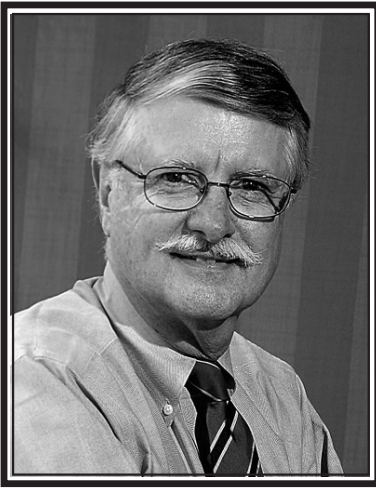


DICK NATHAN'S REAL ESTATE NEWSLETTER

www.dicknathan.com

February, 2011



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
GREAT ESTATES

FOR SALE! On the back page of this newsletter is a presentation of properties that were for sale at press time. Please call for further information/questions [703/284-9318]. Feel free to email me at dick.nathan@longandfoster.com.

LOCAL HOME VALUES EXPECTED TO INCREASE. Real estate research provider Clear Capital has listed the *10 metro areas expected to have the largest percentage increase* [year over year] in home values in 2011. *The Washington Metro Area leads the list by a wide margin*, with an expected 6.5% increase. Number two is Houston, with a 3.6% increase. [Source: msnbc.com quoting Forbes.com].

INTEREST RATES EDGING UP. The average 30-year-fixed-rate mortgage has been creeping upward this winter and is now 4.81%, which, however, is still *quite low by historical standards*.

 **DICK NATHAN ON FACEBOOK.** For current and interesting market updates and features, search Facebook for “*Dick Nathan Arlington Real Estate.*” I post new items one or two times a week. *I also post my listings on Facebook, as one of numerous ways to maximize their exposure.*

SPRING MARKET COMING SOON. Thinking of selling your home this spring? Please get in touch... *let me show you what my staging and professional photography can do for you.* To see examples of my virtual tours, go to www.dicknathan.com and click on “100 Sold Listings,” and then click on each virtual tour. *No agent in our marketplace does more with photography and marketing than I do. I have had numerous happy sellers.*

CHRISTIE'S GREAT ESTATES. If your home is worth \$1,000,000 or more, please ask me about *my affiliation with Christie's Great Estates* and “Special Marketing for Special Homes.” *Your home will reach an international audience through christiesgreatestates.com, luxuryportfolio.com, luxuryrealestate.com, and extraordinaryproperties.com.* In addition, your home will appear in WASHINGTONIAN MAGAZINE and THE WALL STREET JOURNAL.

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

Dick Nathan has been a realtor for 28 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.

Richard E. Nathan, CRS

Associate Broker
Long & Foster
4600 Lee Highway
Arlington, VA 22207

703/284-9318

703/522-0500

800/760-7282

email: dick.nathan@longandfoster.com

Visit me on the Web at www.dicknathan.com



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HOUSES AND CONDOMINIUMS FOR SALE AT PRESS TIME

<u>Analostan</u>	None		
<u>Arlingwood</u>	One:	one 6-BR	\$1,785,000
<u>The Astoria</u>	One:	one 1-BR	\$329,725
<u>The Barkley</u>	None		
<u>Berkeley Square</u>	One:	one 3-BR	\$795,000
<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>	One:	one 3-BR	\$875,000
<u>Hillcrest</u>	One:	one 3-BR	\$1,325,000
<u>Hunter Oaks</u>	None		
<u>Hyde Park</u>	None		
<u>Lynnbrook</u>	None		
<u>Memorial Overlook</u>	None		
<u>Merry Mews</u>	None		
<u>Palisades Park</u>			
<u>Shirley Woods</u>	Four:	one 5-BR two 4-BR one 3-BR	\$1,425,000 \$589,000, \$675,000 \$829,000
<u>Spy Hill/Stone Ridge</u>	None		
<u>Tower Villas</u>	None		
<u>Townes of Lyon Park</u> ...	None		
<u>Virginia Square</u>	One:	one 2-BR	\$510,000
<u>The Weslie</u>	Two:	one 3-BR one 2-BR	\$989,000 \$1,695,000
<u>The Williamsburg</u>	One:	one 2-BR	\$565,000
<u>Woodbury Heights</u>	None		
<u>Woodmont</u>	Two:	one 6-BR one 3-BR	\$1,895,000 \$675,000

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.