

Calling the next great winemaker

Pleasanton's own The Crush guides locals from vine to the bottle

story and photos by Emily Atwood

A growing number of local landscapes have been transformed into rows and rows of vineyards, visually showing the increased passion for wine in the Livermore Valley.

Yet not all wineries have lavish facilities tucked next to expansive vineyards. Pleasanton's second winery, located in a business park at 1249 Quarry Lane off of Valley Avenue, is a humble setup that lets the wine take center stage. The Crush, fully bonded and licensed, dubs itself a "boutique urban winery" and bottles under the Hidden Creek Wine label.

Yet a major focus of the company is to bring the winemaking process to the people. Some choose to sell the finished products while others prefer to enjoy the fruits of their labor.

Just what makes people so enchanted with wine?

"People love to create," Crush owner Jim Frost said with a laugh. "It allows you to personally develop something."

While some people find the most fun bringing the finished product along with them to dinner parties, he said others have more fun cultivating the wine in the backyard.

For Frost, making wine has always been a way of life. Growing up in Cambridge, England, he watched his mother make and sell wine. Yet Cambridge isn't a common place to make wine.

"We were a little crazy," he said. "And still are, maybe."

Crushing grapes is one of the more exciting parts of the process that people always seem to ask about. But The Crush isn't just any old backyard setup.

"Taking shoes and socks off isn't necessary," he said, remarking about the famed "I Love Lucy" episode where grapes are crushed by stomping feet.

Frost has access to grapes from various areas, including the Napa and Livermore valleys. Those interested in making their own wine can buy these grapes, buy from elsewhere or use what they have growing in their own garden or vineyard. For those in the latter category, Frost said time is of the essence. Grapes good enough for winemaking have to be determined now to make the cut for this year's process.

His equipment is heavy-duty. While the crusher can go through three tons of grapes in an hour, sorting and crushing just the good grapes means crushing one ton per hour.

Both red and white wines are made on site and both need daily care. One large tub of

zinfandel was undergoing the fermentation process. This is where carbon dioxide pushes the grape skins up so it sits on top of the juices. In order to push the skins back down, the grapes must be punched at least twice a day. Punching involves uncovering large tubs and plunging a rod with a large circular base into the mixture.

Frost usually handles this, making it easier for people who aren't available to take time out of their day to tend to the grapes.

Another batch of wine had already fermented and was undergoing extended maceration. Leaving the skins in the mixture, it gives structure to the wine.

When asked how long it takes to get from the vine to the bottle, Frost put it in perspective by saying "we still have '05 wine that we haven't bottled yet."

Remarking that nothing in the winemaking business is quick, he alluded to the fact that it's not easy either. While the Livermore Valley has received some recognition and has a bright future, he said it still has a lot of work to do.

