

Arcadia LIFE

LIVE, WORK, PLAY THE ARCADIA LIFE



HOLIDAY EVENTS FOR ALL TO ENJOY!

Check out these holiday activities around the valley

ZOOLIGHTS AT THE PHOENIX ZOO

5:30-10:30 pm nightly until Jan.19th

Every year, the Phoenix Zoo transforms by night into a series of colorful light displays which takes over 14 weeks to install! Perfect for friends and family, swing on by the Phoenix Zoo this holiday season to catch the United States' largest nonprofit zoo in a new light.

ARCADIA CHRISTMAS HOUSE

Nightly in Dec. | 4415 E. Calle Tuberia, Phoenix, AZ 85018

Ready to get your holly and jolly fix right here in the neighborhood? Look no further. Stop by the iconic Arcadia Christmas House any night in December to view this winter wonderland, featuring over 250,000 glistening lights. Oh, and there's hot cocoa too. Be sure to leave a donation to say thanks!

LAS NOCHES DE LAS LUMINARIAS | DESERT BOTANICAL GARDENS

5:30-9:30 pm, Dec. 6-8, 13-15, 17-23, 26-31

Stroll through the charming Botanical Gardens after sunset down paths lined with over 8,000 glowing luminaria bags. Cherish the cool desert air and ambiance with friends and family!

SCOTTSDAZZLE

Nov. 30 - Jan. 1 | www.scottsdazzle.com

The 4th annual Scottsdazzle festival is in full swing for the entirety of December! Experience the tree lighting, free concerts, art boutiques, a fashion show, and so much more! Check out their website for the full calendar of events.

CITYSKATE ICE RINK

Dec. 1 - Jan. 6 | 1 Washington St. #300, Phoenix, AZ 85004

Want to get a little more active this holiday season? Skate, glide, and coast in downtown Phoenix at the annual CitySkate Ice Rink. The ice rink also encircles a giant Christmas tree which is perfect for a family picture. Experience outdoor ice skating in the desert!

HAPPY HOLIDAYS FROM MY FAMILY TO YOURS!

The month of December has always been special to me. Maybe because my twin boys were born just two days after Christmas. Maybe because I'm a Christmas junkie and I had my decorations up before Thanksgiving. But more than likely it's because it's a month of hot cocoa, family time, giving thanks for our blessings, and taking time to slow down and re-energize for the next year.

As a realtor, the month of December is busier than you would think. With holiday parties, preparing homes to list in January, and helping buyers get moved into their new homes before the holidays, I'm ready to take some time off and reconnect with those who are near and dear.

I hope this holiday you're able to slow down, spend time with those you love, and enjoy the spirit of the season!

Happy Holidays!

Debbie



Photo by Scott Faust Studios

THE BROKERY

DEBBIE J. PONTIKAS
Associate Broker, MBA

JOIN THE ARCADIA LIFE MAILING LIST!

Don't miss out on new restaurants, fun activities, and neighborhood updates. Visit www.arcadialifeaz.com or email info@arcadialifeaz.com to stay in the know!

Living IN ARCADIA

NEIGHBORHOOD STATISTICS (LAST 90 DAYS*)



featured listing

5818 N 45TH STREET | OFF MARKET LISTING

CALL FOR
PRIVATE
SHOWING

ARCADIA PROPER

NUMBER OF SALES	47	↓
AVERAGE PRICE	\$1,415,369	↓
DAYS ON MARKET	115	↓

90 DAY
TREND



ARCADIA LITE

NUMBER OF SALES	36	↓
AVERAGE PRICE	\$824,304	↑
DAYS ON MARKET	86	↓

90 DAY
TREND



UPPER ARCADIA/CAMELBACK

NUMBER OF SALES	49	↓
AVERAGE PRICE	\$1,838,592	↓
DAYS ON MARKET	152	↑

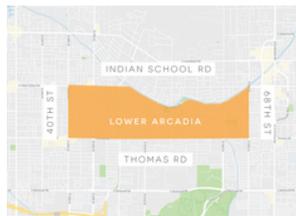
90 DAY
TREND



LOWER ARCADIA

NUMBER OF SALES	64	↓
AVERAGE PRICE	\$651,991	↑
DAYS ON MARKET	103	↑

90 DAY
TREND



BILTMORE

NUMBER OF SALES	21	↑
AVERAGE PRICE	\$958,452	↑
DAYS ON MARKET	112	↑

90 DAY
TREND



3136 N 41st Pl. | COMING SOON
3B/3B | 2,018 sqft | 15,568 sqft lot



4233 E Desert Cove Ave | UNDER CONTRACT
4B/3B | 17,000+ sqft lot



4236 N 27th St. #20 | COMING SOON
4B.3.5B | Model End Unit Townhome

WHAT IS YOUR HOME WORTH?

visit
www.arcadiahomevalues.com

*Data pulled from MLS (Multiple Listing Service) from 08/14/19 - 11/14/19. Only listings classified as single-family detached were included. All numbers are deemed reliable, but not guaranteed.



playing

IN ARCADIA

THINGS TO DO, EAT, AND EXPERIENCE



health check!

TIPS TO AVOID THE FLU

BY RANDLE HOUSE, PHARM.D.



