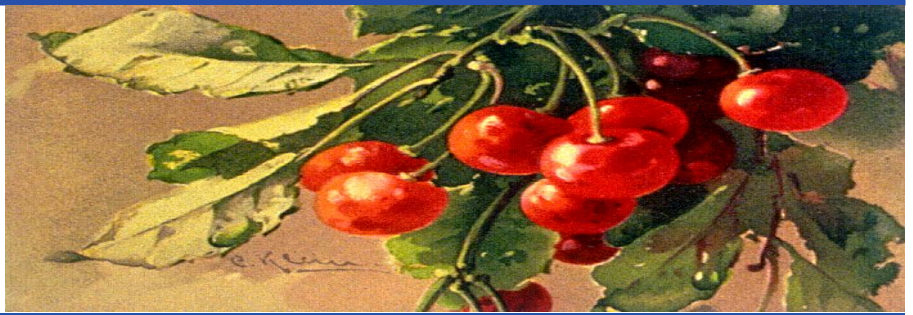


Coldwell Banker Door County Horizons

Summer Newsletter

Summer 2009
Volume 7, Issue 3



Office News



Coldwell Banker Door County Horizons has embarked on a new marketing effort for our clients. We have recently published our very own real estate guide exclusively for our Coldwell Banker Door County Horizons listings.

This marketing effort comes after lengthy discussions on how best to represent our listings to the public. In a market place that has experienced very strong changes in trends, our print advertising efforts have taken a back seat to our internet marketing. Statistics show that internet marketing is much more effective than print advertising but we all also agree that visitors to our community still look to local real estate magazines for an overview of what is available and pricing questions. We have designed our company guide to be user-friendly, categorized by area and to get Buyers in touch with an agent quickly if they have further questions. *Door County Real Estate* is available for pick up at a number of sites across the county, can be viewed on line at doorrealty.com, or give your Coldwell Banker Door County Horizons Agent a call today and they will be happy to send you a copy of our latest release...and of course, if you don't have an agent at our office yet, we will certainly be glad to introduce ourselves!

Real Estate News

Record low mortgage rates boosted pending home sales for the third consecutive month, with some benefit now from the first-time home buyer tax credit, according to the National Association of REALTORS®. Lawrence Yun, NAR Chief Economist, said buyers are responding to the very favorable market conditions. "Housing affordability conditions have been at historic highs, but now the \$8,000 first-time buyer tax credit is beginning to impact the market," he said. "Since first-time buyers must finalize their purchase by November 30 to get the credit, we expect greater activity in the months ahead, and that should spark more sales by repeat buyers."

NAR President Charles McMillan said there are numerous buyer assistance programs around the country. "Some states are offering bridge loans that allow first-time buyers to use the tax credit for down payment and closing costs, but there are many other local government and nonprofit programs available to buyers, depending on location," he said, "Just last week, HUD announced that qualifying buyers can use the tax credit for closing costs on FHA loans, to buy down the interest rate or make a larger down payment. Buyers who are wondering about their options should contact a Realtor, who can advise consumers on the housing assistance programs and resources available in a given area." It's a great time to buy Door County property!

Did you know...

Outdoor Rooms: - Turn your patio into an outdoor room - it's a great selling feature for your home. Check it out: <http://www.hgtv.com/designers-portfolio/outdoors/index.html>

Home Organization -- Need help with that clutter ??? Here are some ideas from HGTV that can break the clutter habit and make your home a showcase. <http://www.hgtv.com/organizing/index.html>

Featured Listings



232 S. 9th Avenue, Sturgeon Bay

Sailing into Summer Sale! Beautifully updated 1900's Victorian/Craftsman home. Three levels of gracious living space. Stunning perennial gardens, wood floors, fireplace, formal dining room, and master. \$350,000

1584 Delsart Road, Maplewood

Brand new, custom built 3 bedroom, 2 bath ranch home. Bright open concept living areas. Private master suite. Full basement with potential for family room, bedroom or bath. Picturesque country setting. \$194,000



6439 Barrick Road, Sturgeon Bay

Country living in the city! Over 3 acres of lovely property including large barn and 4 bedroom Cape Cod. Seasonal water view, gardens and trees. Adjacent to Wood Park. \$223,000

845 N. 5th Avenue, Sturgeon Bay

Freshly painted, well maintained home with many great updates. Updated kitchen and bath, new appliances, Pella windows, new furnace, roof & siding, and central air. Large yard. Ready for you to move in. \$94,900



South Grand Avenue, Forestville

Attractive, buildable residential lots in the Village of Forestville, priced right and ready to move. Four perfectly sized lots, one already with a well, and all with access to sewer. Starting at \$18,000

Wanted!



