

# Eco Lifestyle And Home

Offering Real Estate & Lifestyle News For Albuquerque, Santa Fe, Taos Ski Valley & Beyond

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## Participate

*“take part in, engage in, join in, get involved in, share in, play a part/role in, be a participant in, partake in, have a hand in, be associated with...”*

Real Estate News Pages 10,11,12,13, 14,15,16,17,18,19,20,21,23,24

Read about some of our favorite homes for sale in Albuquerque, Santa Fe & Taos Ski Valley. Each month we will feature real estate properties that we love and other pertinent real estate information.



**“Banana, Pumpkin, Peanut Butter Dog Treats”**

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## Monthly Newsletter Theme For August: Participate



Well, here we are in the middle of the political season where we all can participate in the electoral process. This is the epitome of group participation on a mega scale. While every 4 years the political scene heats up, participation takes on many interpretations. For some, it is actively getting involved supporting a candidate, at the other extreme, it means not voting at all, but voicing an opinion to anyone who will listen as an armchair politician.

In today's society with so many social media outlets, people voicing their opinions on every issue is now common place. Everyone has become a critic and feels compelled to share their every thought. Participation in social media is rampant with all generations, from the elderly to very young children.

But participation means actively engaging in action, not just rhetoric. Participation means doing, not just talking. The adage, "talk is cheap" has never been so true. To really participate, to really be alive, is to actively engage.

Definition: "take part in, engage in, join in, get involved in, share in, play a part/role in, be a participant in, partake in, have a hand in, be associated with..."

Participation requires one to be engaged. Meaningful participation takes on a deeper commitment with a strong sense of meaning attached to what we are doing, We bring more of our attention and energy to it.

*Meaningful participation* involves finding relevance, by engaging and partaking in activities with opportunities for responsibility and contribution. Finding meaning in our life helps shape our feeling of well-being.

We all have the opportunity to participate in our life and make our life relevant. We can sit back and watch what happens or we can take an active part.

As a well know meditator instructor and radio personality once said: *"If you don't like the news ... go out and make some of your own,"* ~Wes Nisker

I often feel I would prefer to be a hermit, yet I know I must take action to bring meaning in my life and participate with my whole being.

*Thank you for reading our newsletter. ~ Dianne McKenzie & Aewyn, Cecilie Bodman and our content contributors.*

## Events Around New Mexico

### 1. Alabama Shakes plus Dawes Kit Carson Park

Saturday, August 06, 2016 7:30 PM - 10:30 PM  
211 Paseo Del Pueblo Norte Taos, 87571

Sound & Color is the eagerly anticipated follow-up to the Shakes' 2012 debut Boys & Girls, which earned the group three Grammy nominations, including a nod for Best New Artist.

### 2. Sabór Santa Fe Progressive Wine Pairing Dinner Tour Food Tour New Mexico

Sunday, August 07, 2016 4:00 PM - 7:00 PM  
Santa Fe Plaza Area Santa Fe, 87501

Sabór Santa Fe is a walking progressive wine pairing dinner tour through the heart of historic downtown Santa Fe, New Mexico that will be sure to inspire your palate and your mind!

### 3. Sacred Music, Sacred Dance: The Mystical Arts of Tibet James A Little Theater

Saturday, August 13, 2016 7:30 PM - 9:30 PM  
1060 Cerritos Road Santa Fe, 87505

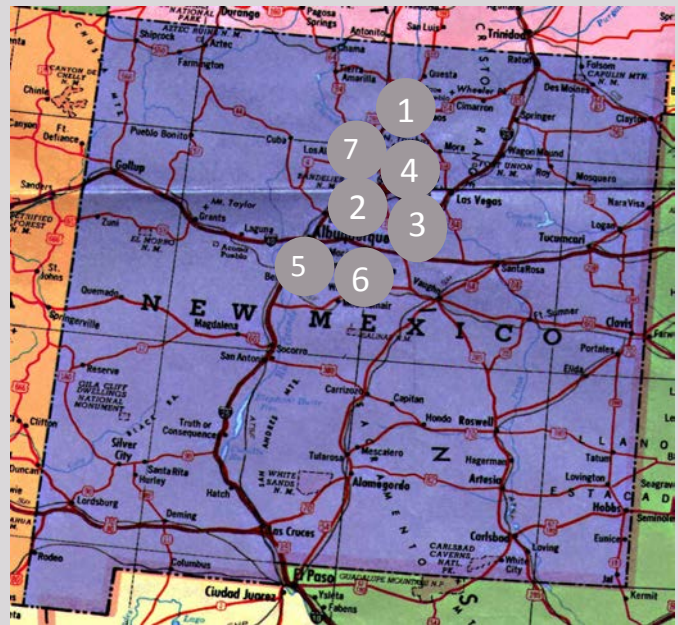
Sacred Music, Sacred Dance provides you a powerful and compelling overview of the Mystical Arts of Tibet. The program includes chanting, dances, song and even a dialectic section that is surprisingly compelling.

### 4. A-Rated Santa Fe Summer Series Horse Show: 3wks of Hunter/Jumper Competition

Sunday, August 14, 2016 8:00 AM - 5:00 PM  
100 South Polo Dr. Santa Fe, 87507 Enjoy Olympic-level horse show jumping and Southwest hospitality at the A-Rated Santa Fe Summer Series at HIPICO Santa Fe!

