



[Info@LouisBradica.com](mailto:Info@LouisBradica.com)

*Your Real Estate Consultants for Life!*

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## Community Events in Durham

### Oshawa Generals vs Erie Otters

When: Jan. 13, 2019 6:00pm to 8:45pm  
 Where: Tribute Communities Centre  
 99 Athol St. E., Oshawa

### P.A. Day Family Movie

When: Jan. 18, 2019 10:00am to 12:00pm  
 Where: George Ashe Library  
 470 Kingston Rd., Pickering

### Winterlicious

When: Jan. 25 - Feb. 7, 2019  
 Where: Various restaurants City wide  
 Toronto

### Oshawa West Lions Club Valentine's Dance

When: Feb. 2, 2019 8:00pm to 1:00am  
 Where: Moose Lodge,  
 731 Wilson Rd. S., Oshawa

### The Princess Ball in support of CF

When: Feb. 3, 2019 11:00am to 2:00pm  
 Where: Ajax Convention Centre  
 550 Beck Cres., Ajax

If you have an event you would like published in this newsletter, email the details to us at [info@LouisBradica.com](mailto:info@LouisBradica.com)

Enter  
 To Win



This month's draw is for \$100 prepaid Visa Gift Card  
 Draw will take place February 4<sup>th</sup>!

For a chance to win email your name and number to [info@LouisBradica.com](mailto:info@LouisBradica.com)

Not intended to solicit those already under contract

## Easy ways to refresh your home for 2019

If you're setting your list of New Year's Resolutions for 2019, why not make adding a little T.L.C to your home a priority? While a full-blown renovation can be costly and time-consuming, there are few easy things that can be done that can go a long way in upgrading your space. Sophia Reay, principal interior designer at LemonTree + Co. Interiors, shares what upgrades to make, colours to add and pieces to invest in to take your space to the next level. Just a few simple tips and tricks to refresh your home for 2019.

1. Declutter and edit: Don't wait until spring to purge items you no longer use. "January is a great month to edit our decor and tackle the clutter that may have accumulated over the past year," shares Reay. "Clear the canvas, so to speak. Sometimes taking away from a space is all the freshening up it needs." By eliminating the items that you no longer love, you create room for ones that you do.



2. Touch up paint: A fresh coat of paint can make a world of difference in a room, especially on the trim. "We tend to overlook areas in our own homes such as baseboard and casing," says Reay. And while you might not want to spend your precious vacation days painting, the holidays are a great time to tackle this type of chore. If you're stumped on what colour to choose, Reay's favourite is Snow White by Benjamin Moore.

3. Bring in some life: "Plants, cut branches or a bowl of collected stones adds comfort and warmth to a space," shares Reay. "The organic shapes of nature add a touch of authenticity to a space." Not only are these natural elements appealing to the eye, certain houseplants, like rubber plants, palm trees and Boston ferns, can help improve the air quality in your home.



4. Embrace wabi-sabi: "Handmade, one-of-a-kind items are far more interesting than mass-produced pieces," says Reay. "One or two unique items have a much greater impact than a shelf full of common ones." Hit up a craft market, scope Instagram for local artisans or check out the makers on Etsy for pieces that will surely make a statement in your space.

Source: [www.canadianliving.com](http://www.canadianliving.com)

## Featured Listings



Detached  
 Oshawa \$420,000



Detached  
 Oshawa \$629,000

For more information or to book your private showing on these and many more listings, Contact me!  
 905.723.5944

## Market Watch

January 4, 2019 -- Toronto Real Estate Board President Garry Bhaura announced that Greater Toronto Area REALTORS® reported a total of 77,426 residential transactions through TREB's MLS® System in 2018. This result represented a 16.1% decline compared to 92,263 sales reported in 2017. Total new listings entered into TREB's MLS® System were down by 12.7% over the same period to 155,823.

The overall average selling price for 2018 transactions, at \$787,300, was down by 4.3% year-over-year for all home types combined across the TREB market area.

Home prices were up very slightly in the City of Toronto and down in the surrounding GTA regions. This dichotomy reflects the fact that the condominium apartment segment, which accounted for a large proportion of sales in the City of Toronto, performed better from a pricing perspective than the detached market segment. The average price for condominium apartment sales across the TREB market area was up by 7.8% year-over-year.

For full Market Report, visit [www.LouisBradica.com](http://www.LouisBradica.com)

## Summary of Home Transactions in Durham Region

	New Listings	Active Listings	Avg. Sold Price	Avg. Days on Market
Durham Region	543	1,289	98%	34
Ajax	78	142	98%	31
Brock	18	64	97%	77
Clarington	79	233	97%	38
Oshawa	186	357	98%	29
Pickering	77	160	98%	32
Scugog	21	65	95%	56
Uxbridge	10	75	97%	56
Whitby	74	193	98%	29



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## Featured Recipe >>> Five Minute Fudge

### 5 Ingredient Quinoa Stuffed Peppers

#### Ingredients:

- ◆ 6 medium bell peppers (any color), tops cut off and cores removed
- ◆ 1 can of black beans
- ◆ 3 cups cooked quinoa
- ◆ 2 cups (8 ounces) freshly-shredded Pepper Jack cheese
- ◆ 1 cup good-quality salsa (I used a salsa verde with corn)
- ◆ optional toppings: chopped fresh cilantro, diced avocado, extra cheese



#### Directions:

- ◆ Preheat oven to 350 degrees F. Arrange the peppers in a 9 x 13-inch baking dish so that the cavity side is facing up.
- ◆ In a large mixing bowl, stir together the black beans, cooked quinoa, 1 1/2 cups shredded cheese and salsa until combined. Spoon the mixture evenly into the cavities of the six bell peppers.
- ◆ Sprinkle the tops with the remaining 1/2 cup shredded cheese.
- ◆ Bake uncovered for about 25-30 minutes, or until the peppers are cooked and soft and the cheese is all melted. Serve immediately, topped with optional toppings if desired.



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