

NEIGHBORHOOD

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REALTY HEADQUARTERS

"Professional in Real Estate"

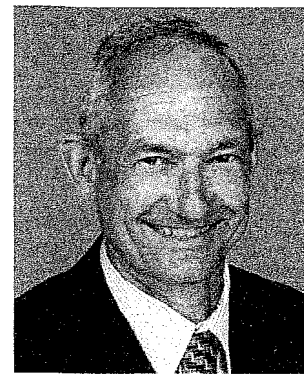
6563 Riverdale at Zion

Chuck Oursler

Owner / Broker

(619) 528-9773

31 years of dedicated experience



HELLO EVERYONE - THANK YOU FOR THE TREMENDOUS SUPPORT YOU HAVE GIVEN TO ME OVER MY LONG CAREER

DESPITE THE REAL ESTATE MARKET BEING RATHER SLOW THIS YEAR (PRICES HAVE NOT STABILIZED YET) I AM HAVING A VERY GOOD YEAR OF SALES AND CLOSED ESCROWS. I THANK MY CLIENTS & THOSE OF YOU WHO TRUST MY SKILLS AND ENTHUSIASM FOR REAL ESTATE - A VERY DYNAMIC & CHANGING PROFESSION.

MY RECENT SALES

- 13175 SHALIMAR in DEL MAR 1,600+ SQ FT ON A VERY GOOD STREET \$780,000
- 6479 CARTHAGE in ALLIED GARDENS 1,500+ SQ FT OVERLOOKING OPEN SPACE PARK \$412,500
- 7364 LAURA CT. IN MISSION GARDENS 3 BEDROOMS & 3 (!) BATHROOMS ON CUL DE SAC \$428,000
- 6880 NEWBERRY IN ALLIED GARDENS 3 BEDROOM 1 BATHROOM ON AN EXCELLENT ST. \$350,000
- 6975 GLENROY BEAUTIFUL HOME ON A GIANT LOT \$415,000
- 7902 MISSION VISTA DRIVE IN 'MARIPOSA' 1,800 SQ FT THE POPULAR 'D' PLAN \$397,000
- 5293 WARING ROAD 3 BEDROOM 1.5 BATHROOM IN TERRIFIC CONDITION \$350,000
- 7/30 = Sold 6591 51st ST. 3BR 2BA \$350,000 All CASH!

FOR SALE

- 6593 51ST STREET in ALLIED GARDENS...ASKING \$379,500 & VERY MOTIVATED. HUGE LOT=NICE FOR CHILDREN TO PLAY &/OR TO PARK GIANT RV's! ACROSS FROM FOSTER ELEMENTARY, ACROSS THE STREET FROM BUS STOP & JUST 1 BLOCK TO LIBRARY, POOL & STORES-IDEAL FOR SENIORS TOO.

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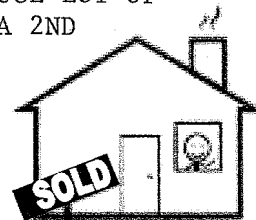
MY WIFE GITTY AND I ENJOY GOING OUT...RESTAURANTS ETC. SHE ENJOYS USING CREDIT CARD AND I ALWAYS USE "CASH". I AM QUITE SURPRISED TO SEE THE CREDIT CARD PAPERWORK...OFTEN NOT 2 BUT 3 COPIES...1 FOR MERCHANT, 1 FOR CUSTOMER & OFTEN AN EXTRA. SUGGESTIONS: RETAIN BOTH THE CUSTOMER & EXTRA COPY TO STORE OR SHRED...DON'T LEAVE THE MERCHANT COPY ON TABLE= MAKE CERTAIN WAITER TAKES IT OR TAKE IT YOUR SELF TO THE CASH REGISTER. OFTEN THESE SLIPS OF PAPER STATE THE NAME OF CARD HOLDER, LAST 4 DIGITS OF CREDIT CARD #, NAME OF CREDIT CARD COMPANY & SOMETIMES THE CARDHOLDERS' ADDRESS! DON'T MAKE IT EASY FOR THE BAD GUYS...YOU NEVER KNOW WHOM YOU ARE SITTING NEXT TO; I AM NOT CONVINCED THAT ENOUGH OF US ARE CONCERNED ABOUT PROTECTING OUR I.D.'s & PERSONAL INFORMATION. A GOOD MOVIE THAT HAS THIS AS ITS THEME IS "NET" STARRING SANDRA BULLOCK-MAY I SUGGEST WE ALL WATCH IT...ESPECIALLY THE YOUNGER GENERATION...IF YOU DON'T ENJOY THE THEME OF THE MOVIE YOU WILL OF COURSE ENJOY WATCHING SANDRA - AND BE CERTAIN TO WATCH HER IN THE MOVIE 'BLIND SIDE'