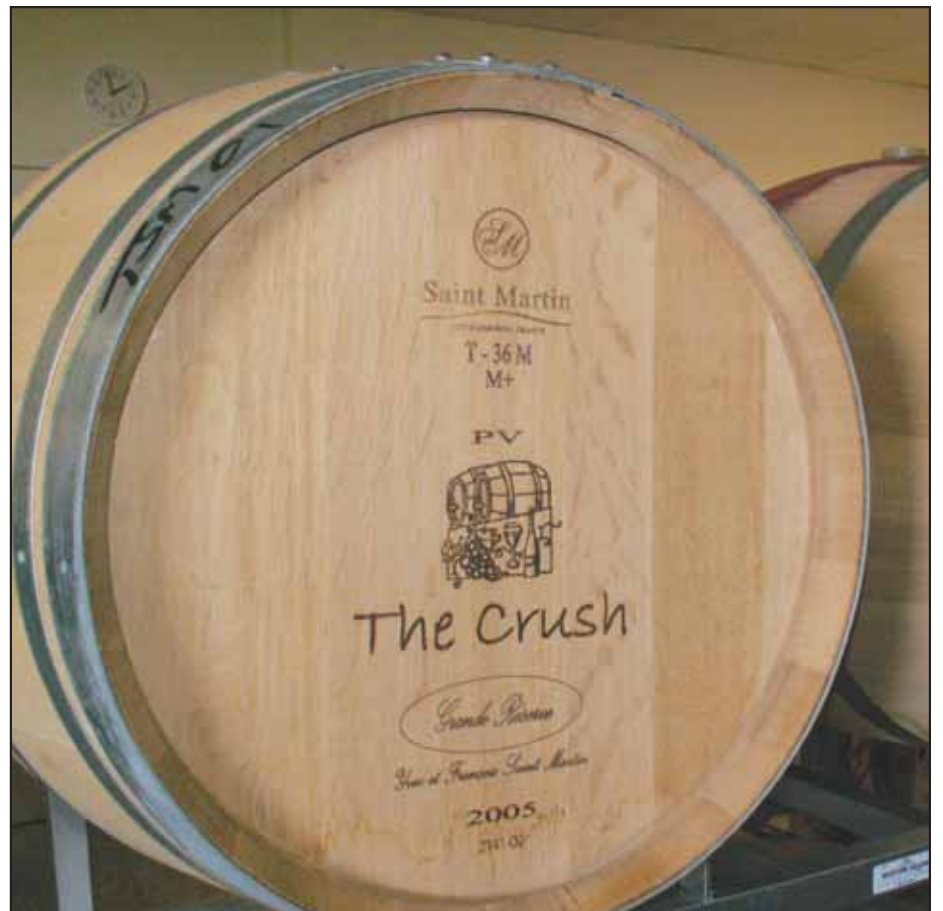
"The problem is creating itself to be a destination like Napa," he said.

Some of the attraction to Livermore Valley, as compared to Napa, is that many local wineries typically haven't charged for tastings. Yet even that is changing, and will change, according to Frost.

"If you don't charge for tastings, how do you make money?" he said, adding that a barrel of wine can cost between \$3,000 and \$6,000 to make.

Hidden Creek charges a fee for tasting, but it is waived if a bottle is purchased. Yet Frost doesn't see fees to reach the "unrealistic" amounts that many Napa wineries are currently charging.

Joining all the local wine lovers in a well-beloved craft is still in reach. Frost said to contact him quickly as the winemaking cycle is just beginning. Call 484-2422 or visit www.thecrushwinemaking.com. ■



Winemaking is not a quick process. Wine from 2005 still sits in barrels and has yet to be bottled.



Owner Jim Frost shows the life of a wine: punching zinfandel during fermentation and a completed batch that has been bottled.



This batch isn't ready for a glass yet, as the grapes and juice endure extended maceration.

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Now Showing

Eastern Promises

★★★

Rated: R for violence, profanity, nudity and sex
1 hour, 36 minutes

Viggo Mortensen chews it up and spits it out as the corrupt centerpiece of maverick director David Cronenberg's searing mob thriller.

The narrative begins with a simple tragedy: a dazed and pregnant 14-year-old girl collapses and dies in childbirth at a London hospital with only a Russian-language diary left as a clue to her identity.

Hospital midwife Anna Khitrova (Naomi Watts) is troubled by the girl's mysterious death and determines to locate the baby's relatives. Her amateur investigations lead her to an elegant eatery in London's Russian ghetto, where she befriends suave charmer Semyon (Armin Mueller-Stahl) who graciously agrees to translate the diary, an offer slyly suggesting that Anna has landed smack in the middle of a vory-v-zakone (Russian mafia) hornet's nest.

Through kingpin Semyon, Anna is uneasily acquainted with the man's volatile, alcoholic son Kirill (Vincent Cassel) and Kirill's driver-

cum-bodyguard Nikolai Luzhin (Mortensen) who is worming his way into and up through the ranks of the family "business."