27 July through 24 September :

FREE ADMISSION \$50,000 Grand Prix de Santa Fe  
Sunday August 14: Art of the Horse Fine Art Experience including art demonstrations, exhibitions, installations and 100+ artists Award-winning Craft Beer and Delicious Food Live Music on Weekends. World-Class Equestrian Show Jumping Wednesdays-Sunday



### 5. Running of the Chihuahuas at Balloon Fiesta Park

Saturday, August 20, 2016 8:45 AM - 6:00 PM  
5000 Balloon Fiesta Pkwy NE Albuquerque, 87113

2nd Annual Running of the Chihuahuas returns to Albuquerque on August 20, 2016! In our first year, 143 chihuahuas and chi mixes raced to stardom! Beer garden, inflatable jumpers, food trucks, pet booths, face painting, chihuahua races, family fun for all ages!

### 6. Bubonicon 48 Albuquerque Marriott Uptown

August 26, 27, 28, 2016 All day even

Bubonicon 48 Science Fiction Convention, at the Marriott Uptown, Louisiana & I-40 NE.

### 7. Michael Franti and Spearhead & Lila Downs Santa Fe Opera

Sunday, August 28, 2016 6:30 PM - 11:00 PM

301 Opera Dr 7 miles north of Santa Fe on the west side of HWY 84/285, Santa Fe, 87506

Musician and humanitarian Michael Franti and his band Spearhead are known for the communal spirit they create with their extraordinary live shows. Lila Downs has one of the world's most singular voices and innovative approaches to music.



## Life By The Numbers with Cecilie Bodman

### The Month of August is an 8

This is a month for success. Show up and contribute. The work from the past is in and creating a bountiful harvest. Be organized and know what you want. Shoot for the moon and go after your goals. Be confident and honest and fair in your work and you will accomplish big results. Use your innate good judgment and help someone less fortunate.

**Colors:** pink and brown

**Gem:** Diamond

**Oils:** Rosemary, Peppermint

**Yoga Poses:** The Warrior Series

**Affirmation:**

*"I am the prosperous and successful executive of my world."*

## Affirmation for the Month August

*"Why am I always more  
rewarded when I give  
from the heart?"*



"Affirmations", ask empowering questions that cause your mind to focus on what you REALLY want and what you HAVE, and stop focusing on what you don't want and don't have.



## Creating Clarity Participate!

by Lainie Grimmer

You've driven to work, and realize you have no memory of how you got there...Every day feels the same...If your life were a color, it would be tan or gray. There are times we find ourselves on autopilot, perhaps feeling apathetic or a bit numb. We're unaware of what's happening within us, and perhaps around us. We're not participating in our lives.

Take a minute and recall a time when you felt alive. Were you reading a mystery novel and covered in goosebumps? Sniffing as you watched a sad movie? Maybe you're remembering your heart melting the first time your grandchild smiled at you. Whatever the event, you were experiencing your life at that moment, feeling your feelings and noticing your physical sensations. When we experience our lives, we're participating in them to the fullest.

If your world feels beige, don't lose heart. You have a rainbow of colors within you, and with some dedication and commitment, you can paint them onto the canvas of your life. Try these actions to help chase away the neutrals:

- **Take a breath.** If you want to participate in your inner world, take a breath then let it go. Notice what you're feeling right now - Happiness? Numbness? Pain? Allow yourself to feel the emotion. So often we hurry through our days, rushing from one project or task to another. We put our emotions on hold to be dealt with at some future time, if at all. When we don't allow ourselves opportunities to feel our emotions, we're not fully alive.
- **Grow your curiosity.** You've heard young children ask this question over and over: Why? They ask because they're curious: They want to understand, to participate in the world around them. When was the last time you curiously asked 'why'?
- **Check in with yourself.** What makes you happy? What drives you nuts? Examining the outer bounds of your likes and dislikes can help you step into participating more fully in your life.
- **Use your senses.** Our physical senses are gateways to participation. Try choosing one sense to focus on for a day. What is it like to really taste your food? To be intentionally aware of the scents and odors around you?
- **Take a chance.** Follow Mary Schmich's advice: "Do one thing every day that scares you."

Make time to be with your self, to simply pay attention to what's going on in your mind, body, and surroundings. It's a powerful way to create a colorful life.

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## Participate By Sarah Claudia Stout

I am inspired daily by people of all ages who really do “pay it forward”, changing the lives of others, and helping animals and the environment. They are mentors, teachers, rescue workers, caregivers, and so much more.

And, traveling 180 degrees, hiking, we saw trash on a pristine mountaintop. I heard, “Why pick it up, someone else will leave more.” I could hear my thoughts echo their comments about the carelessness of others.

It can be easier to put it outside us, or feel that our voices don’t make a difference. It’s easy to want instant answers and fixes. There’s a part of me who expects others to just get it together and make everything all right, so I can feel comfortable.

Another part of me knows what it’s like to participate from an out of balance place. She regards participation as pushing it alone, over working, and ignoring her own feelings and needs.

At one time or another, we all have known this vast cast of diverse characters.

What does it really mean to participate...not from a place of reaction, of “I’m right and you’re wrong”, but from a place of wholeness and connection?

