



A Monthly Newsletter for the Fiesta Gardens Homes Association, San Mateo, CA  
PO Box 5288, San Mateo CA 94402

[www.FiestaGardensHoa.com](http://www.FiestaGardensHoa.com)  
[editor@fiestagardenshoa.com](mailto:editor@fiestagardenshoa.com)

## President's Message

By Steve Strauss

Happy 2020!

As we move closer and closer to breaking ground on the new Cabana, we find it necessary to ask again that everyone pays their \$2,400 one-time assessment to cover the cost of the new facility.

THANK YOU to all that have paid in full and to those making payments. However, we have quite a few of you that we have not heard from, nor received a payment, or made a payment arrangement. As the work begins, we are going to need to continue to make progress payments, and while we've collected quite a bit of the funds, as of now, we are still short of the \$1.3M total. Whether you agreed with the plan or not, you still need to pay.

This modernized facility is going to be there for EVERYONE in Fiesta Gardens to use and enjoy. It's only fair, regardless of your original (or continuing) thoughts about the project, that everyone pays their share. We're all-in – the Cabana WILL be built – no turning back now.

What we really DON'T want to have to do is supplement what we collect with other funds (i.e. reserves, loans, etc.), nor restrict access to the facilities. That's not what the reserves are there for, nor do we want to borrow any money to complete the project. That's why we had a vote and collectively came up with the payment options. It's just not right that your neighbor has met their commitment and you haven't.

I hate to have to ask for money. I know that it may be tough for some of us. That's why we're willing to work out payment plans – within reason – to help us pay for the Cabana. But we need everyone involved and everyone to pay. Trust me, I've heard every reason why some are not paying or, even worse, refuse to pay.

Please pay your share. It's only right.

See you at the next Board Meeting, Wednesday, February 5, at the Cabana

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Find past issues of the Bee, Financials, FGHA documents, announcements and more at the FGHA webpage  
[www.FiestaGardensHoa.com](http://www.FiestaGardensHoa.com)

### Events Center presentation at the next Board Meeting February 5, 7pm

Dana Stoehr (CEO of the Event Center) and San Mateo Supervisor Carole Groom will attend our meeting to outline plans for the Event Center. They are planning a major re-development of the Event Center, so PLEASE ATTEND to learn how this will impact us and have our voice heard!

## FGHA Board of Directors

President Steve Strauss	president@fiestagardenshoa.com
Vice President Mike Russell	vp@fiestagardenshoa.com
Civic Affairs Rich Neve	civic@fiestagardenshoa.com
Park Director Roland Bardony	parks@fiestagardenshoa.com
Pool Operations Steve Stanovcak	poolops@fiestagardenshoa.com
Pool Maintenance Steve Muller	poolmtc@fiestagardenshoa.com
Social Director Christina Saenz	social@fiestagardenshoa.com

## FGHA Staff

Treasurer Steve Gross	treasurer@fiestagardenshoa.com
Secretary Pam Miller	secretary@fiestagardenshoa.com
Bee Editor Eleni Hulman	editor@fiestagardenshoa.com
Webmaster Mariano Saenz	webmaster@fiestagardenshoa.com

## Civic Report

*By Richard Neve*

### SMUHA update – State Senate Candidates

At this month's SMUHA meeting three candidates running for our state senate seat (District 13) introduced themselves and answered questions to those present. There are 7 candidates in all: Shelly Masur, Josh Becker, Mike Brownrigg, Sally Lieber, Annie Oliva, Alex Glew, John Webster. Each are running to replace Jerry Hill who has termed out as our state senator.

Here is a brief run-down of these three candidates:

Shelley Masur (<https://www.shellymasur.com>). Running on policies of (1) Public Education, (2) Healthcare, (3) Housing and Transportation (4) Climate Change. She supports SB50. Currently, she is on the Redwood City city council and has a long history of serving on school boards.

Michael Brownrigg (<https://www.votebrownrigg.com>) Running on his "ACE" agenda: Affordability, Climate, Education. Does not support SB50. Supports the Prop 13 split role initiative. He is currently on the Burlingame city council, is an economics major and was a diplomat in the foreign service.

Josh Becker (<https://joshbecker2020.com/meet-josh/>) Running on Housing, Transportation, Climate, Healthcare. Does not support SB50. Supports the Prop 13 split role initiative. He founded the Full Circle Fund 18 years ago which helps fund non-profits that work in education, economic opportunity, health and the environment. He is also a member of Gov. Jerry Brown's California Workforce Development Board, and a member of the San Mateo County Childcare Partnership Council.

