

## 10 Tips for Kids Swimming Pool safety

- ▶ Never leave children unattended, not even if they can swim, not even for a few moments.
- ▶ Use a buddy system and maintain eye contact.
- ▶ Keep pool area locked and secure when not in use.
- ▶ Swim only in supervised and approved areas
- ▶ Keep rescue equipment near the pool.
- ▶ Enroll children in swim lessons.
- ▶ Enforce water safety rules. Especially no running, pushing or dunking.
- ▶ Take all toys out of the pool when not in use so that children will not be tempted to go in after them.
- ▶ Learn CPR and other water rescue techniques.
- ▶ Never falsely claim to need help in the water.



### HEAT PET SAFETY!

www.DVMmultimedia.com DVMmultimedia

<p><b>SHADE &amp; WATER</b> Protect your pets from the sun's rays and keep them hydrated.</p>	<p><b>NO CARS</b> Never leave a pet in the car, not even with the window cracked.</p>	<p><b>HEAT STROKE</b> Excessive panting, discolored gums, and mobility problems are signs. Seek veterinary attention immediately!</p>
<p><b>NO ASPHALT</b> If it's too hot for bare feet, it's too hot for bare paws.</p>	<p><b>LIMIT EXERCISE</b> Don't let playful pets over exert themselves in the heat.</p>	

Call the **TOMLINSON GROUP** today to get your home **SOLD!**

We were fortunate to have Eric Tomlinson as our agent when we bought our home a year ago. We were new to the area and he was a wealth of information from neighborhoods to commuting options to school districts which helped the already stressful process. He was very punctual and we truly felt he had our best interests in mind. We ended up with a hidden gem and love our home. Mahalo nui loa Eric!

*~Cie Ohana (family)*



2011, 2012, 2013, 2014,  
2015, 2016, 2017, 2018



Presort Standard  
US Postage  
PAID  
Print & Mail Guy



Real Estate Professionals

**Serina: 951.805.1115 / Eric: 951.970.6727 / Jan: 553.9865**  
44025 Margarita Road Ste. 100 / Temecula CA 92592



# JULY INVENTORY



## TOMLINSON GROUP

Real Estate Professionals



### 31766 Paseo Peonia, Murrieta

Stunning detached 2 story condo home in desirable "Paseos at Crown Valley!"

**1601 SqFt 3 Bed/2.5 Bath**

Classy tile floors, neutral carpet & custom painted! Upstairs laundry w/sink!

Cooks kitchen with granite countertops! Attached 2 car garage with storage!

**LISTING PRICE: \$334,000**



### 437 Newport Ave., Long Beach

Excellent Opportunity! Close to Long Beach State University!

**Unit 1-1800 SqFt 3 Bd/2 Ba., Fireplace & 2 Car Detached Garage**

**Unit 2-1100 SqFt 2Bd/1Ba., 1 Car Gar.**

**Unit 3-1395 SqFt 2 Bd/1.5 Ba., 1 Car Gar.**

**Unit 4-1395 SqFt 2 Bd/1.5 Ba., 1 Car Gar.**

**LISTING PRICE: \$1,699,000**



### 26114 Brandywine Dr., Sun City

So much attention to detail in this precious single story home!

**1328 SqFt 2 Bed/1.5 Bed**

Boasting a spacious open floor plan, with an attached lanai/sunroom! Big lot with

alumawood patio cover and fruit trees that is completely fenced in!

**LISTING PRICE \$249,999**



### 29805 E. Lake Ct., Menifee

So much attention to detail in this spacious home in a wonderful cul de sac!

**2,549 SqFt. 4 Bed/2 Bath**

Real wood floors, cool tile, neutral carpet, classy ceiling fans, cozy fireplace and central heat and air! Large 2 car garage with extra space!

**LISTING PRICE: 409,900**



### 34890 Cameron Lane., Wildomar

Super clean Manufactured home on one acre of fenced, flat, usable land!

**1440 SqFt 2 Bed/2 Bath**

New carpet & interior paint. Storage area off enclosed patio at front door!

Newly painted 2 car detached garage. Gated entry to property!

**LISTING PRICE: \$240,000**



### 19580 Avenida Castilla., Murrieta

Stunning executive custom built home in the highly sought after "La Cresta" community.

**4,044 SqFt. 4 Bed/6 Bath**

All Flat usable 5.3 acers of land, with a huge barn! Beautiful cooks kitchen with built in wine room with cooler and all stainless steel appliances! 4 car garage and 50 paid solar panels!

**LISTING PRICE: \$1,225,000**



### 23909 Button Bush Ct., Murrieta

Forever views in private backyard from the California Oaks community!

**2373 sqft 4 Bed/2.5 Bath**

Rich wood flooring including stairs and landing with neutral carpet! Kitchen has Granite countertops with stainless and black appliances!

**LISTING PRICE: \$459,900**



### 38596 Avenida Bonita., Murrieta

Stunning Upscale, Gated Executive Custom View Estate Home in La Cresta!

**5649 SqFt 5 Bed/4 Bath**

Cooks Kitchen with Granite, View Garden Window, Built-In Subzero Fridge!

10 Ft In-Ground Salt Water Pebble Tech Pool! 6 Solar Panels Paid In Full!

**LISTING PRICE: \$1,395,000**



### 7436 Rainbow Heights Rd., Fallbrook

Stunning, Private, Gated Estate on 120 Gorgeous Acres!

**12000 SqFt 6 Bed/5.5 Bath**

2 Custom Master Bedrooms, Casita w/1 Bedroom & Kitchen, Inground Pool! Custom Kitchen with Granite, Stainless Steel Appliances & Built-In Fridge!

**CLOSED PRICE: \$1,400,000**

## Homes Sold in Temecula Within the Last 30 Days

Information obtained from the MLS. Rancon may or may not have participated in the sale of these homes.

Address	List Price	Bd/Ba	Sqft	DOM	Address	List Price	Bd/Ba	Sqft	DOM
Escolacata Dr.	\$425,000	3/2	1444	8	Loma Linda Rd.	\$400,000	3/2.5	1294	0
Corte Alamar	\$445,000	3/2	1664	4	Muirfield Dr.	\$406,000	3/2	1368	3
Anselmo Wy.	\$475,000	4/2.5	2489	7	Messina St.	\$415,000	3/2.5	1790	9
Corte Rialto	\$525,000	3/2.5	2391	6	Calle Redondela	\$421,000	3/2.5	1826	5
Leigh Ln.	\$539,000	5/3	2763	0	Santa Cecilia Dr.	\$425,000	3/2	1469	9
Andrews Wy.	\$365,000	3/2	1329	0	Ko River Ct.	\$427,500	3/2.5	1404	9
Comotilo Ct.	\$370,000	3/2	1002	3	Diego Dr.	\$430,000	4/2	1827	4
Golden Rod Rd.	\$390,000	3/2	1651	6	Buckeye Rd.	\$500,000	4/2.5	2564	8
Cupeno Ln.	\$394,000	3/2.5	1289	5	Nantucket Rd.	\$539,900	4/3	2806	7
Cervin Cr.	\$395,000	4/2	1234	4	Monte Ct.	\$589,900	5/3	2852	0
Barberry Ct.	\$400,000	3/2.5	1834	5	Mumm St.	\$679,000	4/4	3229	2



**Serina Tomlinson**

serinamyrealtor@gmail.com  
951.805.1115 LIC# 01152416

**Eric Tomlinson**

ericTmyrealtor@gmail.com  
951.970.6727 LIC# 01428634

**Jan Tomlinson**

janTmyrealtor@gmail.com  
951.553.9865 LIC# 01249315