- **Participation starts within**, with knowing we each do make a difference. Our hearts, opinions, voices, and gifts DO matter.
- **Participation involves awareness** of balance, needs, values, and priorities.. We need to be honest with ourselves, aligning our participation with love and enjoyment, and listening to the balance of self-care.
- **Participation welcomes the diverse** ideas and opinions, and the participation of others. It believes in the capability of others and creates room for their involvement.
- **Participation can mean taking risks**. The other day I was in a group and we were asked to share. Participation in that moment meant being vulnerable.
- **Participation is engaging in life**. It is greeting the day with an open heart, and asking what it means to fully participate in the day and life. Elizabeth Gilbert in *Big Magic* asks, “Do you have the courage to bring forth the treasures that are hidden inside you?...The universe buries strange jewels deep within us all, then stands back to see if we can find them.”

**What does it mean to fully participate in your life today?**



Sarah Claudia Stout

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# NERIUM™

I N T E R N A T I O N A L

Nerium offers exclusive products, with age-defying ingredients that you can't find anywhere else. This leads to unprecedented results. We observe the best of nature to find cosmetic skin-care applications and supplements that mimic natural age-fighting mechanisms. Our nature-based approach provides innovative solutions that produce exceptional results.

While we incorporate a number of tried and true ingredients into our formulas, we don't stop there. We search out ingredients developed and tested by the top universities and scientific labs in the world. This allows us to work with patented, exclusive ingredients that no other company can use or duplicate.

Unlike most skincare products, which contain a water-based foundation, Nerium formulations are created with Aloe Leaf Juice, a highly emollient and nutrient-rich source of moisture and hydration. Extracted from the leaves of the Aloe Vera plant, this powerful juice contains many beneficial properties to keep the skin healthy.



## Give Yourself the Gift of Younger Looking Skin

By Pam Scotty, Director, Independent Brand Partner, Nerium International

I have personally been using Nerium AD night cream for the past 3 months. I notice much smaller pores, my skin feels and looks great, and I LOVE that it's only 1 product...no more eye cream, wrinkle cream, night cream, it's all in one and completely effective! Ask me to try the 5-day sample and see for yourself! Then ask me about the 3UR-Free program to get your Nerium AD for FREE!

Contact Pam Scotty or visit the website to find out how you can benefit and transform your life:

<http://freelexus.nerium.com> Email: [info@GatewayMarketingllc.com](mailto:info@GatewayMarketingllc.com)





## CENTER FOR CANINE BEHAVIOR STUDIES

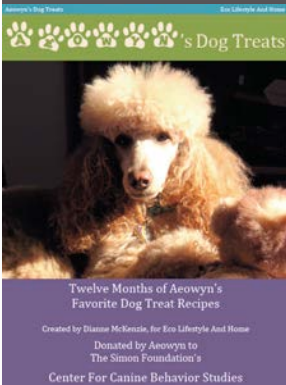
### The Center for Canine Behavior Studies

If you love dogs like we do, we are asking you to visit the Canine Center For Behavior Studies. The Study's two investigators, Dr. Dodman at Tufts Cummings and Dr. Serpell at UPenn are recognized as two of the world's leading animal behaviorists. They believe the results of their Study—among many things—will help reduce the annually killing of up to 1.5 million dogs a year—in the US alone.

#### Let's Get Cooking:

If you would like to receive Aeowyn's Canine Treat Recipe Portfolio (electronic version, so you, too, can pass on the love!) contact Dianne, Aeowyn's guardian.

That's 12 months of treat recipes with techniques, tips, ingredients, photographs & more.



**If you wish to receive Aeowyn's Dog Treat Recipe Booklet, just email Dianne & she will email you a copy for free!**

Dianne@RealEstatePropertiesSantaFe.com

Any dog owner in the world can participate in the on-line Animal Ownership Interaction Study by anonymously completing an initial survey of about 93 questions. Every six months Study participants may be asked to answer additional questions. The Study will run for two years.

A final goal of the Study will be to publish the findings in high impact scientific journals, particularly the ones that support open-access publishing, such as PLoS One and Preventive Veterinary Medicine, and to disseminate globally their findings to animal welfare organizations, veterinarians, and animal professionals in training and behavior.

We hope you will join like-minded citizen scientist volunteer dog owners from around the world and participate in the Animal Ownership Interaction Study.

Participation is free but requires you to register for membership at the Center for Canine Behavior Studies: <http://CenterForCanineBehaviorStudies.org>



# eat healthy



## Participate:

“To partake in an activity or event with others.”

I am brought back constantly to food for these topics. I want to encourage people to participate in their food choices. The more involved you are with your buying, processing, and consuming, the more you are aware of what you are putting in your body.

### Go to the farmer's market.

This is a fantastic first step. The farmer’s market in Santa Fe is one of the best I have ever been to, and was voted “One of the Top Ten Farmer’s Markets” by Sunset magazine. And the regulations are strict with good reason. All the products are assured to be produced locally, and there are no third party sellers, which means the people who are farming the food are selling it. I have been to unregulated farmer’s markets where many products are purchased from grocery store vendors and then are re-sold under the illusion that they are “local” products. Furthermore, 70% of the crafts and processed foods at the Santa Fe Farmer’s Market have to be done with local ingredients. That means that the loaf of bread and breakfast burrito you munch on while browsing have to use almost all local ingredients. That is phenomenal! You know where your food is coming from and you get to know the people who grow it. Participate in the local farmer’s market.