Please look up the candidates and get informed on their positions. There are some very important legislative initiatives coming through Sacramento and we need strong representation to make sure our interests are represented.

## 2020 ASSOCIATION DUES

Greetings Homeowners!

We are sending invoices for 2020 Dues of \$360.00 this month by email to those for whom we have an email address, and by mail for the rest of you.

Please contact [treasurer@fiestagardenshoa.com](mailto:treasurer@fiestagardenshoa.com) if you have not received your invoice by January 31.



The next Board meeting will be  
**Wednesday, February 5**  
7PM in the cabana.

## MONTHLY CALENDAR

### FIESTA GARDENS

February 5  
FGHA Board Meeting  
7 p.m., Pool Cabana

February 15  
Deadline to get articles and ads to Bee Editor.

### SAN MATEO

February 3, 18  
City Counsel Meeting  
Where: City Hall, 330 West 20th Avenue, Council Chambers  
When: 7:00 PM - 9:00 PM

February 5  
Park & Recreation Committee Meeting  
Where: San Mateo City Hall, Conference Room C  
When: 7:00 PM

February 12  
Sustainability & Infrastructure Commission Meeting  
Where: City Hall, 330 West 20th Avenue, Council Chambers  
When: 7:00 PM

San Mateo Library presents: *Musicians During the Holocaust*  
Four Films In February. Tuesdays at 6:00 PM in the Oak Room  
February 4: Bach in Auschwitz

The Auschwitz Orchestra of over 40 Jewish women escaped death because of their musical ability. All were deeply traumatized, and five decades later recall their experiences. Directed by Michael Daeron. (2000) 106 minutes. Not Rated.

February 11: *The Pianist*  
A gifted Polish-Jewish musician struggles to survive WWII in the Warsaw ghetto. During the early days of the Nazi occupation, he imagines himself above the danger. Later, he narrowly escapes deportation to a Nazi concentration camp and goes into hiding. (2002) Rated R. 150 minutes.

February 18: "Violins of Hope" with Avshi Weinstein  
Come watch the documentary film "Violins of Hope - Strings of the Holocaust" (56 minutes, 2016, Not Rated). Avshi Weinstein, son of Violins of Hope Founder Amnon Weinstein, will speak after the movie about his family's work restoring violins played in Auschwitz.

February 25: *Defiant Requiem*  
*Defiant Requiem* is a documentary film that tells the extraordinary, untold story of the brave acts of resistance by Jewish prisoners at Theresienstadt (Terezin) during World War II. 2012. Not Rated. 85 minutes.

## ARE YOU CONSIDERING A MOVE?

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# FGHA BOARD MEETING – December 4, 2019

*NOT APPROVED Minutes, Respectfully Submitted, Pam Miller, Secretary*

The FGHA Board Meeting was called to order by Steve Strauss, President, at 7:07PM. Board Members in attendance were: Steve Strauss - President, Rich Neve - Civics, Steve Muller - Pool Maintenance, Steve Stanovcak - Pool Operations, and Roland Bardony - Parks.

November Minutes: On a motion duly made and seconded and approved by all Board Members, the minutes of the November meeting were approved.

Financial /Steve Gross – Very quiet time of the year and we are right on plan. We collected another \$104,000 in assessments for a total of \$638,820 for our new cabana.

## BOARD REPORTS

### Civic/Rich Neve

- There will be no bike route through the Bermuda wall.
- Ed Barberini is San Mateo's new Police Chief.
- Amourence Lee is our new Council Member. She will serve through November 2020.

### Social Director/Christina Saenz

- Christmas light decorating contest will be judged on December 21<sup>st</sup>.

### Parks/Roland Bardony

- Sprinklers are turned off.
- There is some graffiti that will be taken care of.

### Pool Maintenance/Steve Muller

- Nothing to report.

### Pool Operations/Steve Stanovcak

- Nothing to report.

### Vice President/Mike Russell -Not in attendance

President/Steve Strauss – Steve thanked Valerie for the baked goods. We will be in need of one or more board members in 2020. If you are interested please contact one of the current members.

## NEW BUSINESS

- A suggestion was made to thank the City for the new track.
- Parks and Recreation is conducting a summer camp at Fiesta Gardens School this summer and has expressed interest in using our pool during that time.
- A suggestion made to change our meetings to Thursday night.