Murder, drugs, child prostitution, torture—it's all part and parcel of an uncompromising crime drama that's as tightly wound as a ticking bomb. Shades of cold war dread pervade the action, but thanks to Cronenberg's artsy idiosyncrasies "Promises" is also a brooding meditation on good vs. evil and the duality within, craftily embodied in Mortensen's composed, complex observer.

Cronenberg takes his sweet time developing the obligatory gravitas. His well-paced plot is peppered with grim vignettes that include a stunningly vicious city bathhouse attack as notable for its graphic gore as for Mortensen's chiseled nudity, complete with 43 Russian mob tattoos.

Watts' ruffled feathers get lost in the mob's raw underbelly but she manages to hold her own as the winsome witness. Cassel is a marvelous mix of lunacy and insecurity and Mueller-Stahl the master of chilling authority. But this is Mortensen's show, a star turn of immense proportion and promise.

—Jeanne Aufmuth



Ready to Rent

Grindhouse Presents: Death Proof

The Weinstein Company
1hr 54mins
Director: Quentin Tarantino

Take three hot chicks; one crazed stuntman; a 1970 Chevy Nova used for some illicit Freudian-cum-"Psycho" intrigue and director Quentin Tarantino, whose encyclopedic knowledge of every Z-grade exploitation movie motivates this exercise in dread and you get Tarantino's "Death Proof," one-half of the "Grindhouse" saga, now on video in its intact, disturbing glory. It's also a little vindication of actor Kurt Russell, who could rightfully be called the king of the 1980's low-budget matinee idols. Its Russell, whose laid back manner and genuine intensity that fueled some of John Carpenter's best movies (including 1982's "The Thing") and who contributes major disquiet to "Death Proof's" pitch, resulting in a movie that's not entirely successful, but, a fascinating exercise in genre resurrection nonetheless.

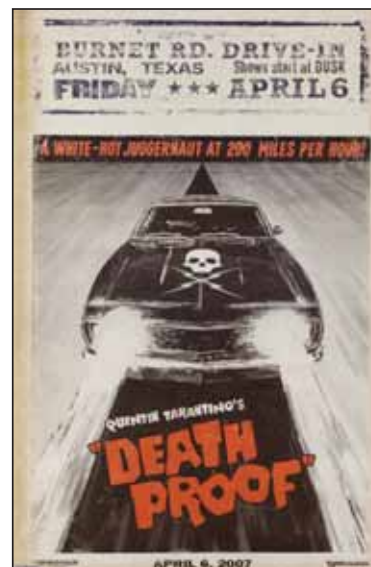
"Grindhouse" was released as a double feature back in April of this year to major expectations and little else in terms of box-office (although it instantaneously became a cult favorite, playing in smaller theaters around the Bay Area for months). It's the lovechild of both director(s) Tarantino and Robert Rodriguez, whose love for the usually cheap, sometimes sleazy and mostly shameless "B" movies that played in "grindhouses"—theaters that specialized in third-rate movies with equaled production values. They weren't quite porn theaters (although I remember "The Market Street Cinemas" would go back and forth in quality every few years) and they weren't first

run; they landed in the middle as essentially indoor drive-ins. "Grindhouse" the movie tried to capture the feeling of sitting in those seats (sans sticky floors, body odor and distinctive patrons), with some very funny fake trailers coming soon ("Werewolf Women of the SS" !!!) and vintage theater announcements.

"Death Proof" is a revenge tale that only the inimitable Tarantino could pull off these days. It's the always the most cordial, straight laced ones that turn out to be the wolf at the end of the bar who happens to go by the handle of "Stuntman Mike" (Russell). It's also unfortunate that the portents go in threes—which in this case includes disc jockey "Jungle" Julia (Sydney Tamiia Poitier—the elder Sydney's daughter), Shanna (Jordan Ladd) and, especially, Arlene (Vanessa Ferlito), whose stay in Austin has been marked by a radio contest that Julia has planned for her. It's an encounter with Mike and his muscle car, however, that alters the evening's festivities to terror and, segways to a daughter story that promises one of the most chilling games of cat-and-mouse on the highways that I've ever seen.