### Are you stuck in a rut for cooking?

Participate in classes! There are so many different classes around town to help inspire you. I do a wide range at Savory Spice Shop, but there is also the Santa Fe School of Cooking, Las Cosas, and the Cheesemonger. My goal is to inspire and to make a variety of cuisines accessible to the average cook. There are many flavors in life and I want to share them with everyone!

### Participate in your food.

Go to the farmer’s market and know who you are supporting. Take classes to expand your possibilities and inspiration. Be more involved in what you use to fuel your body. Then, satisfaction comes from more than just being full.



**Kate Wheeler, owner/operator** - Savory Spice Shop is your local destination for over 400 spices & seasonings. Also offering cooking classes and private events.

#### Savory Spice Shop in Santa Fe

225 Galisteo Street, Santa Fe, New Mexico 87501

P: (505) 819-5659 F: (505) 466-5682 E: [santafe@savoryspiceshop.com](mailto:santafe@savoryspiceshop.com)

Follow on Facebook: [facebook.com/SavorySpiceShopSantaFe](https://www.facebook.com/SavorySpiceShopSantaFe)



by Francis Phillips

## Unprecedented times create opportunity for low rates

I have never seen anything like the mix of factors we are seeing this summer. The combination of the Brexit vote, an unexpectedly strong US jobs report, and strong US retail sales data has pushed the Dow to new heights while interest rates stay low.

In late June, the vote by UK citizens to leave the European Union rocked global stock markets and led to a drop in home loan interest rates as nervous investors moved their funds to safer investments in bonds. In early July, the US jobs report came in unexpectedly high, leading to greater investor confidence and a surge in the US stock market. As I write this in mid-July, the June retail sales numbers are in, showing that Americans bought more cars and other goods and indicating that consumer confidence is up. In addition, China's economy grew in the second quarter, lending a global push to stocks. The result is that the Dow has hit a new high.

Normally, I would expect the rise in the stock market to be balanced by an increase in mortgage rates, as investors move their funds from bonds to stocks, but that hasn't happened. Yet.

That means that this summer may be your best opportunity to refinance your current home loan (or for some people even refi again) or buy a new home or investment property while rates are low.

MSN Money reported that some top money managers are not convinced that the stock and bond market rallies can last.<sup>1</sup> They fear that buyers are ignoring the long term impact of Brexit. Furthermore, they predict a slowdown in global economic growth that may only be counterbalanced by stronger-than-expected corporate earnings, and none of them seem to be banking on that.

Your opportunity is here now. It's time to review your current situation and consider these 5 strategies that may increase your net worth:

- **Lower your rate and/or shorten your term to 20, 15 or 10 years.** You may be able to save tens of thousands of dollars over the life of your loan;
- **Take cash out for home renovations.** Santa Fe homes have been appreciating in some areas over the last 2-3 years. You may have equity you can use to update your kitchen or create that spa bathroom. Or pay for the new roof or stucco. The monthly payment may be lower or similar;
- **Consolidate debt.** Use the refinance to pay off higher rate credit cards or installment loans;
- **Buy an investment property.** Use a cash-out refi to get the funds for the down payment on a rental property; and
- **Trade up.** Take advantage of these low rates to buy your dream home.

*Continued on next page »*

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Even if you bought or refinanced your property last year, another refi could make sense. Right now we are seeing a high volume of repeat refis as clients take advantage of lower rates to move to shorter terms and/or lower rates, take cash out to buy an investment property, improve their homes, pay off debt, and in some cases even decrease or remove PMI (private mortgage insurance).

As always, talk to a mortgage professional and find out if a refi makes sense for you. In the future, we may be calling this the Summer of Refis!



EQUAL HOUSING OPPORTUNITY

<sup>1</sup><http://www.msn.com/en-us/money/markets/as-markets-reach-new-highs-worlds-top-investors-sound-alarm/ar-BBukN3f?ocid=se>

*Francis Phillips, NMLS #193642, is Senior Mortgage Loan Originator with First Choice Loan Services Inc. in Santa Fe. He has served as director of business development for national mortgage companies. He and his mortgage partners have funded and built three homes for Santa Fe Habitat for Humanity. Contact him at [francis.phillips@fcloans.com](mailto:francis.phillips@fcloans.com) or 505.982.3400.*

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**Representing Taos Ski Valley Real Estate Properties**

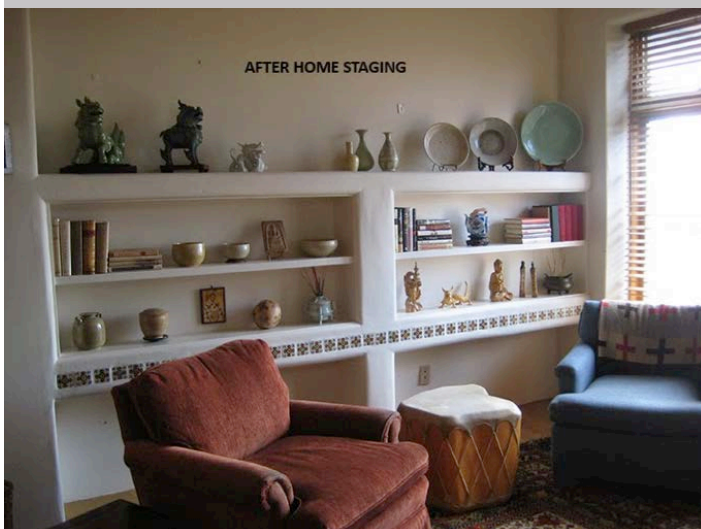
# Home Staging + Design with Debbie DeMarais

## Staging Tips for Displaying Collections

Allowing the architectural features of a home to shine and not the collectables will highlight the selling potential. No home seller wants their home to be remembered by the collection of ceramic toads in the living room. A home for sale should be presented with a “buyer’s eye”, meaning to de-personalize the home. Homebuyers stray from realizing the potential of your home with unending collections including family photos, books, toys, religious articles, etc.

