



# Encino Woods News

**Jodie Francisco**  
Your "Eye" On Real Estate  
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Call today for your  
free market analysis



Tip of  
the  
month...  
in these  
hot summer  
months,  
it is best  
to water  
your  
plants  
early in  
the  
morning!

## Has The Bubble Burst?

Channel 4 news recently interviewed me regarding the real estate market in southern California. The market has definitely changed since the beginning of the year, as we are seeing more inventory on the market and interest rates are continuing to trend upwards.

What does this mean for you? Well if you are a buyer, it's good news, as there is more to choose from, and prices seem to be stabilizing. If you are thinking about selling, prices are still holding, and we've seen double digit appreciation over the last 2 years. Whether you are thinking of buying or selling, call me today, and let me help you make your next move!

## Hot Properties

### New Listings

4918 Libbit 3+2	\$865,000
5139 Collett 4+3.5	\$1,800,000

### Just Sold/Pending

4925 Edgerton 4+2.75	\$1,180,000 Sold
16525 Otsego 4+3.5	\$925,000 Pending
5149 Valjean 3+2.75	\$775,000 Sold

If your home is currently listed this is not intended as a solicitation.  
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