Tarantino's "Death Proof" was the second half of that double billing and was cut by about 20 minutes to ensure it would fit the time constraints as a double feature. It was the movie, however, that really should have been longer because, unlike Rodriguez's cheeky "Planet Terror," "Death Proof" tries to make it as a genuine, complex movie in which it almost succeeds and hopefully the extra footage will flesh out the story. Despite its schlocky inspirations, "Death Proof" works because of Tarantino's love for schlock and this is his bare-faced eulogy for all their concealed pleasures.

—Joe Ramirez



Big laughs recipe involves arsenic, old lace

Pleasanton Playhouse celebrates 24 seasons



Pleasanton Playhouse's "Arsenic and Old Lace" is showing now through Oct. 14 at Studio Theatre.

Be careful when accepting homemade elderberry wine from two seemingly innocent old ladies. The special secret recipe just might include arsenic, strychnine and "just a pinch" of cyanide. Many lonely old men fell prey to this tempting offer and wound up dead.

At least that's the story on the set of Pleasanton Playhouse's "Arsenic and Old Lace." The first show of the 24th season and the 11th on the Studio Theatre stage was Sept. 21 and the production runs through Oct. 14.

Main character Mortimer Brewster (Jeff Tan) is a theatre-hating drama critic who must deal with his crazy family and local police as he debates marrying the woman he loves. Enter his aforementioned spinster aunts Martha (Barbara McKee) and Abby Brewster (Joan Evans) who are known throughout Brooklyn for their charitable works. Along with their unwitting accomplice and nephew Teddy (Chris Ciabattani), the aunts have taken to poisoning old men with the aforementioned elderberry wine.

The plot thickens with a host of larger-than-life characters including Mortimer and Teddy's murderous brother, Jonathan (Jay Markwart), who following a bit of plastic surgery to conceal his identity, bears a strong resemblance to Boris Karloff; his alcoholic accomplice Dr. Einstein (Jack Larson); Elaine Harper (Kara Penrose), Mortimer's fiancée; her mother, The Rev. Dr.

Harper (Marsha Howard), who is a neighboring minister; and a group of police (Nikki Grieci, Loren Struss, William Woodrow and Richard Rocha) who are struggling to clear up the mystery of the missing men and Mr. Chan (R. Gue), the almost victim.

Can Mortimer tidy everything and everyone up and marry Elaine, or will he succumb to the peculiar strain of homicidal mania that seems to run through his family?

Written in 1939 by Joseph Kesselring, this farcical black comedy premiered on Broadway in 1941 and was a smash hit. "Arsenic and Old Lace" has been in almost continuous production somewhere in the world since then.

This show is directed by John Baiocchi, produced by JoAnn Loitz, with lighting design by Robert Ted Anderson, and sets designed by Tom Loitz.

Performances are 8 p.m. Fridays and Saturdays and 2 p.m. Sundays through Oct. 14 at the Studio Theatre, 1048 Serpentine Lane, Ste. 309. Tickets are \$20 for adults, \$18 for seniors age 60 and older, and \$18 for juniors 18 and younger. They can be purchased online at www.pleasantonplayhouse.com, by telephone at 462-2121 or 484-4486, or at the ticket office, 1048 Serpentine Lane, Ste. 307. Office hours are 11 a.m. to 3 p.m. Mondays, Wednesdays and Fridays.

—Emily Atwood

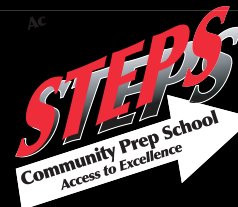
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Delinquencies increase in latest MBA national delinquency survey

With 17% of subprime loans, is California causing the problem?

by Jeb Bing

The delinquency rate for mortgage loans on one-to-four-unit residential properties stood at 5.12 percent of all loans outstanding in the second quarter of 2007 on a seasonally adjusted basis, up 28 basis points from the first quarter of 2007, and up 73 basis points from one year ago, according to the Mortgage Bankers Association's National Delinquency Survey.