If you are uncertain on where to start, follow these tips:

- Select the best pieces
- Sort them together
  - Theme
  - Color
  - Size
- Keep in odd multiples – 3, 5, 7



This rule of thumb does not apply to family photos. Family photos should be removed in its entirety, as they will distract buyers. Displaying family photos subliminally suggests the seller is not ready to let go of the memories they’ve created in the home and reduces the chances of getting a quick offer.

Saving the best pieces from your collection to enhance the home’s features allows to you enjoy the item, as well as use for “staging” purposes. It’s not necessary to empty out all your shelves and cabinets when you’ve been asked to de-clutter and reduce. Just be selective in the items you are displaying.

Selling a home can be tough, but with a little guidance and direction the task becomes easier. The seller of these photos received an offer within 48 hours after she enlisted my help to pare things down. Still confused? Allow me help you to create end results that speak volumes when the house goes on the market.

**Debbie DeMarais**, HSR Certified Home Stager, ASID, Allied Member

Home Staging + Design

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www.homestagingsantafe.com



# Monthly Market Report Albuquerque

## GAAR GREEN SHEET June 2016



A condensed overview of the monthly statistical highlights.

### Active Listings

Detached: 3,553  
Attached: 366

🕒 *One year ago*  
Detached: 4,089  
Attached: 401

% Change (Detached)  
**-13.11%**

### Pending Listings

Detached: 1,173  
Attached: 107

🕒 *One year ago*  
Detached: 1,188  
Attached: 124

% Change (Detached)  
**-1.26%**

### Closed Listings

Detached: 1,076  
Attached: 110

🕒 *One year ago*  
Detached: 984  
Attached: 91

% Change (Detached)  
**+9.35%**

### Average Sale \$

Detached: \$235,110  
Attached: \$159,821

🕒 *One year ago*  
Detached: \$226,337  
Attached: \$160,026

% Change (Detached)  
**+3.88%**

### New Listings

Detached: 1,714  
Attached: 166

🕒 *One year ago*  
Detached: 1,629  
Attached: 146

% Change (Detached)  
**+5.22%**

### Days on Market

(Average)

Detached: 45  
Attached: 48

🕒 *One year ago*  
Detached: 56  
Attached: 64

% Change (Detached)  
**-19.64%**

### Sales Volume

(in Millions)

Detached: \$253.0  
Attached: \$17.6

🕒 *One year ago*  
Detached: \$222.7  
Attached: \$16.6

% Change (Detached)  
**+13.61%**

### Median Sale \$

Detached: \$199,000  
Attached: \$153,250

🕒 *One year ago*  
Detached: \$190,788  
Attached: \$155,500

% Change (Detached)  
**+4.30%**

### Closed Sales by Market Area

MLS Area	City/County	2014	2015	2016	% Change
Areas 10 - 121	Albuquerque	555	693	739	+6.64%
Area 130	Corrales	8	13	9	-30.77%
Areas 140 - 162	Rio Rancho	146	169	196	+15.98%
Area 170	Bernalillo	4	9	7	-22.22%
Area 180	Placitas	6	6	10	+66.67%
Areas 210 - 293	East Mtns. / Estancia	28	44	57	+29.55%
Areas 690 - 760	Valencia County	53	50	58	+16.00%

SOURCE: Greater Albuquerque Association of REALTORS® - based on data from the Southwest Multiple Listing Service. Data is deemed reliable not guaranteed. The SWMLS market areas include: City of Albuquerque, Corrales, Placitas, Rio Rancho, Bernalillo, East Mountains/Estancia Basin and most of Valencia County. The Green Sheet contains the same information reported on the full monthly report.

# Albuquerque Real Estate News with Cecilie Bodman

## Featured Listings in Albuquerque Area

### 7505 Mc Nerney Avenue NE, Albuquerque, NM 87110

### MLS #867621 \$ 385,000



Meticulously Updated Mid-Century Modern Mossman ranch house, designed to create a spectacular open floor plan which combines a beautiful mix of a serene environment and sense of light and space throughout. No detail has been overlooked. This house features sleek lines, two master suites with walk-in closet, two laundry rooms, huge two head master shower, extra deep soaking tub and radiant heat. Soap stone counter tops, black slate, oiled oak, and cork floors throughout, with exotic wood accents throughout, finished garage with built in storage and

workbench. Large flower filled yard with a moss garden.

