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A Phyllis Minik,  
Remax Country  
Properties Publicatio

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### You May be Surprised Your Home May Be Marketed as a Vacation Home!

I have found many people who want to put their home on the market aren't considering marketing it as a vacation home. They don't think people would consider it a vacation home. Last year I sold several vacation homes representing buyers and listed below are some homes I sold:

Small water view home with beach access built in the '50's on a small lot priced around \$230,000

Large southern colonial with a water view and deeded beach access built in the 50's on a large lot priced around \$400,000.

Large waterfront home built a few years ago with deep enough water for a sailboat on a large lot priced over \$1,000,000

**Concerned about the value of your home? Get FREE neighborhood updates to see homes sold, on the market and under contract in your area. Just visit [www.SMDvacation.com](http://www.SMDvacation.com)!**

As you can see there is a wide range of prices and types of homes vacation buyers look for. Each person has their own interests and desires so your home may appeal to a potential vacation buyer even if it just has beach access without a view.

All content can be found at [www.WesternShoreBlog.com](http://www.WesternShoreBlog.com) and was written by Phyllis Minik.



### Fishing This Year is Great!

Several friends have caught Rockfish over 40 lbs. My neighbor said his friend caught their limit a few weeks ago and all were big one around 40 lbs and it happened in less than an hour. Crabbing is also good this year. When I went to Chesapeake Bounty down the road they were talking about how many crabs were available this year compared to last. Chesapeake Bounty is a great place in St Leonard to buy crabs.

**Thinking of Selling? Get a Free Home Audit and See the Worth of your Home at [www.smdvacation.com](http://www.smdvacation.com)**

### Woodburns in Solomons is a Great Gourmet Food Market.

Woodburns is about 60 years old. They just updated the store to include Gluten free products. I like this because last year I found out I am allergic to wheat. It is so nice to be able to go to a local store to get items instead of ordering online. If something is not there all's I do is ask Joe who is in charge of the inventory there to order it for me.

My other favorites when I could eat wheat are the breads in the bakery and they also have great sandwiches. They have the best meat in the area. I like getting rib roast there since I usually cook for only 2 and they sell all sizes there. You will also be able to find local fish including rockfish which is my favorite.

Woodburns is located at Patuxent Plaza, Solomons.

## Up Coming Events in Southern Maryland

**September 5-6 10:30am**

Park Rock Fest 2009 Chancellors Run Regional Park

**September 27 12pm**

Riverfest Historic St. Mary's City

**October 11 12pm**

Apple Festival Lorretto Hall, Chaptico

**October 11, 16, and 17 7pm**

Ghosts of Sotterley Tour Sotterley Plantation

**November 7 6:30pm**

Hoedown at the Fairgrounds St. Mary's County  
Fairgrounds

**November 13 5:30pm**

Legends and Lore Tour Sotterley Plantation

**December 5 6pm**

Holiday Candlelight Tours Sotterley Plantation

**December 12 2pm**

Santa and Mrs. Claus on the Square Town Square

**Phyllis Minik, Remax Country  
Properties  
1544 Elm Rd  
St Leonard, MD 20685**

## Statistics on Vacation Home Sales for June and July

June						
Type	Water Access		Water View		Water Front	
	Calvert	St. Marys	Calvert	St. Marys	Calvert	St. Marys
<b>Sold Total</b>	2	0	1	2	5	5
<b>Avg. Price</b>	173	---	325	210	409	328
<b>Price Range</b>	156- 190	---	325	135- 285	---	---
July						
Type	Water Access		Water View		Water Front	
	Calvert	St. Marys	Calvert	St. Marys	Calvert	St. Marys
<b>Sold Total</b>	3	0	12	3	5	11
<b>Avg. Price</b>	211	---	358	198	682	508
<b>Price Range</b>	170- 257	---	280- 500	171- 215	200- 1350	250-925

**Don't forget to tell your friends and family to subscribe to the  
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\*If your home is listed by a Realtor this is not a solicitation to sell your home.