## OLD BUSINESS

### Cabana Renovation Update

Preliminary work is being done at this point and we are hoping to break ground in January.

## ADJOURNMENT/NEXT MEETING

Our next meeting will be January 8th 2020 at 7pm in the pool cabana. Meeting was adjourned at 7:53.

# FGHA BOARD MEETING – January 8, 2020

*Unapproved Minutes, Respectfully Submitted, Pam Miller, Secretary*

The FGHA Board Meeting was called to order by Steve Strauss, President, at 7:05PM. Board Members in attendance were: Steve Strauss - President, Steve Muller - Pool Maintenance, Roland Bardony - Parks.

December 4th Minutes There was not a quorum so minutes could not be approved.

Financial /Steve Gross – We have collected 687,200 so far for the cabana renovation.

## BOARD REPORTS

Civic/Rich Neve

Not in attendance

Social Director/Christina Saenz

Not in attendance

Parks/Roland Bardony

- Nothing to report

Pool Maintenance/Steve Muller

- Nothing to report the pool is great.

Pool Operations/Steve Stanovcak

Not in attendance

Vice President/Mike Russell

Not in attendance

President/Steve Strauss

- We need volunteers for board member positions that will be opening up.

NEW BUSINESS tabled till next month when we have quorum

- Meeting Move to Thursday Proposal

ADJOURNMENT/NEXT MEETING The next Meeting will be held on Wednesday, February 5th at 7pm in the pool cabana. Meeting was adjourned at 7:18pm.

**Fiesta Gardens Homes Association  
Annual Board Meeting Agenda  
Wednesday, February 5, 2020  
7:00 PM**

1. Call to Order
2. Reading and Approval of Minutes
3. Financial Report – Steve Gross
4. Board Reports:
  - i. Civic – Rich Neve
  - ii. Social – Christina Saenz
  - iii. Parks – Roland Bardony
  - iv. Pool Maintenance – Steve Muller
  - v. Pool Operations – Steve Stanovcak
  - vi. Vice President – Mike Russell
  - vii. President – Steve Strauss
5. New Business
  - i. Meeting Move to Thursday Proposal
6. Old Business
  - i. Cabana Renovation Update
7. Questions and Comments
8. Adjournment/Break into Executive Session if needed