- recessed lighting
- maple cabinets with pantry
- double oven
- insulated garage
- rosewood and teak vanities
- two laundry rooms with universal hookups
- cellular blinds
- Kallista fireclay sink
- new windows
- high lift garage door
- attic ladder



# Albuquerque Real Estate News with Cecilie Bodman

## Featured Listings in Albuquerque Area

6 Calle Cobre Placitas, NM 87043 MLS# 848856 \$490,000

Single Family 3,096 sqft | 4 Bedrooms/ 3 Baths | 2 garage spaces | 2 Stories | Price per sqft: \$158.27



Especially Lovely, Spacious Southwestern Home W/3 or 4 Bedrooms, Office Space, Studio, Exposed Adobe, Kiva Fireplaces. Dramatic Views Of Sandias, Cabezon, Jemez Mtns, Mesas, & City Lights. Just 12 Minutes And 12 Miles From Abq, But A Different World. Country Kitchen with custom cabinets, island and bar. Greatroom Design, Super For Entertaining. 2nd Master Up. Saltillo Tile/Vigas/Split Cedar Latillas/Kiva Fireplaces, Custom Cabinets through out home, 10ft Ceilings, Views From Every Room. Passive Solar Orientation. Wondrous Outdoor Spaces, Courtyards. Two Car Garage With Storage/Workrooms. Room For Horses. Mature Landscaping provides Shade, Color & Privacy. Close to Rail Runner and 30 mins from Santa Fe.

This home has interesting Native American historical information. It has been said to have high frequency geological zones also called " sacred" areas and the high frequency of the Sandia Mountain Triangle. Great location for those who meditate and do sound healing or Matrix Energetics or similar newer methods.



### Deals of the Decade:

I specialize in helping clients increase their wealth through Real Estate. I invest in real estate and have rental properties that create cash flow. I always find "deals of the decade" which are three bedroom, two bath, two car garage in great school districts you can rent for more then the mortgage.

All are priced under the market and could be rented for the mortgage payment and more. I may be able to write agreements on many of the homes with the owner paying the down payments and/or most of the closing costs. I would love to empower you to make educated decisions on your investments. Interest rates are still at historic lows!



Find out  
what your  
homes is  
worth! Call  
me.

**Cecilie Bodman**  
Equity New Mexico  
3620 Wyoming Blvd. NE # 200  
Albuquerque, NM 87111  
Cell: 505-250-1356  
Email: [abqgold@ymail.com](mailto:abqgold@ymail.com)  
Web: <http://abqgold.com>

**2016 Aldea Stats: Sold, Pending & Listed**

**Sold:** 21 Homes, DOM 151, 4 Lots, DOM 376

**Pending:** 6 Homes, 0 Lots

**Listed:** 14 Homes, avg \$528,521, 7 Lots

# Santa Fe Report - Aldea

Real Estate News from Dianne McKenzie

Activity has picked up in Aldea & the Santa Fe west side! .....There are 6 homes pending. A home sold for \$700,000 2,519sqft fat \$277.89 per sqft, as the highest priced house sold in Aldea for many years! Recently, an Aldea Homewise house, 1,070sqft, sold for \$299,000 at \$279.44 sqft. The average Aldea price per square foot is around \$220!

I get inquiries every day from people who stop in the office on Aldea Plaza. If you are thinking of listing your Aldea property, why not list it with a realtor who will **market** the property, not just list it in the MLS? By actively marketing your property, the property gets the most exposure to other realtors and to the general public through online blogging, email campaigns & the typical MLS exposure. I have a track record for selling properties in the shortest amount of time. Contact me to discuss your property needs.



Address	Price	Original Price	TotSF	\$/TotSF	BD	BA(FTH)	Levels	InterSteps	Type	MLS #	DOM	Stat Date	Bank Owned	Short Sale	Photo
7 Vista Precioso	\$338,000	\$329,500	1,800	\$187.78	3	3(2 0 1)	Two Story	Yes	Townhouse	201602315	71	5/19/2016	No	No	
16 Vista Precioso	\$349,500	\$359,500	1,797	\$194.49	3	3(2 0 1)	Two Story	Yes	Townhouse	201601618	105	4/18/2016	No	No	
2 Calle Lemita	\$359,500	\$359,500	1,720	\$209.01	3	2(2 0 0)	Two Story	Yes	Townhouse	201603551	11	7/18/2016	No	No	
2 Calle Amistosa	\$409,000	\$409,000	1,800	\$227.22	3	2(2 0 0)	Single	No	Single Family	201602687	53	6/6/2016	No	No	
4 CAMINO DEL CENTRO	\$509,500	\$525,000	2,540	\$200.59	3	2(2 0 0)	Two Story	Yes	Single Family	201602113	81	5/9/2016	No	No	
12 Calle Vecinos	\$519,900	\$519,900	2,048	\$253.86	3	2(2 0 0)	Single	Yes	Single Family	201602790	49	7/28/2016	No	No	
5 Altura Vista	\$535,000	\$535,000	2,127	\$251.53	3	3(2 1 0)	Two Story	Yes	Single Family	201603426	18	7/11/2016	No	No	
1 Calle Siete Casas	\$550,000	\$599,900	2,855	\$192.64	3	3(3 0 0)	Single	No	Single Family	201504291	318	9/16/2015	No	No	
23 Camino Botanica	\$560,000	\$560,000	2,215	\$252.82	3	3(2 0 1)	Single	No	Single Family	201603517	14	7/20/2016	No	No	
138 Avenida Frijoles	\$574,900	\$599,000	2,494	\$230.51	3	3(2 0 1)	Single	Yes	Single Family	201601202	122	3/29/2016	No	No	
3 Calle Vecinos	\$580,000	\$580,000	2,550	\$227.45	3	3(3 0 0)	Two Story	Yes	Single Family	201601816	99	4/27/2016	No	No	
150 AVENIDA FRIJOLES	\$600,000	\$599,000	2,391	\$250.94	3	3(2 0 1)	Single	No	Single Family	201602083	84	5/7/2016	No	No	
111 Avenida Frijoles	\$675,000	\$675,000	2,491	\$270.98	4	3(1 2 0)	Single	No	Single Family	201603502	15	7/14/2016	No	No	
15 Calle de Montanas	\$839,000	\$839,000	3,146	\$266.69	3	3(2 0 1)	Single	No	Single Family	201603030	38	7/18/2016	No	No	



