

Ideas for *Dad* on his Special Day

GO ON A PICNIC

Think about some of dad’s favorite foods. How can you take them outside? Can you cook them on the grill? Have the kids find a blanket in dad’s favorite color and choose some themed cups and plates that he would love.

GO FOR A HIKE

A fun family hike is a great way to get outside with dad! Make some homemade binoculars from cardboard tubes and grab a journal to take field notes of what you spot while out.

GO FLY A KITE

If you are under a certain age, it’s most likely you have never experienced the joy of flying a kite for the first time. And if you are over a certain age, you will feel like a kid again.

GO TO A LOCAL SPORTING EVENT

Find a baseball game and treat dad to some stadium snacks.

HIT THE DRIVING RANGE

Dads love to teach their kids how to do just about anything. Give them the opportunity to show your little ones how to swing a club and enjoy the fresh air.

GO FOR A FAMILY BIKE RIDE

Go for a ride in a local park or one of the many community trails in the Temecula Valley and Southern California

"I cannot recommend Serina and Tomlinson Group Real Estate highly enough, they deserve all the stars in the sky! My family had some pretty specific needs and we assumed the best we could hope for was a house that was "fine". Serina worked MAGIC and found our dream home. She gently guid-ed us with support and wisdom, she gave perspective but never ever pushed, and she listened and responded with incredible patience. She is such a lovely human that I am certain one of the reasons we got the winning bid was the listing agent’s response to her. Each connection she made for us has made our job easier. I felt so safe and taken care of and our whole family got what we were looking for. You shouldn’t ever feel that you have to settle for a home, don’t settle for any other realtor. Go with Serina. Start at the top."

– KIM RHODES

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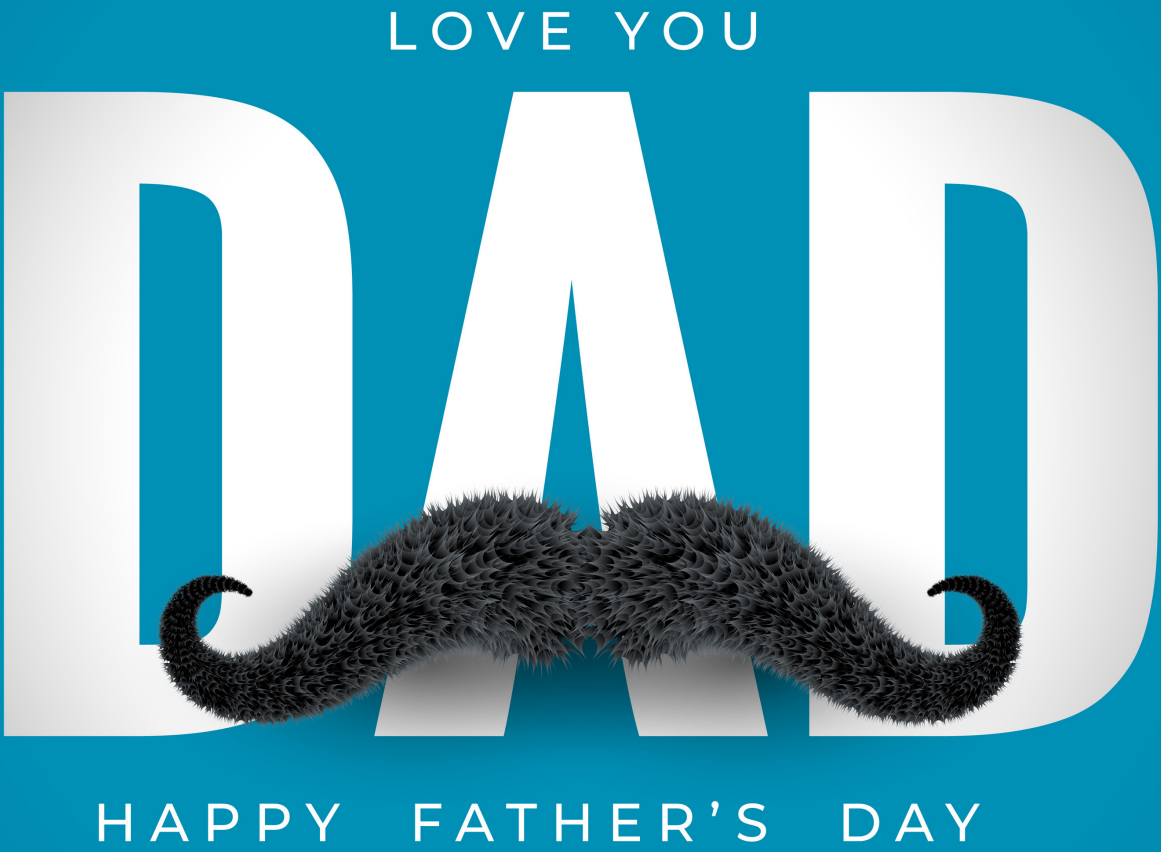


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44025 MARGARITA ROAD #100 TEMECULA CA 92592



June Featured Properties

MOVE IN READY



29129 CRESTLINE DR, MENIFEE

3 BD | 2 BTH | 1,272 sq ft
Listed at \$499,900

Gorgeous single story on all flat usable lot. Two car garage. Beautiful shade tree in the front yard. Ceiling fans throughout. Cozy stacked stone gas fireplace. Vaulted ceilings. Wood laminate flooring. Stainless steel oven/range/microwave. Neutral paint throughout. Spacious master bedroom. Guest bath updated with tub/shower combo. Indoor laundry. Three citrus trees in the backyard. No neighbors behind you. No HOA, low taxes.