Third quarter results will be announced late next month. The delinquency rate does not include loans in the process of foreclosure.

The percentage of loans in the foreclosure process was 1.40 percent of all loans outstanding at the end of the second quarter, an increase of 12 basis points from the first quarter of 2007 and 41 basis points from one year ago.

The rate of loans entering the foreclosure process was 0.65 percent on a seasonally adjusted basis, seven basis points higher than the previous quarter and up 22 basis points from one year ago. This quarter's foreclosure starts rate is the highest in the history of the survey, with the previous high being last quarter's rate.

Similar to last quarter, the national delinquency and foreclosure rates are being driven by what is taking place in a few large states. Additionally, the performance of prime and subprime adjustable rate mortgages (ARMs) is contributing significantly to the overall results.

"The percent of mortgages in Ohio that are 90 days or more past due or in foreclosure is still more than twice the national average," said Doug Duncan, MBA's Chief Economist and Senior Vice President of Research and Business Development. "Moreover, 1 percent of all of the mortgages in Michigan had foreclosure



prime loans," Duncan said. "California has 17 percent of the subprime ARMs, more than one-third of the foreclosure starts on subprime ARMs, and is responsible for most of the nationwide increase in foreclosure actions.

According to Duncan, there are special circumstances driving conditions in those four states that will likely make things worse:

actions started on them during the last quarter, essentially the same rate as during the last quarter."

"Problems are still significant in the nearby states of Indiana, Illinois, Kentucky, Tennessee and Pennsylvania," he added. "While Michigan's problems continue to escalate, however, Ohio's have shown signs of leveling off, albeit at a high level."

"What continues to drive the national numbers, however, is what is happening in the states of California, Florida, Nevada and Arizona," Duncan said. "Were it not for the increases in foreclosure starts in those four states, we would have seen a nationwide drop in the rate of foreclosure filings. Thirty four states had decreases in their rates of new foreclosure and the increases were very modest in the states with increases, other than those four."

"In addition, there is a clear divergence in performance between fixed rate and adjustable rate mortgages due to the impact of rate resets," he explained. "While the seriously delinquent rate for prime fixed loans was essentially unchanged from the first quarter of the year to the second, and the rate actually fell for subprime fixed rate loans, that rate increased 36 basis points for prime ARM loans and 227 basis points for subprime loans."

"What is not clear, however, is whether subprime ARM loans are causing the problems for California or whether California is causing the problems for sub-

Declining home prices make refinancing of these ARMs difficult, particularly if the borrower originally put down little if any down payment. Home prices have dropped in all four of these states and 52 of the 59 surveyed areas in the four states saw home price declines during the second quarter according to the Office of Federal Housing Enterprise Oversight.

The root of the home price problem there is that the inventory of new homes available for sale in the Western Region hit an all-time record high at the end of the second quarter.† In addition, Florida continues to see a major supply of condos and other new homes on the market.

These four states have a disproportionately high share of investor loans, or loans to buyers who do not plan to live in the house. As of June 30, the non-owner occupied share of defaulted loans (90 days of more past due or in foreclosure) was 32 percent in Nevada, 25 percent in Florida, 26 percent in Arizona and 21 percent in California, compared with 13 percent in the rest of the nation. These investors are much more likely to default on their mortgages if they see the value of their investments falling due to falling home prices.

"Therefore, the problems in these states will continue, and they will continue to drive the national numbers, but they do not represent a national problem," Duncan said. ■

Home sale of the week



2534 Skylark Way Pleasanton – \$975,000

This 4 bedroom, 2.5 bath Meadowbrook model home is located in Birdland. With 2,164 square feet of living space, it features new granite counters and stainless steel appliances. The yard has been professionally landscaped with a beautiful solar heated pool. Sold by Tim McGuire of Alain Pinel Realtors.

