick.nathan@longandfoster.com.

Dick Nathan has been a realtor for 29 years. He graduated from The College of William and Mary and earned a master's degree in urban planning from George Washington University. A multi-million dollar producer, Dick has received Multi-Million Dollar Club and Top Producer Club awards from the Northern Virginia Association of Realtors, and has a sales volume among the top 5% of realtors across the United States. He is a member of Long & Foster's Gold Team and Chairman's Club, and he holds the CRS designation, the highest professional designation in the residential real estate industry, held by only 4% of all realtors nationwide.

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HOUSES AND CONDOMINIUMS FOR SALE AT PRESS TIME

<u>Analostan</u>	None		
<u>Arlingwood</u>	Two:	one 5-BR \$850,000 one 4-BR \$1,599,000	
<u>The Berkeley</u>	None		
<u>Berkeley Square</u>	None		
<u>The Birches</u>	None		
<u>Black Oak</u>	None		
<u>Cathcart Springs</u>	None		
<u>The Dakota</u>	None		
<u>The Glebe</u>	None		
<u>Glebe House Mews</u>	None		
<u>Harrison Place</u>	None		
<u>Highgate</u>	None		
<u>Hillcrest</u>	One:	one 3-BR \$1,250,000	
<u>Hunter Oaks</u>	None		
<u>Hyde Park</u>	Three:	two 1-BR \$357,000, \$299,000 one Studio \$269,900 Updated 1-BR unit coming soon!	
<u>Lorcom, Ridgeview, Randolph</u> ...	None		
<u>Lynnbrook</u>	None		
<u>Memorial Overlook</u>	Four:	one 3-BR \$1,395,000 three 2-BR \$1,695,000, \$1,345,000, \$1,295,000	
<u>Merry Mews</u>	None		
<u>The Monroe</u>	None		
<u>Palisades Park</u>	One:	one 3-BR \$1,129,500	
<u>Rixey View</u>	None		
<u>Shirley Woods</u>	Four:	three 5-BR \$2,717,000, \$1,279,000, \$939,000 one 3-BR \$749,990	
<u>Spy Hill/Stone Ridge</u>	Two:	two 4-BR \$849,000, \$775,000	
<u>Tower Villas</u>	None		
<u>Townes of Lyon Park</u>	None		
<u>Virginia Square</u>	One:	one 2-BR \$585,000	
<u>The Westlie</u>	One:	one 3-BR \$799,000	
<u>Westview at Ballston Metro</u>	Two:	one 2-BR \$439,900 one 1-BR \$354,900	
<u>The Williamsburg</u>	One:	one 2-BR \$874,900	
<u>Woodbury Heights</u>	None	Updated 1-BR unit coming soon!	
<u>Woodmont</u>	None		

The information in this newsletter pertaining to real estate listings and sales is derived from the Northern Virginia Association of Realtors[®]; it is deemed reliable, but is not guaranteed. Neither the association nor its MLS is in any way responsible for its accuracy. The information provided herein does not imply that Long & Foster Real Estate is participating in these transactions. If your property is listed with another broker, please disregard this offer as it is not our intention to solicit the listings of other realtors.