**Fiesta Gardens Homes Association Inc.**  
**Income & Expense Statement**  
**Operating Fund**  
**December 2019**

Current Period			Description	Year To Date			2019 Budget
Actual	Budget	Variance		Actual	Budget	Variance	
<b>INCOME</b>							
		0.00	Regular Assessments	206,640.00	206,640.00	0.00	206,640.00
3.22	6.25	(3.03)	Interest Inc - Operating Fund	33.09	75.00	(41.91)	75.00
291.90	75.00	216.90	Interest Inc - Repl. Res. Fund	1,562.79	900.00	662.79	900.00
		0.00	Swim School	13,070.00	11,000.00	2,070.00	11,000.00
	633.33	(633.33)	Clubhouse Rental Inc	5,100.00	10,000.00	(4,900.00)	10,000.00
		0.00	Social Events	57.00		57.00	
	206.33	(206.33)	Late Charges	-8.00	2,500.00	(2,508.00)	2,500.00
	240.00	(240.00)	Guest Passes	1,149.87	1,200.00	(50.13)	1,200.00
60.00	100.00	(40.00)	Bee Ads	1,050.00	1,200.00	(150.00)	1,200.00
<b>\$ 355.12</b>	<b>\$ 1,462.92</b>	<b>-\$ 1,107.80</b>	<b>Total Income</b>	<b>\$ 228,654.75</b>	<b>\$ 233,515.00</b>	<b>-\$ 4,860.25</b>	<b>\$ 233,515.00</b>
<b>\$ 355.12</b>	<b>\$ 1,462.92</b>	<b>-\$ 1,107.80</b>	<b>Gross Profit</b>	<b>\$ 228,654.75</b>	<b>\$ 233,515.00</b>	<b>-\$ 4,860.25</b>	<b>\$ 233,515.00</b>
<b>EXPENSES</b>							
540.00	540.00	0.00	Landscape-Contract	6,480.00	6,480.00	0.00	6,480.00
	11,125.00	11,125.00	Lifeguards	50,861.80	44,500.00	(6,361.80)	44,500.00
425.00	425.00	0.00	Newsletter Editor	5,100.00	5,100.00	0.00	5,100.00
	1,087.50	1,087.50	Payroll Taxes	4,932.60	4,350.00	(582.60)	4,350.00
300.00	300.00	0.00	Secretary	3,600.00	3,600.00	0.00	3,600.00
1,000.00	1,000.00	0.00	Treasurer	12,000.00	12,000.00	0.00	12,000.00
		0.00	Payment Processing Fees	1,035.43	0.00	(1,035.43)	0.00
	250.00	250.00	Payroll Service	2,434.95	3,000.00	565.05	3,000.00
		0.00	Pest Control	268.68	500.00	231.32	500.00
657.60	1,408.33	750.73	Pool & Spa	16,808.95	16,900.00	91.05	16,900.00
767.36	308.33	(459.03)	Common Area - Maintenance	6,490.25	3,700.00	(2,790.25)	3,700.00
		0.00	Wristbands	281.45	500.00	218.54	500.00
	83.33	83.33	Tennis Court- Service & Repair	0.00	1,000.00	1,000.00	1,000.00
31.51	300.00	268.49	Gas	3,537.97	3,600.00	62.03	3,600.00
891.02	1,166.67	275.65	Electricity	12,861.62	14,000.00	1,138.38	14,000.00
178.00	100.00	(78.00)	Refuse	1,286.58	1,200.00	(86.58)	1,200.00
88.90	166.67	77.77	Telephone & Pager	549.88	2,000.00	1,450.12	2,000.00
206.24	1,000.00	793.76	Water	11,852.38	12,000.00	147.62	12,000.00
	0.00	0.00	Streets, Drives & Concrete	0.00	0.00	0.00	0.00
	83.33	83.33	Pools, Spas, & Lake Facilities	0.00	1,000.00	1,000.00	1,000.00
	416.67	416.67	Clubhouse Facilities	96.78	5,000.00	4,903.22	5,000.00
	100.00	100.00	Audit & Tax Preparation	0.00	1,200.00	1,200.00	1,200.00
229.00	308.99	(11.97)	Mailings, Postage & Copies	5,939.40	2,500.00	(3,439.40)	2,500.00
303.91	375.00	71.09	Newsletter Postage/ Printing	4,676.24	4,500.00	(176.24)	4,500.00
250.00	41.67	(208.33)	Meeting Expenses/Social Functi	1,996.92	500.00	(1,496.92)	500.00
	416.67	416.67	Collection Expenses	-336.00	5,000.00	5,336.00	5,000.00
1,164.25	1,125.00	(39.25)	Insurance Expenses	13,481.21	13,500.00	18.79	13,500.00
250.17	291.67	41.50	D & O Ins. Expenses	2,899.54	3,500.00	600.46	3,500.00
147.89	250.00	102.11	Insurance Exp - W/C	3,436.05	3,000.00	(436.05)	3,000.00
331.65	126.67	(204.98)	Office Supplies	2,257.97	1,520.00	(737.97)	1,520.00
	12.50	12.50	Postage	220.00	150.00	(70.00)	150.00

**Fiesta Gardens Homes Association Inc.**  
**Income & Expense Statement**  
**Operating Fund**  
**December 2019**

Current Period			Description	Year To Date			2019 Budget
Actual	Budget	Variance		Actual	Budget	Variance	
	8.33	8.33	Civic Expenses	169.29	100.00	(69.29)	100.00
	208.33	208.33	Web Site	381.20	2,500.00	2,118.80	2,500.00
	416.67	416.67	Professional Services	2,082.60	5,000.00	2,917.50	5,000.00
	83.33	83.33	Permits & License	826.00	1,000.00	175.00	1,000.00
	3,750.00	3,750.00	Taxes - Property	7,921.43	7,500.00	(421.43)	7,500.00
4,231.45		(4,231.45)	Inc Taxes- Operating Fund	4,231.45	250.00	(3,981.45)	250.00
<b>\$ 11,984.95</b>	<b>\$ 27,175.00</b>	<b>\$ 15,190.05</b>	<b>Total Expenses</b>	<b>\$ 190,661.33</b>	<b>\$ 192,150.00</b>	<b>\$ 1,488.67</b>	<b>\$ 192,150.00</b>
<b>-\$ 11,629.83</b>	<b>-\$ 25,712.08</b>	<b>\$ 14,082.25</b>	<b>Net Income</b>	<b>\$ 37,993.42</b>	<b>\$ 41,365.00</b>	<b>-\$ 3,371.58</b>	<b>\$ 41,365.00</b>