# Aldea SOLD: Lot 15 Camino Barranca

# Santa Fe Report - Aldea

Real Estate News from Dianne McKenzie

## Representing the Buyers!



### Lot SOLD, custom home design and construction.

We are pleased to announce the sale of 15 Camino Barranca Lot in Aldea. The Buyers have hired John Halley, of Comet Studios, to design their new home and they have hired Aldea builder, Jim Salopek to build it. This is a wonderful group effort with realtor, design & build team and, of course a very special client.

*Now under construction!!!*



**Jim Salopek, M 43 LLC,**  
Fine Home Building  
**Cell:** 505.660.8801

Thirty five years of residential and commercial property development, construction management and renewable energy experience. This includes all aspects of a major homebuilding company: lot development, building construction, sales, customer service, office administration and renewable energy installations. **Web:** [m43finehomebuilding.com](http://m43finehomebuilding.com)



Comet Studios specializes in providing environmentally conscious planning, design & development services for a wide variety of sustainable project types – from small cabins to custom homes, custom estates, mixed-use commercial projects, land development projects, real estate developments and eco-communities.

**Contact John Halley for a free consultation:**  
**Web:** [CometStudios.com](http://CometStudios.com) | **Cell:** 505.231.1454 | **Email:** [comet@CometStudios.com](mailto:comet@CometStudios.com)  
**Studio:** 17 Plaza Nueva, Santa Fe, New Mexico 87507

## 2016 Las Campanas Stats: Sold, Pending & Listed

**Sold:** 35 Homes, DOM 213, 4 Lots, DOM 51

**Pending:** 9 Homes, 4 Lots

**Listed:** 86 Homes, avg \$1,095,000 92 Lots, avg \$115,000

# Las Campanas Report: Homes & Lots



There are currently **86 homes** for sale in Las Campanas.

- **34 Homes under \$1,000,000**
- **52 Homes over \$1,000,000**

There are currently **38 Lots** for sale in Las Campanas.

- **43 Lots under \$100,000**
- **49 Lots over \$100,000**

The total number of lots sold in Las Campanas doubled in 2014 compared to 2012 – from 22 to 47.

- Average Lot prices increased 30% during the same time period: from \$73,000 in 2012 to \$95,000 in 2014.
- Last year, 62 resale homes were sold in Las Campanas. So far this year, 54 have sold and another 11 are pending – total will be 65 -- and the year isn't over yet!
- 28 new homes are currently under construction in Las Campanas.
- Spec builders are investing once again in Las Campanas – and many are selling their homes before they completed!

### **To keep the momentum high in Las Campanas, the developer is offering these incentives on developer-owned Homesites:**

- On homesites over \$100,000: a full-equity golf or social membership at the Club at Las Campanas, which can be activated at closing, or taken as an option for up to 2-years while you build your dream home.
- On homesites under \$100,000: a \$5,000 credit at the La Fonda Hotel for rooms, food and beverage, gift shop, and/or any services offered by the hotel.

**Call me, Dianne, 505.603.9300, for a tour of Lots & Homes in Las Campanas.**

# MOBILITYRE

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## Free Santa Fe Real Estate Search Mobile App

### LOOKING FOR A HOME?

Search for information and **EVERY LISTING** from the convenience of your **MOBILE PHONE!**

Send a text with the message:

**E1659**  
to: **32323**

Search by address, price, square footage or by using your GPS. Tag your favorites to be viewed later on your phone or home computer!



The most technology advanced **free real estate search app** for your smartphone or tablet is available for free to you right here.

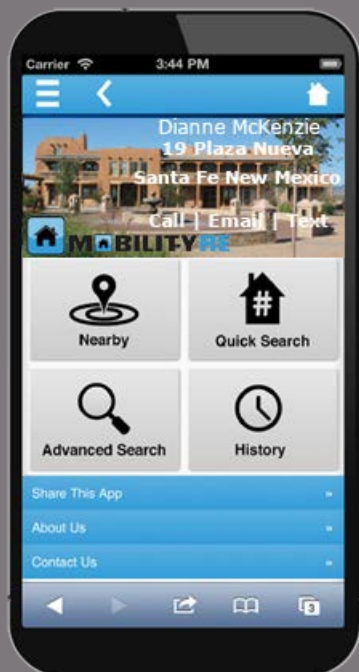
Over 4.1 billion text messages are sent each day in the U.S. alone. Apples App Store surpassed over 40 billion app installs with over 20 billion earlier this year\*\*. Googles Play Store has over 1.5 billion app installs every 30 days\*.

Consumers are adopting mobile technology at a rate faster than any technology in the history of the world.

Send a text  
with the message:

**E1659**

To: **32323**



**MOBILITYRE** is a cutting edge mobile and tablet technology firm started by real estate professionals and run by real estate professionals. The **MOBILITYRE** platform is unlike any other mobile platform in the market today – a mobile and tablet platform delivered as a service that helps buyers and sellers transform the way they utilize technology to buy or sell real estate.