MY HOUSE FOR SALE IN PT. LOMA

3715 LELAND ST. 4 BEDROOMS 2 BATHROOMS ASKING \$695,000. BEST FEATURE=HUGE LOT OF 11,000 SQUARE FEET! LARGE WORK SHOP BUILDING ON BACK OF LOT...IF YOU ADD A 2ND FLOOR=EXCELLENT VIEWS

ATTRACT HUMMINGBIRDS

A FAVORITE HUMMINGBIRD ATTRACTANT IS THE CIGAR OR CANDY CORN PLANT CUPHEA MICROPETALA...GROWS VIGOROUSLY. from Norman Winter mct news.



for info on actor Steve McQueen & the Boys Republic private school go hrh@betbev.com

SOLD

Chuck Oursler

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July, 2010
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MY BIGGEST THANK YOU AND HIGHEST RESPECT AS A CITIZEN TO RETIRED BRIGADIER GENERAL ROBERT CARDENAS - A DEL CERRO RESIDENT. MR. CARDENAS IS A WW II VETERAN AND OUTSTANDING FORMER TEST PILOT TO INCLUDE WORKING WITH CHUCK YEAGAR ON BREAKING THE 'SOUND BARRIER'. MR. CARDENAS VERY GRACIOUSLY ACCEPTED MY REQUEST TO SPEAK AT THE LOCAL THUNDERBIRD CAR CLUB MEETING AND THE ALLIED GARDENS GENERAL PUBLIC MEETING LAST NOVEMBER. HE IS AN EXCELLENT PUBLIC SPEAKER AND NO ONE ATTENDING ANY OF HIS PRESENTATIONS WILL EVER FORGET HIS INFORMATION NOR PATRIOTISM & DEDICATION TO OUR COUNTRY ALL DELIVERED WITH A TERRIFIC SENSE OF HUMOR. HIS FAVORITE AUDIENCE ARE SCHOOL CHILDREN - TO REMIND THEM THAT OUR FREEDOM TAKES EFFORT AND APPRECIATION...NOT TO BE TAKEN FOR GRANTED!

MR. CARDENAS' RECENT EFFORTS WITH A VERY SMALL COMMITTEE WAS TO ESTABLISH A NEW "NATIONAL CEMETERY AT MIRAMAR". THIS CEMETERY IS NEEDED TO COMPLIMENT THE FORT ROSECRANS NATIONAL CEMETERY. THIS NEW CEMETERY WAS DEDICATED LAST JANUARY. CEMETERY IS LOCATED NEAR THE INTERSECTION OF NOBEL DRIVE & MIRAMAR ROAD.

7TH DISTRICT CITY COUNCIL WOMAN MARTI EMERALD WAS THE MOTIVATION TO HAVE THE CITY COUNCIL PROCLAIM THE LAST WEEK OF MAY AS 'RETIRED BRIGADIER GENERAL ROBERT CARDENAS WEEK'. I ATTENDED THE CEREMONY AND WAS PROUD TO BE THERE.

