



Caspersen Brothers
 & Associates
 REAL ESTATE

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COMPASS
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LEARN MORE ABOUT US AT WWW.CASPERSENBROTHERS.COM

Featured Listings by The Caspersen Brothers

Seems like you'd want the best marketer, negotiator and project manager when it comes to such an important asset like your home. We have the influence and ability to get exceptional results. If or when the time comes, we'd love to be of service.



ACTIVE



ACTIVE



1624 N COAST HWY 101 #52

1 BED | 1 BATH | 550 SQ. FT. | LISTED FOR \$274,000
101TINYHOME.COM



1386 NIGHTSHADE ROAD

4 BEDS | 3 BATHS | 2,867 SQ. FT. | LISTED FOR \$1,139,000
1386NIGHTSHADE.COM

RECENT SUCCESS BY THE CASPERSEN BROTHERS



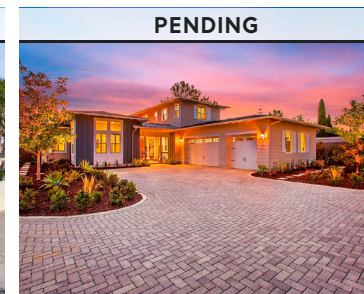
PENDING

1722 MACKINNON AVENUE
 LISTED FOR \$1,299,000



PENDING

1909 FREDA LANE
 LISTED FOR \$1,299,000



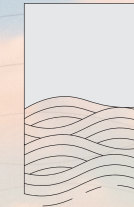
PENDING

964 URANIA AVENUE
 LISTED FOR \$2,295,000



SOLD

270 SHARP PLACE
 SOLD FOR \$1,101,270



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ENCINITAS RANCH

Real Estate Market Report | May 2020

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TheCaspersenBrothers CaspersenBrothers

What You Can Do to Get Your House Ready to Sell

Believe it or not, there are lots of things you can do to prep your house for a sale without even going to the store.

Your real estate plans don't have to be completely on hold even while we've hit the pause button on other parts of daily life.

Tackling small projects are easy and necessary wins if you're thinking of listing your house and making a move.

Clean Beyond the Basics	Organize Your Space	Freshen Up Your Walls
 Beyond disinfecting all of your high-touch surfaces, it's a great time to buckle down on the tasks you usually avoid doing. <ul style="list-style-type: none"> • Clean your vents and baseboards • Empty and wipe down your bathroom cabinets and drawers 	 There's no shortage of home organization projects that can yield big results, and the options below won't require a trip to the store. <ul style="list-style-type: none"> • Clean out and organize your closets • Tidy up your entryway and clean your door mats 	 Walls may not be the first thing you think of when it comes to home projects, but a few updates can make a big difference. <ul style="list-style-type: none"> • Touch up your interior wall paint • Swap out any personalized photos and frames
Evaluate Your Lighting	Dig Into Your Kitchen	Tidy Up Your Yard
 Lighting is one of the most important elements in design, and our homes can go from stark and unwelcoming to cozy and warm just by swapping out a few bulbs. <ul style="list-style-type: none"> • Replace your light bulbs • Clean your lamps and shades • Wash your curtains and blinds 	 Beyond the regular duties of washing dishes or cleaning out the fridge, the tasks below will help your kitchen look and function better. <ul style="list-style-type: none"> • Clean out and organize your pantry • Wipe down and declutter your cabinets 	 Whether you have a small outdoor balcony or a sprawling yard, here are a few places to start. <ul style="list-style-type: none"> • Sweep your patio and deck • Clean and prep your planters • Scrub your outdoor furniture



ENCINITAS RANCH

Real Estate Market Report

Encinitas Ranch Homes Currently Active

STATUS	STREET NAME	BEDS	BATHS	EST. SQUARE FEET*	LIST PRICE	LIST DATE
Active	Ranch Road	3	3	2,100	\$1,290,000	04/16/20
Active	Cascadia Lane	5	5	4,300	\$1,699,000	04/13/20
Active	Lynwood Drive	5	6	5,400	\$1,799,000	04/20/20
Active	Ravean Court	5	5	5,000	\$1,874,988	02/18/20

Encinitas Ranch Homes Currently Pending

STATUS	STREET NAME	BEDS	BATHS	EST. SQUARE FEET*	LIST PRICE	LIST DATE
Pending	Hampton Court	4	3	2,600	\$1,115,000	03/19/20
Pending	Lynwood Drive	5	6	4,900	\$1,748,000	04/30/20

Encinitas Ranch Homes Sold In The Past 6 Months

STATUS	ADDRESS	BEDS	BATHS	EST. SQUARE FEET	SOLD PRICE	SOLD DATE
Sold	1193 Alexandra Lane	3	3	2,578	\$1,230,000	04/14/20
Sold	620 Shasta Drive	5	5	4,543	\$1,825,000	04/14/20
Sold	572 Lynwood Drive	5	6	5,388	\$2,100,000	04/09/20
Sold	1111 Alexandra Lane	3	3	2,186	\$1,099,000	04/02/20
Sold	1355 Ravean Court	4	3	3,125	\$2,140,000	03/30/20
Sold	1465 Spyglass Court	5	5	4,294	\$1,725,000	03/25/20
Sold	1142 Hampton Court	5	3	2,385	\$1,100,000	03/09/20
Sold	1335 Ravean Court	4	5	5,401	\$2,050,000	01/09/20
Sold	615 Shasta Drive	4	5	3,536	\$1,487,000	11/25/19
Sold	533 Verbena Court	6	5	3,911	\$1,425,000	11/21/19
Sold	680 Cypress Hills Drive	4	4	3,176	\$1,288,875	11/13/19
Sold	725 Lynwood Drive	4	5	4,318	\$1,650,000	11/08/19
Sold	561 Samuel Court	4	5	3,416	\$1,400,000	11/07/19

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