**Fiesta Gardens Homes Association Inc.**  
**Income & Expense Statement**  
**Cabana Rebuild**  
**December 2019**

Current Period			Description	Year To Date			Budget
Actual	Budget	Variance		Actual	Budget	Variance	
<b>INCOME</b>							
48,380.00	108,333.33	(59,953.33)	Special Assessments	687,200.00	541,666.67	145,533.33	1,300,000.00
<b>\$ 48,380.00</b>	<b>\$ 108,333.33</b>	<b>-\$ 59,953.33</b>	<b>Total Income</b>	<b>\$ 687,200.00</b>	<b>\$ 541,666.67</b>	<b>\$ 145,533.33</b>	<b>\$ 1,300,000.00</b>
<b>\$ 48,380.00</b>	<b>\$ 108,333.33</b>	<b>-\$ 59,953.33</b>	<b>Gross Profit</b>	<b>\$ 687,200.00</b>	<b>\$ 541,666.67</b>	<b>\$ 145,533.33</b>	<b>\$ 1,300,000.00</b>
<b>EXPENSES</b>							
		0.00	Cabana Rebuild - Contract	37,000.00	95,000.00	58,000.00	950,000.00
		0.00	Construction Reserve		20,000.00	20,000.00	200,000.00
		0.00	Consulting		5,000.00	5,000.00	50,000.00
		0.00	Permits and Fees		4,000.00	4,000.00	40,000.00
541.65	6,000.00	5,458.35	Payment Processing Fees	7,706.44	30,000.00	22,293.56	60,000.00
<b>\$ 541.65</b>	<b>\$ 6,000.00</b>	<b>\$ 5,458.35</b>	<b>Total Expenses</b>	<b>\$ 44,706.44</b>	<b>\$ 154,000.00</b>	<b>\$ 109,293.56</b>	<b>\$ 1,300,000.00</b>
<b>\$ 47,838.35</b>	<b>\$ 102,333.33</b>	<b>-\$ 54,494.98</b>	<b>Net Income</b>	<b>\$ 642,493.56</b>	<b>\$ 387,666.67</b>	<b>\$ 254,826.89</b>	<b>\$ 0.00</b>



**Fiesta Gardens Homes Association Inc.**  
**Balance Sheet**  
 As of December 31, 2019

ASSETS	
Cash - Operating Fund	\$ 40,099.74
Cash - Reserve Fund	\$ 294,245.73
Cash - Cabana Rebuild	\$ 660,200.00
Accounts Receivable	\$ 131,855.00
Special Assessment Receivable	\$ 410,263.00
Other Current Assets	\$ 10,843.26
Cabana Rebuild	\$ 37,000.00
<b>TOTAL ASSETS</b>	<b>\$ 1,574,506.73</b>

LIABILITIES AND FUND BALANCE	
<b>Liabilities</b>	
Accounts Payable	2,111.32
Accrued Expenses	2,600.00
Prepaid Assessments	1,323.10
<b>Total Liabilities</b>	<b>\$ 6,034.42</b>
Fund Balance	441,485.33
Current Year Net Income/Loss	1,126,986.98
<b>Total Fund Balance</b>	<b>\$ 1,568,472.31</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$ 1,574,506.73</b>



**WE WANT YOU!**

**FIESTA GARDENS NEEDS YOU!**

We are currently looking for new board members! If you are interested or have questions, please contact Steve Strauss at [president@fiestagardenshoa.com](mailto:president@fiestagardenshoa.com)

# HOLIDAY LIGHTS CONTEST WINNERS!

It was a beautiful display of color and lights! Thank you all for making Fiesta Gardens such a festive place to see during the holidays. The homes that were decorated were beautiful and joyful. However, there could only be four winners. Thank you to our judges: Helen Bertron, Kaitlyn Blundell, Eleni Hulman, Kennie Muller, Steve Muller, Mike Russell, and Jenna Stanovcak. A big thank you to our limo driver, Ernie Geneve of Duggans Serra Mortuary. Congratulations to:

- 1st Place: Tony Castelli - 2254 Southampton Way
- 2nd Place: Michael Lambrechts - 2253 Bermuda Drive
- 3rd Place: Danny Singh - 2215 Salisbury Way
- 4th Place: Lynn Nuti - 2080 Texas Way

Honorable Mention:  
 2258 Springfield Drive  
 2284 Kent Street  
 928 Fiesta Drive  
 2240 Southampton Way

Best Street:  
 Southampton Way





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## WHAT WILL THE VERDICT BE FOR 2020?