# Kachina Mountain Lodge

## 5 Single Family Homes, 3 Townhomes

# Taos Ski Valley Report

## News From Kachina Mountain Realty

The Kachina Mountain Lodge project is now fully approved and entitled for development. This is the only available project of its kind in Taos Ski Valley. Eight premiere home sites are now available for sale and construction. Don't miss this rare opportunity to own a luxury wilderness home your family will treasure for generations! <http://KachinaMountainLodge.com>. Developer John Halley, call: 505.231.1454  
Represented by Kachina Mountain Realty, Dianne McKenzie, qualifying broker, call: 505.603.9300.



North Project Elevation (@ Entrance Driveway)



West Project Elevation (@ Hiker Trail)



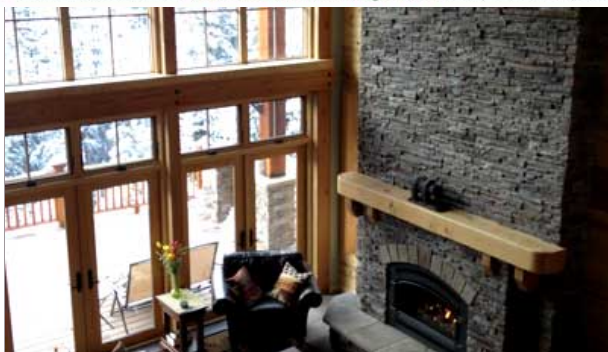
East Project Elevation (@ Open Space)



South Project Elevation (Facing Wetland Park)

Comet Studios Architectural rendering and design services © Kachina Mountain Lodge • Lot 6 Architectural rendering and design services N & E Exterior Elevations

Comet Studios Architectural rendering and design services © Kachina Mountain Lodge • Lot 6 Architectural rendering and design services S & W Exterior Elevations



# A E O W Y N's Dog Treats



## Banana Pumpkin Peanut Butter Treats

- 2 cups rice flour (you can use any flour)
- 1 cup rolled oats (uncooked)
- 1 cup flax seed meal
- ½ cup chia seeds
- 1 can, (15 oz) pumpkin (not pie filling)
- 1 banana
- ½ cup peanut butter (not salted)
- ¼ - ½ cup water

This recipe works well if rolled out as thin as possible.

\*Parchment paper for rolling out the dough, Pizza cutter, Ruler for cutting

### Method:

1. Preheat oven to 350° F.
2. Place the wet ingredients, mashed banana, pumpkin & peanut butter, in a bowl. Stir until thoroughly combined. Place the dry ingredients in a bowl & mix. Combine wet & dry ingredients. Add water as needed to combine the ingredients. Divide into 4 balls.
3. Roll out dough ball between parchment paper to 1/8" -1/16" thickness in rectangular shape to fit baking sheet. Discard top parchment paper. Transfer rectangular dough with the bottom parchment paper to baking sheet. Use pizza cutter to cut dough in parallel strips to create a checkerboard of 1" squares. Use a ruler to help cut straight lines.
4. Bake 30-45 minutes until no longer moist. Remove from oven and place upside down to remove parchment paper while hot.

*"The parchment paper makes the rolling easy, with no mess & cutting the crisps with the pizza cutter is super fast. You can keep them up to 1 week at room temperature in an airtight container or in the refrigerator for up to 4 weeks. You can also freeze them! I love these crisps because they are thin & I get to eat more. More is always better than less. After all, more is more!!!!" ~ Aeowyn*





# Free Reports

## Free Information Request Form

Please complete the box below and place check marks next to the free reports and information you'd like to receive.

### Send us your request:

Dianne McKenzie, Call: **505-603-9300**  
17 Plaza Nueva – on Aldea Plaza Santa Fe, NM 87507  
Email: [Dianne@RealEstatePropertiesSantaFe.com](mailto:Dianne@RealEstatePropertiesSantaFe.com)

Cecilie Bodman, Call: **505-250-1356**  
Email: [ABQGold@ymail.com](mailto:ABQGold@ymail.com)

# Free Reports

- Protect Your Home From Burglars
- Five Deadly Mistakes Home Sellers Make
- Making The Move Easy On The Kids
- How Sellers Price Their Homes
- How To Stop Wasting Money On Rent
- How To Sell Your House For The Most Money In The Shortest Possible Time
- The 10 Dumbest Mistakes Smart People Make When Buying Or Selling A Home

# Free Information

- Send me information about your free, no-obligation HomeFinder service.
- Send me the special computer report showing the features and sale prices of up to 15 of the most recent home sales near the following address:

\_\_\_\_\_, City: \_\_\_\_\_ or in  
the \_\_\_\_\_ area.

- Please let me know the listing price and features of the home at the following address:

\_\_\_\_\_, City \_\_\_\_\_.

- Please let me know the selling price of the home at the following address:

\_\_\_\_\_, City \_\_\_\_\_.

- Please call me to arrange a free, no-obligation market valuation on my house.

# Our Real Estate Team

As real estate consultants, we are 100% focused on consulting, marketing properties, negotiating, & overseeing the transactional details for our clients. We are committed to making the home buying / home selling experience the best it can possibly be. Our purpose is making sure our clients are so outrageously happy with the help we provide that they gladly introduce us to the people they care about, not because they feel obligated but because they truly believe they will benefit.



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Apricot Standard Poodle  
& Service Dog

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