

ROBERT E. NEMISH & ASSOCIATES

Real News



December 2012

Warmest Holiday Wishes!

It is that wonderful time of the year when we reflect on the great experiences we've enjoyed in the past 12 months, and say thank you to so many of you who chose to do business with us.

With the ongoing support of our friends, neighbours and clients, we have had a very successful year. Your support has permitted us to do business almost entirely on a referral basis. We thank you most sincerely for your help!

On the personal front, 2012 brought many joyful occasions. My wife and I were very fortunate to cruise in Southeast Asia, beginning in Bangkok and ending in Beijing. What an eye opener that was! As many of you know, the highlight of our year has been the birth of our beautiful granddaughter, Stella, on June 8th. This has created a joy for us that is impossible to express in a few words. Wendy and I also had the opportunity to holiday with family and friends at our cottage in Ontario, which is always a superb time. A warm thank you goes out to a great group who helped me make the most of celebrating a significant birthday on August 3rd—OMG am I really that old??

Not all of our personal life has been rosy, as my wife, Wendy, continues to overcome a significant health issue. However, we remain confident that she will return to full health soon as she is receiving the best of professional, empathetic, and timely care.

This Christmas and New Year's holiday, we hope you will have the joy of getting together with your friends and family to reflect on the many blessings in your life. We certainly look forward to doing exactly that.

We wish you and your family a very happy, healthy and safe holiday season and the very best of everything in the new year.

Yours truly,

Robert Nemish
Your Real Estate Consultant—**For Life!**



Welcome to our new clients who joined our "Real Estate Family".

Amy & David Zinnemann
(Referral)

Lauren & Andrew Vincent
(Realtor Referral)

Silvia Skolik
(New Client)

A referral is sending someone you care about to someone you trust. Thank you for trusting us with your referrals.

WATCHING THE MARKET — Nov 2012

Victoria Real Estate Board statistics are available at http://www.vreb.org/mls_statistics/index.html



	Number of Sales	Six Month Rolling Price		% Change Year to Year
		November 2012	November 2011	
Single Family	184	\$596,197	\$607,221	-1.82%
Condominiums	98	\$308,399	\$321,391	-4.04%
Townhomes	29	\$414,651	\$422,721	-1.91%

Homes In Need of New Owners



1205-751 Fairfield Road

This bright one bedroom + den corner suite in the Astoria offers the best in downtown living. All materials are top quality including bamboo laminate flooring, wall to wall Berber carpets from Jordans and ceramic tile in the bathroom. The rooms are pleasantly painted in modern, pastel colours. The appliances are stainless steel, high end units and include a smooth-top electric stove, full-size refrigerator, quiet dishwasher and stacking washer/dryer (white porcelain). You will appreciate the views to Clover Point, Haro Strait and beyond. This unit includes secure underground parking, water, hot water, storage locker, garbage/recycling, exercise room and a rentable games room for private parties. Rentals and pets are permitted. Call now!



GIGGLE TIME



\$399,900



“Exceeding Expectations” With

- Trust
- Integrity
- Knowledge
- Service



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