REMODELED



17412 CANTLAY ST, LAKE BALBOA

3 BD | 1.75 BTH | 1,303 sq ft
Listed at \$849,900

Gorgeous, completely remodeled home in Lake Balboa area of the San Fernando Valley. Home includes wood laminate flooring, ceiling fans and neutral colors. Newer windows, rain gutters, kitchen cabinets and countertops. Large backyard and a one car garage.

IN ESCROW



30849 COTTONTAIL LN, MURRIETA

4 BD | 2 BTH | 2,617 sq ft
Listed at \$719,900

Beautiful, single-story in the Spencer's Crossing community. Cool tile and chestnut cabinetry, granite countertops, center island. Berber carpet, cozy gas fireplace with 10 ft. Ceilings and custom paint throughout. Pool size backyard with Alumawood patio cover. No neighbors behind you. Gas fire pit and a gazebo that covers an above ground spa.

CLOSED



33568 ROSEWOOD CIR, TEMECULA

3 BD | 2 BTH | 1,454 sq ft
Closed at \$640,000

SOLD FOR \$30,100 OVER ASKING!!!

Gorgeous One-Story ranch style home located in the highly sought after "South Temecula" Redhawk area.. Cool ceiling fans and cozy gas fireplace with log. Cook's kitchen complete with granite countertops, stainless steel appliances and white cabinets. Neat backyard with wood patio cover and newer vinyl fencing.

CLOSED



882 OLLIE WAY, HEMET

2 BD | 1.75 BTH | 1,063 sq ft
Closed at \$350,000

SOLD FOR \$50,100 OVER ASKING!!!

Super cute and move-in ready. Single story, perfect for a small family. Water wise front landscape on a 5227 SQ. FT lot. Cozy log fireplace in family room. Charming cook's kitchen with oak cabinets. Pool size backyard with covered patio. Low taxes and no HOA! Close to schools, shopping, golf course and medical.

CLOSED



43895 CALA SANDOR, TEMECULA

4 BD | 2.5 BTH | 3,262 sq ft
Closed at \$909,000

SOLD FOR \$9,000 OVER ASKING!!!

Gorgeous cul-de-sac location in the Paseo Del Sol community. Spacious open floorplan. 4 large, oversized bedrooms. Master bedroom suite is downstairs! Large loft. Cook's kitchen with stainless steel appliances and flashy granite. 2 central heat and air units. Stunning backyard with pool/spa, gazebo, and built-in barbeque. 3 car garage. Lots of built-in storage.

CLOSED



25023 AVENIDA SOMBRA, MURRIETA

3 BD | 2 BTH | 1,640 sq ft
Closed at \$651,500

SOLD FOR \$51,600 OVER ASKING!!!

Move in Ready! Eat in kitchen has granite countertops & stainless-steel appliances and an island. Fireplace in great room. Wood laminate and tile flooring. Fully landscaped backyard with Alumawood patio cover. Low Taxes and no HOA!!!

CLOSED



25248 MEADOW WALK ST #2, MURRIETA

2 BD | 2 BTH | 1,072 sq ft
Closed at \$451,000

SOLD FOR \$31,100 OVER ASKING!!!

MOVE IN READY!!! Condo in the Meadowlane gated community. All upstairs living. Cook's kitchen. Plantation shutters throughout. Master has ensuite bath with double sinks, tub & shower combo with custom tile. Walk in closet in master. Balcony off master bedroom and great room. One car attached garage with laundry below unit.

CLOSED



1032 LA SOLANA DR, FALLBROOK

3 BD | 2 BTH | 1,323 sq ft
Closed at \$690,000

SOLD FOR \$40,100 OVER ASKING!!!

Precious one-story cul-de-sac ranch style home. Newer windows throughout. Rich upscale laminate flooring and neutral carpet. Cook's kitchen with flashy granite countertops, stainless steel appliances & upscale cabinetry. Large flat usable pool size backyard.

HOMES SOLD IN MURRIETA WITHIN THE LAST 30 DAYS HOMES SOLD IN TEMECULA WITHIN THE LAST 30 DAYS

#	ADDRESS	SOLD PRICE	BR / BA	SQFT	DOM	#	ADDRESS	SOLD PRICE	BR / BA	SQFT	DOM
1	24018 Troyes Ln.	\$625,000	4/2	1,783	0	1	Corte Almeria	\$580,000	3/2	1133	0
2	Tube Rose St.	\$799,000	4/3	2,952	0	2	Caminito Osuna	\$719,000	4/2	2350	0
3	Kentfield Dr.	\$749,000	4/3.5	2825	1	3	Jumi Circle	\$725,000	4/3	2888	1
4	Cayente Ct.	\$649,000	4/2.75	2447	1	4	Verbena Way	\$949,000	5/3.5	3130	1
5	Mountain Pride Dr.	\$529,900	3/2	1277	2	5	Iron Bark Ct.	\$587,000	3/2	1524	2
6	Trumpet Vine Ln.	\$829,000	4/2.5	2811	2	6	Calle Aragon	\$449,000	3/2	1197	2
7	Via Montalvo	\$694,900	5/3	2318	3	7	Brookhaven Ct.	\$948,000	3/2	2563	3
8	Star Jasmine Pl.	\$793,000	5/3.5	3794	4	8	Borealis Dr.	\$685,000	4/2.5	1975	4
9	Mountain Pride Dr.	\$579,999	3/2.5	1646	4	9	Monte Dr.	\$750,000	3/2.5	2386	5
10	Corte Descanso	\$635,000	4/2.5	2086	4	10	Shale Cir.	\$915,000	4/3	3086	6
11	Kilkare Cir.	\$579,990	3/2.5	1541	5	11	Oak Park	\$779,000	4/2.5	2101	7