Sales at a Glance

Source: California REsource

Pleasanton	Dublin	Livermore	San Ramon
Total sales reported: 16	Total sales reported: 11	Total sales reported: 33	Total sales reported: 37
Lowest sale reported: \$610,000	Lowest sale reported: \$440,000	Lowest sale reported: \$284,000	Lowest sale reported: \$323,500
Highest sale reported: \$2,875,000	Highest sale reported: \$1,020,000	Highest sale reported: \$1,180,000	Highest sale reported: \$1,817,500
Average sales reported: \$1,197,000	Average sales reported: \$572,545	Average sales reported: \$627,485	Average sales reported: \$891,851

Home Sales

This week's data represents homes sold during August 2007

Pleasanton

- 3334 Arbor Drive** B. & B. Flanders to R. Collings for \$970,000
- 2663 Becard Court** J. & C. MacIntire to J. & C. Glenn for \$885,000
- 3266 Chablis Court** M. Chandler to L. & G. Reyes for \$900,000
- 3471 Cumberland Gap Court** J. Berry to D. & B. Koosau for \$654,000
- 4235 Diavila Avenue** H. Cho to S. Surapaneni for \$737,000
- 2702 Foxglove Court** O. Donzella to C. & E. Lee for \$733,000
- 8052 Horizons Court** B. & D. Juhlin to Brathwaite Trust for \$2,875,000
- 269 Mavis Drive** R. & D. Campson to H. Cai for \$643,500
- 900 Mingoia Street** Centex Homes to Hornig Trust for \$1,558,500
- 908 Mingoia Street** Centex Homes to J. Pang for \$1,683,500
- 8172 Moller Ranch Drive** K. Seo to H. Marshall for \$945,000
- 2929 Moreno Avenue** P. Chao to Q. Sun for \$872,500
- 4143 Rennellwood Way** Macphee Trust to P. Sanders for \$610,000
- 2421 Romano Circle** Chin Trust to R. Boyce for \$1,590,000
- 5972 Via Del Cielo** Bischof Trust to C. & E. Beck for \$1,130,000

Dublin

- 3550 Villero Court** K. & J. Patel to J. & S. Richards for \$2,365,000
- 7626 Arbor Creek Circle** Bank of America to A. Dadgar for \$440,000
- 6934 Brighton Drive** M. & J. Bellinger to E. Beltran for \$565,000
- 7255 Brighton Drive** R. & L. Lagman to K. Vo for \$535,000
- 7310 Croy Lane** S. & S. Zaidi to M. Pillon for \$520,000
- 3385 Dublin Boulevard #417** Toll Dublin Limited to O. & N. Tugulea for \$478,000
- 4291 Fitzwilliam Street** A. & C. Godinez to A. Podvisotsky for \$570,000
- 4402 Fitzwilliam Street** G. & E. Andreski to F. Rowe for \$500,000
- 4312 Keegan Street #20** M. Rinn to A. Reminajes for \$650,000
- 3311 Monaghan Street** D. Medberry to F. Lopez for \$520,000
- 3368 Monaghan Street** J. & C. Glenn to F. Lantier for \$500,000
- 3188 Ridgfield Way** Pulte Homes to S. Richardson for \$1,020,000

Livermore

- 4816 Andrea Court** A. & C. MacEdo to B. Ledesma for \$799,000
- 2275 Bluebell Drive** B. & C. Nissalke to S. Dodich for \$525,000
- 1704 Dawn Street** T. Garner to E. Judge for \$600,000
- 1735 Dawn Street** A. Ross to Scoggins Trust for \$615,000