Do you have a favorite photo of Door or Kewaunee County that you would like to see on our website? Please contact us and we will post it and credit you. Your 15 minutes of fame is here!

4969 County C, Sturgeon Bay

Four bedroom raised ranch with four acres and 2,000 sq. ft. of living space, there is room to roam. Seasonal stream runs through the property. Beautiful deck affords outside enjoyment. \$177,000



1139 Duluth Avenue, Sturgeon Bay

Spacious Victorian with newer carpeting, bathrooms, foundation and furnace on one acre within the city. Residence with business opportunities, good traffic counts yet far enough from road for privacy. Priced to sell. \$139,900

4948 S. Cave Point Road, Sturgeon Bay

Whitefish Bay all-sand beach. Walk for miles in either direction or perfect for boat or PWC enthusiasts. Private setting on cul-de-sac, ample lake frontage, large lot. Cottage lovingly kept in good shape. Come see it! \$996,000



5419 Pine Tree Road, Sturgeon Bay

Spectacular sunsets over the water. Courtyard entrance with waterfall. Vaulted living room with stone fireplace. Master suite with fireplace (2 master suites) - every single detail is done just right. \$1,199,000



Coldwell Banker Door County Horizons

Front left: Sherri Reiderer, Rob Moxon, Barb Henkelmann Back left: Gretchen Porten, Laddie Chapman, Jeanne Kennedy, Jim Adams, Linda Adams, Erika Nelson.
Not pictured: Doris Bodenner



920-743-8881 www.doorrealty.com 1-800-743-4419

931 Green Bay Road, Sturgeon Bay, WI 54235



Door & Kewaunee County News

It's a beautiful summer day in Door and Kewaunee Counties with record breaking warm temperatures following a wet spring so both counties are lush and green and the flowers are beautiful and proficient. We continue to work with first time home buyers who want to take advantage of the Economic Stimulus before it expires Nov. 30, 2009. This is also the perfect time of year for second home and retirement home shopping in Northeastern Wisconsin. Our toll free number is:

1-800-743-4419 so be sure to call and leave your address for a free Home Buyer Guide or one of our free First Time Homebuyer Kits. Talk to one of our experienced **Coldwell Banker Door County Horizons** Agents about how you, too, can live & work here all year long instead of just a few weekends a year.

We are happy to report real estate transactions in our office continue to be up in 2009 over the previous year. We consider that a significant achievement for both Buyers and Sellers in today's economy. Located at the "gateway" to the Door peninsula, stop in at our office at **931 Green Bay Road**, one block from the Door County Chamber of Commerce, and our agents will be happy to talk with you about buying or selling a property in Door or Kewaunee Counties. Appointments are appreciated but are not necessary as there is always a **Coldwell Banker Door County Horizons** Agent ready to assist with your real estate needs.

Coming Events

- July 8-12 Door County Folk Festival
- July 9-12 DC Sea Kayak Symposium
- July 11 Jefferson Street Festival, Sturgeon Bay
- July 11 Belgian Days, Brussels
- July 18-19 Door County Triathlon
- July 18 Sevastopol Sesquicentennial events
- July 25 Southern Door Fireman's Picnic
- Aug. 1-2 Classic & Wooden Boat Show & Fest
- Aug. 4-22 Peninsula Music Festival
- Aug. 5-9 Door County Fair
- Aug. 8-15 Countywide Festival of Arts
- Aug. 14-16 Threshere & Antique Machinery Show
- Aug. 15 Washington Island Fair & Parade
- Sept. 5 Labor Day Weekend Run
- Sept. 5 Marina Fest - Sister Bay
- Sept. 12 Annual Corn Fest

For more details on these and other activities call **1-800-743-4419**. Don't forget to add "house shopping" to the list of things to do when visiting here. Door and Kewaunee counties.

