



The Real Estate Resource

Newsletter For Our **Raving Fan** Customers

MARCH 2024



IT'S TIME TO SPRING FORWARD FOR DAYLIGHT SAVING

Are you ready for longer, brighter days? Well you are in luck Sunday, March 10th at 2:00 a.m. local time when we'll spring forward an hour for daylight saving time!

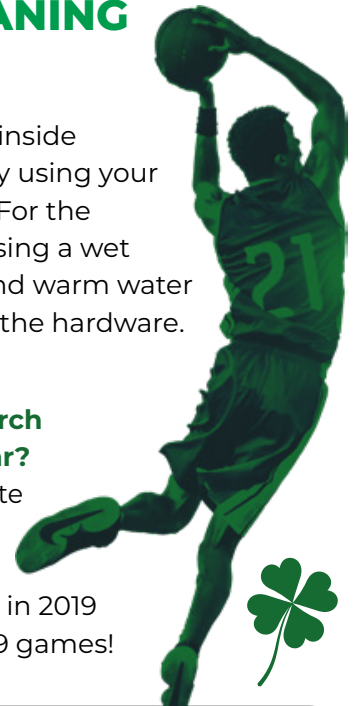
Did you know? The Sunshine Protection Act, a measure that would make daylight saving time permanent, was first introduced in 2018. It was unanimously adopted by the U.S. Senate in 2022, however, it did not pass in the U.S. House of Representatives so was not signed into law. It was reintroduced in 2023 with no further action.

MAKE YOUR CLEANING A SLAM DUNK

Cleaning nooks and crannies inside cabinets can be easily done by using your vacuum's brush attachment. For the exterior of your cabinets try using a wet cloth with Murphy Oil Soap and warm water to wipe the area surrounding the hardware.

Can you pick the perfect March tournament bracket this year?

Go to: play.ncaa.com and create yours today. *The longest an NCAA bracket has ever stayed perfect?* An Ohio man in 2019 correctly predicted the first 49 games!



Hello! As spring prepares to go full bloom, the anticipation of warmer days and a new season is giving many of us cabin fever. I'm out and about in the community, so if you need any recommendations while doing a home project or repair, I would be happy to give you some local contacts. If you're thinking about upsizing, downsizing or rightsizing, I'm available for you, your friends and family. Give me a call!

Your Local Real Estate Agent,

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CONNECT ONLINE OR GIVE A REVIEW!

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CHOOSE TO MAKE A DIFFERENCE TODAY!

AIR-FRYER CHICKEN TENDERS



VIEW CHICKEN TENDER RECIPE ONLINE

[tasteofhome.com/article/air-fryer-chicken-tenders-recipe](https://www.tasteofhome.com/article/air-fryer-chicken-tenders-recipe)

INGREDIENTS

- 1 pound chicken tenderloins
- 3/4 teaspoon salt
- 1/4 teaspoon pepper
- 1/2 cup panko bread crumbs
- 1/2 cup seasoned bread crumbs
- 1/2 teaspoon garlic powder
- 1/2 teaspoon paprika
- 2 large eggs, room temperature

DIRECTIONS

STEP 1: PREPARE THE AIR FRYER

Set the air fryer to 400°F and allow it to preheat as you prepare the chicken.

STEP 2: PREPARE THE CHICKEN

Sprinkle chicken with salt and pepper. Set up three bowls. In the 1st bowl, combine the bread crumbs, garlic powder and paprika. In the 2nd bowl, whisk the eggs really well until completely blended. Leave the 3rd bowl empty. Dip chicken tenders into the egg wash, shake it off and place into bowl with bread crumbs. Toss additional breadcrumbs from the bowl on top of the tender, and then lightly press them onto the chicken. Place the chicken in the empty dish at the end and repeat.

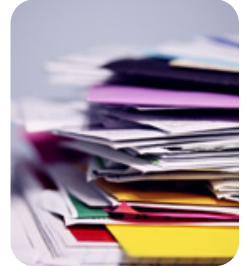
STEP 3: FRY THE CHICKEN

Place chicken on a greased tray in the air-fryer. Spray top of chicken with cooking spray. Cook 7 to 8 minutes before flipping the tenders over and repeating on the other side. Cook until golden brown and no pinkness left in the chicken.

DECLUTTERING AND CLEANING YOUR HOME CAN CHANGE YOUR LIFE

With the spring season just around the corner, now could be a great time to get rid of unnecessary items in your house and do some **spring cleaning**. The [Cleaning Institute](#) says, "The top three rooms prioritized when spring cleaning are the kitchens, bedrooms, and bathrooms." These are great starting points that can provide focus and build motivation to tackle other rooms in your home.

In addition to cleaning, there are great **mental benefits** to decluttering your living areas. Our mental space frequently follows suit and organically cleans up as we organize our physical surroundings. [Psychology Today](#) suggests the following to assist you in enjoying the advantages of **decluttering** your home:



Owning less leads to a happier and more meaningful life.
*Resist the sudden urge to buy something new.
Reconsider buying keepsakes and instead gift experiences.
Reassess your belongings and get rid of things that are no longer useful or bring you joy.*

Feel lighter and less stressed by letting go of clutter. Connect more deeply with yourself and others as a result of feeling more present in the moment. Make it a goal this spring to declutter and revive your home.