This year's flu season is in full swing. Here are a few things you can do to avoid getting the flu.

1. Get your flu shot

Flu vaccines are recommended for anyone over the age of 6 months.

2. Maintain good health habits

- Avoid close contact with people who are sick.
- Regularly wash your hands with soap and warm water.
- Avoid touching your eyes, nose, or mouth until after washing your hands to ensure they are germ free.
- Cover your mouth and nose with a tissue when sneezing or coughing.
- Clean and disinfect surfaces regularly that may come in contact with someone who is sick.

3. Boost your immune system

- Exercise regularly.
- Ensure 7-9 hours of sleep each night to recharge your body.
- Eat plenty of fruits and vegetables.
- Vitamin D supplements play a vital role in your body's immune system.

Contact us today to get your flu shot or to learn about more ways to stay healthy this flu season.

CHOOSING WINES FOR THE HOLIDAYS!

BY JOEL LATONDRESS, OWNER OF ARCADIA PREMIUM

5618 E. Thomas Road, #100 | www.arcadiapremium.com  [arcadiapremium](https://www.instagram.com/arcadiapremium)

U.S. wine consumption may be down overall thanks to increased competition from craft beer, cocktails, and even hard seltzer, but as a local wine merchant, we find wine purchases increase in November/December for two reasons: host gifts and holiday meals. Here are my tips for buying wine for each occasion.



HOST GIFTS

Know your audience - have they posted a picture on Facebook or Instagram about a wine they recently enjoyed? What did they order when you dined with them last? Take note of these things. Don't overspend - even if your hosts enjoy expensive bottles, you can find some less expensive, stunning wines they might not have considered buying. Wine is about exploration and finding some gems they haven't yet tried themselves.

HOLIDAY MEALS

Choose a wine to balance the food. Holiday foods can be rich, full of fat, and heavy with sauces, so opt for wines that are higher acid and complement the flavors. Dark meat and herbed gravy? Pinot Noir. Squash with brown butter or green bean casserole? Unoaked chardonnay or Champagne.

THE OCCASION COMES FIRST,
THE WINE COMES SECOND!

The occasion comes first, the wine comes second. Don't open that special bottle you've been saving unless you can really focus on the wine. Opening a special bottle can be upstaged by a bunch of things; if that special wine is competing for attention, consider sharing it another time.

Your local wine merchant can be a trusted resource to help you make good choices! The more you know about your host and the food, the more detailed our suggestions can be. For more questions, contact Joel or the team at Arcadia Premium, 602.464.9000

HAVE AN ARCADIA BUSINESS YOU WANT TO SHARE?

Email us at info@arcadialifeaz.com to be considered for a future issue!

Metier Pharmacy Co.

602.899.6960

4214 E Indian School Rd #103

info@metierpharmacy.com

 [metierpharmacy](https://www.instagram.com/metierpharmacy)



ASK A PRO...

HOMEOWNERS INSURANCE TIPS

3 STEPS TO INSURE YOUR VALUABLE ITEMS

Kim Brown | Insurance Consultant
The Arizona Group

Do you have valuable items like watches, art, and jewelry? Or are you planning on giving a valuable gift to your spouse this holiday season? Make sure you take the necessary steps to protect your assets!

- 1 Inventory** | Inventory your valuable items and keep bill of sales or current appraisals.
- 2 Add to Insurance** | Build your valuable items on your homeowners policy by adding a blanket coverage for all of the property or putting them on a separate policy called either an Inland Marine or Personal Articles Floater.
- 3 Schedule** | All homeowners policies cover valued items, but the limits could be lower than the value and subject to your deductible. By scheduling your items you can put an agreed value on them.

For more homeowners insurance questions, contact Kim at:
kimberly.brown@arizonagroup.com or (480) 998-4014.



RECEIVE A COMPLIMENTARY INSURANCE
ASSESSMENT BY MENTIONING ARCADIA LIFE!



HOME HEALTH...

TIPS FOR KEEPING A "HEALTHY" HOME

LOW-COST WAYS TO SAVE ENERGY THIS WINTER

Provided by Checklist Inspections

Some energy-saving projects take several years to pay back the cost of doing them. Here are a few ways to save energy this winter that will deliver more savings than their cost in just one heating season.

- 1 Turn Down Your Thermostat** | For every degree that you lower your thermostat over the winter, you can reduce your energy bill by about 3-5%.
- 2 Install a Programmable Thermostat** | Without having to lift a finger, you'll be saving energy by having your house temperature drop down when you don't need it.
- 3 Install a Water Heater Blanket** | Water heating is typically 25% of the average home's energy bill. So if you can reduce the heat loss from your water heater, this can mean nice savings.

For more cost saving ideas, email me at debbie@thesuitsaz.com.

THINKING OF BUYING OR
SELLING A HOME?

Let's chat! 480-335-8604

Edited with care by Katrina Oko-Odoi, Contentworm.com



Homeowner's For The Holidays

The holiday season is a time for friends and family. It is also a time for special gifts that range in value. Remember to speak with your insurance consultant about adding valuables to your homeowner's policy.

THE ARIZONA GROUP
SMART INSURANCE SOLUTIONS START HERE

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THE BROKERY

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