Museums & Theater



Miller Art Museum,

Door County Library, 107 S. Fourth Ave., Sturgeon Bay 743-6578. **"Wildlife Biennial XIV"** Wisconsin traditional and contemporary wildlife artists in painting and sculpture. Open 10 a.m.-8 p.m. Mon., 10 a.m.-5 p.m. Tues. through Sat. Free Admission

Door County Maritime Museum, 120 N. Madison Ave., Sturgeon Bay, 920-743-5958. Hours are 10-5 daily. Permanent exhibits, **To 01/2010 Freshwater Fury: The Amazing Tale of the Greatest Storm ever recorded on the Great Lakes.** John Purves tug tours 10:30 a.m. to 3:30 p.m. **Free Outdoor concerts 7 p.m. Sundays. Bring a blanket or lawn chair.** Admission is \$7 for adults and \$4 for children.

Door County Historical Museum, 18 N. 4th Ave., Sturgeon Bay 920-743-5809 Open 10 a.m.-4:30 p.m. daily from May 1 through Oct. 31. **Pioneer Fire Station, 1920 fire truck, Displays of county's first industries, ethnic groups and early tourism. Wildlife exhibit of native species. 70th anniversary season. "Dairy Day,"** live calves on display outdoors, dairy snacks June 27. Admission is free.

Popelka Trenchard Glass 64 S. Second Av; 920-743-7287 Hot glass studio and contemporary art gallery. Glass blowing demonstrations. 10 -5 p.m. Mon-Sat. 11 a.m.-4 p.m. Sundays

Third Avenue Playhouse 239 N. 3rd Ave., Sturgeon Bay, 920-743-1760.

5/15-7/13 For Kids By Kids Summer Theater Camp

7/10 -7/12 Night of the Living Beauty Pageant

7/25 Adam Mackintosh & Friends - a night of musical magic

8/1 Door County Bluegrass Camp Concert

8/22 Hagen Family Summer Concert

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www.doorrealty.com

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Fresh Fruit Daiquiri

Fresh fruit and rum combined bring an Island mood to a cold winter day, and are also perfect all summer long.

Ice cream - vanilla or fruit-flavored

White rum

Fresh strawberries, peaches, raspberries or blueberries

Sprigs of fresh mint (*garnish*)

The proportions are flexible.

The rum is optional.

Whip in a blender until smooth and serve over ice.

Garnish with fruit and a sprig of mint.

Volunteer Opportunities

Volunteer Center of Door Co. Chris Henkel, PO Box 441, Sturgeon Bay, 54235 920.746.7704

American Folklore Theatre. 920.854.6117 or gen@folkloretheatre.com Need people to take tickets, sell concessions, parking, etc.

Isadoora Theatre Co. 920.493.3667 or Email info@isadoora.com to help with acting, building props, costumes, etc. www.isadoora.com

Help of Door Co. Volunteer Interest Form http://www.helpofdoorcounty.org/new_page_4.htm and help with Art Fair, grant writing, etc.

Local School Links



Southern Door

<http://www.southerndoor.k12.wi.us/>

Sturgeon Bay

<http://www.sturbay.k12.wi.us/>

Sevastopol

<http://www.sevastopolschooldistrict.org/>

Gibraltar

<http://www.gibraltar.k12.wi.us/>

Washington Island

<http://www.island.k12.wi.us/>

Coldwell Banker Door County Horizons
931 Green Bay Road Sturgeon Bay, WI 54235
Phone: (920) 743-8881 or 800-743-4419
Fax: (920) 743-8883



Coldwell Banker Door County Horizons
4086 Highway 42 Fish Creek, WI 54212
Phone: (920) 868-2373 or (800) 968-2373
Fax: (920) 868-3961

How can we help?

Please forward this to us at the address above or email cbdch2@coldwellbanker.com

Please have an agent contact me!

- | | |
|---|---|
| <input type="checkbox"/> I am interested in selling my Door or Kewaunee County Property | <input type="checkbox"/> I am interested in buying Door or Kewaunee County Property |
| <input type="checkbox"/> Send me a Coldwell Banker Door County Horizons Buyer Guide | <input type="checkbox"/> I have a photo I would like to see featured on your website. |

Name _____

Address _____

Phone _____

email _____