DAD
JOKE



Q: Did you hear about the deaf shepherd?

A: He gathered his flock and heard!

TIPS FOR STAYING ON BUDGET WITH INFLATION AND RISING PRICES

Home Energy Audit: You might want to have an energy audit done on your home. This audit will assist in locating energy leaks that may be brought on by air escaping via windows and doors. Your home may become more energy-efficient by addressing these energy-wasters.

Grocery Planning: To avoid inadvertently buying duplicate things, make a list of everything you currently have in your cupboard and refrigerator before you go grocery shopping. Plan your meals for the next week before you visit the shop to ensure you have the items you need and avoid making numerous trips. To optimize your budget arrange your meals around things that are on sale and remember to look for coupons. Happy shopping!



IS IT TIME FOR A CHANGE IN YOUR HOME THIS YEAR?

We're excited to offer Renovation Loans through our Conventional and VA programs. This will provide another avenue, along with a Second Mortgage, Cash-out Refinance, or Home Equity Line to provide cash for a home renovation. Kitchen and bathrooms are the top projects for the best return on investment (ROI).

On average, a kitchen reno will give you a 54% ROI or even more depending on your area. A bathroom remodel ROI is around 70% on average. Zillow data shows a successful bathroom renovation can deliver a \$1.71 value increase on every \$1 you spend.

Source:homesandgardens.com



Reno Loans *are Back!*

Highlights

- Minimum Credit Score 680.
- All improvements must be fixed to the property and add value.
- Initial draw at closing can be up to 50% of the cost of the repairs.
- Bid must be from an approved contractor.
- Up to 95% of the lower of the as completed appraised value or sum of purchase price plus rehab costs.
- Purchase or Refinance.



RENOVATION PROJECTS THAT ADD VALUE IN 2024

Bathroom

Kitchen

Finished Basement

New Flooring

Interior Paint

Outdoor Living Space

Call to learn more and discuss your options with our Reno Loan program.



MEET MY TRUSTED MORTGAGE PARTNER

Michael Skerbetz

Mortgage Specialist

Call or Text: 412-997-9396

Email: mskerb@CallEquity.net

NMLS #135972

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On your phone to download my mortgage calculator app!



FL MLDB5937, PA Equity Resources, Inc. By refinancing an existing loan, total finance charges may be higher over life of loan. Certain restrictions apply, call for details. Corporate NMLS 1579.

NEED CASH FOR HOME IMPROVEMENTS OR A VACATION? CALL TODAY!

MARCH CELEBRATIONS

March 08	National Proofreading Day
March 09	National Dishwasher Day
March 10	Check Your Batteries Day
March 11	National Dream Day
March 12	National Plant a Flower Day
March 13	Fill Our Staplers Day
March 14	Bake a Pie in Solidarity Day
March 15	National "Shoe" The World Day
March 16	Freedom of Information Day
March 17	St. Patrick's Day
March 18	Act Happy Day
March 19	Spring Equinox
March 20	International Day of Happiness
March 21	National Fragrance Day
March 22	National Goof Off Day
March 23	National Puppy Day
March 24	National Cocktail Day
March 25	National Medal of Honor Day
March 26	Good Hair Day
March 27	American Red Cross Giving Day
March 28	World Piano Day
March 29	Good Friday
March 30	National Pencil Day
March 31	Easter

STEAM-CLEAN MICROWAVE

A great house cleaning hack for your kitchen that is easy and simple is to steam-clean your microwave.

Items you will need:

- Bowl (Microwave-Safe)
- 2 Tbsp White Vinegar or Lemon
- Washcloths or Sponge



In the microwave, place a dish of white vinegar or lemon juice and cook for about two minutes, or until the liquid reaches a boiling point. The steam will help soften any material caught in the microwave. With only a quick wipe with a sponge or washcloth, you can clean the appliance and leave it smelling fresh and lemony.

Suggested Cleaning Time:

The wattage will vary per microwave, and time to boil. Examine the label located inside the door.

- 1,200 watts = 1-1/2 min.
- 1,000 watts = 2 min.
- 800 watts = 2-1/2 min.
- 700 watts = 3 min.
- 600 watts = 4 min.

“Hard choices, easy life. Easy choices, hard life” - Jerzy Gregorek

RAVING FAN TESTIMONIALS



RESPONSIVE AND HELPFUL

Was absolutely fantastic to work with. Super responsive, helpful, and a lovely personality. Helped us purchase our dream home and made the process easy and transparent. Exceeded my expectations, and I would definitely recommend!

WORKED HARD FOR US

Was very friendly, resourceful, and reduced the stress of purchasing our new home. Handled all the little details, was available promptly when needed, and worked hard for us to close the deal. We were extremely pleased with the professionalism and knowledge provided throughout the whole experience.

We ♥ Referrals!