VERY SPECIAL THANK YOU TO ALLIED GARDENS RESIDENT DON BRENNAN WHO PROVIDED THE VISUAL/AUDIO EQUIPMENT (AND EXPERTISE) FOR THE GENERAL'S PRESENTATION LAST NOV. MR. BRENNAN ALSO IS THE FORCE/GENIUS THAT PROVIDES THE MOVIES IN THE ALLIED GARDENS PARK. IMAGINE ALL THIS 'FUN' FOR FREE.....THANK YOU VERY MUCH DON.

CONSUMER REPORTS

STILL AN EXCELLENT MAGAZINE TO LEARN HOW TO GET THE BEST STUFF FOR THE LEAST PRICE. I RECENTLY SUBSCRIBED FOR 8 ISSUES FOR \$20. AND I GOT AT LEAST 2 FREE PUBLICATIONS ON HOW TO CLEAN STUFF & A 'BUYING GUIDE' FOR 2010. THEY HAVE ALWAYS HAD A GOOD REPUTATION FOR INFORMATIVE BUYING HABITS & HOW TO SELECT THE BEST VALUES.

HIGH IMPACT & LOW COST REMODELING PROJECTS.....

- "TIDY UP THE KITCHEN CABINETS"

- ADD OR REPLACE TILE... "BY RETILING VERY INEXPENSIVELY, YOU CAN MAKE A ROOM LOOK WAY CLEANER THAN IT WAS. IF YOU ARE GETTING READY TO SELL USE \$1 TO \$2 TILE. "SUPER CLEAN & NO DEFERRED MAINTENANCE" HAS ALWAYS BEEN THE BEST METHOD BY FAR TO GET THE MOST SALES PRICE WITH THE LEAST INPUT OF CASH...THIS IS HOW TO GET THE MOST NET DOLLARS
- INSTALL GRANITE TILE INSTEAD OF A SLAB....HOMEOWNERS CAN PUT IN 12 INCH GRANITE TILES FOR ABOUT \$300 IN MATERIALS & GET VERY HIGH IMPACT FOR LITTLE MONEY! (this idea from general cont. john wilder)

ALLIED GARDENS GENERAL MEETINGS - ALWAYS A GOOD GUEST SPEAKER

- NEXT PUBLIC MEETING JULY 27 @ LUTHERAN CHURCH AT ZION & 51st. GUEST SPEAKER DAN MONROE TO DISCUSS THE GRANTVILLE REDEVELOPMENT PLAN OF THE CITY. SEPT. 28 WILL LIKELY BE FROM THE PUBLIC AFFAIRS OFFICE OF THE CALIFORNIA HIGHWAY PATROL. I HAVE HEARD HIM SPEAK BEFORE...I WAS SO SCARED AT THE END OF HIS TALK THAT I NOW DRIVE AT LEAST 10 MPH SLOWER...NOW UNDER 100 MPH!

EXCELLENT TRADES PEOPLE - I SHOULD KNOW...I USE THEM

- GARAGE DOORS..NEW & REPAIR: BRIAN SHEA OF BMS GARAGE DOOR REPAIR (858) 337-1607
- CHIMNEY SWEEP: CRAIG 'THE CHIMNEY MAN' (619) 540-1452 (MAKE CERTAIN YOUR CHIMNEY HAS A "CAP" ALSO KNOWN AS A SPARK ARRESTER!
- ROOF REPAIR: TIM VOUGHT OF INTEGRITY ROOFING (619) 593-2577. EXCELLENT KNOWLEDGE...BOY AM I GLAD I FOUND HIM...WELL WORTH HIS REASONABLE FEE TO INSPECT & 'TUNE-UP' YOUR ROOF.

VERY GOOD BURGERS

- DENVER BASED "SMASHBURGER" HAS A RESTAURANT IN LA JOLLA.
- SAN DIEGO BASED BURGER LOUNGE IS ABOUT TO OPEN ITS 5TH STORE IN HILLCREST

CALL ME ANYTIME FOR YOUR PROPERTY VALUE/INFO...528-9773