The jury is out on what the year will bring for us in the real estate market. For buyers, the interest rates are low (sub 4%) and competition for properties has been reduced compared to the recent past. Seller's are still getting great prices, but their expectations have had to be adjusted. We seem to be transitioning out of the strictly sellers' market into a more normalized market.

If you are thinking of selling or buying, contact me to setup a smart and efficient real estate strategy!

### Fiesta Gardens 2019 to Date Real Estate Activity

<b>ACTIVE</b>											
Address	City	Bd	Ba	DOM	SqFt	\$/Sq Ft	Lot (SF)	List Price	Age		
2056 Texas Way	San Mateo	3	2 0	41	1,280	\$1,076.56	5,000 (sf)	\$1,378,000	65		
<b>ACTIVE</b>											
# Listings:	1	AVG VALUES:		41	1,280	\$1,076.56	5,000 (sf)	\$1,378,000	65		
<b>SOLD</b>											
Address	City	Bd	Ba	DOM	SqFt	\$/Sq Ft	Lot (SF)	List Price	Age	Sale Price	COE
2226 Bermuda Drive	San Mateo	3	2 0	5	1,530	\$1,033.48	5,050 (sf)	\$1,398,000	63	\$1,581,219	04/25/19
2232 Portsmouth Way	San Mateo	4	2 0	79	1,530	\$1,013.07	5,000 (sf)	\$1,450,000	62	\$1,550,000	03/11/19
2236 Southampton Way	San Mateo	4	2 0	14	1,530	\$1,013.07	5,000 (sf)	\$1,588,000	63	\$1,550,000	05/23/19
2205 Portsmouth Way	San Mateo	3	2 0	63	1,540	\$957.79	5,280 (sf)	\$1,399,000	62	\$1,475,000	04/26/19
2237 Salisbury Way	San Mateo	3	2 0	10	1,530	\$947.71	5,000 (sf)	\$1,350,000	63	\$1,450,000	09/10/19
2051 Dublin Way	San Mateo	3	2 0	11	1,280	\$1,125.00	5,000 (sf)	\$1,398,000	66	\$1,440,000	06/20/19
1006 Ross Way	San Mateo	3	2 0	13	1,470	\$864.63	5,252 (sf)	\$1,388,888	65	\$1,418,000	12/11/19
1090 Fiesta Drive	San Mateo	3	2 0	0	1,280	\$1,101.56	5,100 (sf)	\$1,325,000	64	\$1,410,000	05/31/19
2232 Bermuda Drive	San Mateo	3	2 0	11	1,330	\$1,053.30	5,151 (sf)	\$1,375,888	63	\$1,400,888	01/07/20
1141 Annapolis Drive	San Mateo	4	3 0	66	1,820	\$741.76	5,200 (sf)	\$1,399,950	62	\$1,350,000	01/16/19
2032 Texas Way	San Mateo	3	2 0	6	1,240	\$1,088.71	5,000 (sf)	\$1,285,000	65	\$1,350,000	06/06/19
2018 Dublin Way	San Mateo	3	1 0	7	1,030	\$1,165.05	5,000 (sf)	\$1,199,000	66	\$1,200,000	05/03/19
790 Fiesta Drive	San Mateo	3	2 0	82	1,300	\$871.15	5,000 (sf)	\$1,199,000	64	\$1,132,500	02/18/19
<b>SOLD</b>											
# Listings:	13	AVG VALUES:		28	1,416	\$1,005.87	5,079 (sf)	\$1,365,825	64	\$1,408,277	
# Listings Total:	14	AVG VALUES FOR ALL:		29	1,406	\$1,010.92	5,074 (sf)	\$1,366,695	64	\$1,408,277	

#### Quick Statistics ( 14 Listings Total )

	Min	Max	Median
List Price	\$1,199,000	\$1,588,000	\$1,383,444
Sale Price	\$1,132,500	\$1,581,219	\$1,418,000

### New Year's Drawing Winner!

Congrats to Benjamin Cook of Fiesta Drive for being selected in the New Year's \$50 Home Depot Gift Card Drawing! Stay tuned, I'll have another drawing for Easter!

181 2nd Avenue #100, San Mateo, CA 94401 | 650.685.7621 | Da-



**COLDWELL BANKER**  
REALTY

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