- 2195 Del Monte Street** V. Malba to J. Sposeto for \$510,000
- 6110 Detert Court C.** Stowers to K. & M. Donnell for \$1,030,000
- 588 Dovecote Lane #2** Shea Homes to L. Smith for \$590,500
- 588 Dovecote Lane** Shea Homes to H. Masoudi for \$593,500
- 104 Edythe Street** B. Ledesma to J. & N. Sperry for \$545,000
- 389 El Caminito** K. & M. Kenyon to T. & B. Anderson for \$510,000
- 5876 Elder Circle** J. & S. Podobnik to B. & T. Tyser for \$953,000
- 1695 Elm Street** J. & W. Hintz to T. Cato for \$443,000
- 1377 Fairview Court** Oliver Trust to W. & J. Potts for \$540,000
- 5645 Firestone Road** P. Donofrio to J. Rio for \$542,000
- 1072 Glenn Common** Washington Mutual Bank to K. Pietro for \$340,000
- 4482 Guilford Place** K. & K. Roulet to P. & M. Kennedy for \$1,071,000
- 772 Hattan Drive** J. Campanella to F. Caceres for \$550,000
- 1347 Hillview Drive** R. & D. Petersen to S. Piveronas for \$515,000
- 1434 Honeysuckle Road** Jue Trust to R. & R. McCoy for \$550,000
- 4740 Kimberley Common** C. & J. Olson to S. Rook for \$540,000

- 1512 Klondike Place** B. Carmo to K. Yung for \$929,000
- 4014 Loch Lomand Way A.** & A. Mallol to D. Hatch for \$785,000
- 982 Madrone Way** W. & C. Moreau to Gates Trust for \$580,000
- 4772 Nicol Common #24** D. Filippi to D. Perry for \$284,000
- 1114 Nielsen Lane** J. Wold to Dunn Trust for \$413,000
- 521 North I Street** A. Angeles to D. & K. Gregg for \$510,000
- 4150 Redwood Road** M. Gewing to J. Ng for \$460,000
- 1934 Regulus Court** Redfern Trust to D. Swift for \$1,180,000
- 4957 Rhonda Lane** M. Sneed to J. Hayes for \$643,000
- 2975 Rivers Bend Circle** Arroyo Crossing to W. & C. Moreau for \$876,000
- 720 Via Del Sol** P. Maslin to M. & K. Loza for \$540,000
- 916 Via Seville** P. King to J. Masters for \$520,000
- 1205 Winding Stream Court** M. & L. Pappas to J. Hopkins for \$625,000

San Ramon

- 9085 Alcosta Boulevard #373** J. & M. Vannest to S. Inker for \$323,500
- 3023 Bernard Avenue** Faccini Trust to R. Pola for \$650,000
- 85 Boxford Place** R. & S. Vickers to J. & A. Villalpando for \$705,000
- 412 Bridle Court** Davidon Homes to R. & T. Bea for \$1,817,500

- 416 Bridle Court** Davidon Homes to P. & A. Thakkar for \$1,611,000
- 325 Brower Court** D. Velasco to E. Rizkallah for \$875,000
- 3221 Browntail Way** Shapell Homes to T. & D. Desai for \$801,000
- 6259 Byron Lane** Centex Homes to L. Chase for \$710,000
- 6313 Byron Lane** Centex Homes to R. & M. Cherukupalli for \$669,000
- 6315 Byron Lane** Centex Homes to W. & S. Mirza for \$640,500
- 2332 Cedarwood Loop** M. & L. Newman to P. & P. Hodges for \$639,000
- 419 Constantine Court** Richmond American Homes to L. Chen for \$688,500
- 107 Enchanted Way** GMAC Global Relocation to S. & C. Sudame for \$660,000
- 3160 Enfield Street** Brookfield Emory to X. Ma for \$850,000
- 5066 Holborn Way** Centex Homes to P. Bui for \$1,384,500
- 1061 Hoskins Lane** Lennar Homes to M. Shiu for \$975,000
- 2312 Joree Lane** M. & N. Montague to W. Yun for \$605,000
- 3407 Lanai Drive** Sullivan Trust to B. & B. Divizich for \$855,000
- 6231 Murdock Way** Lennar Homes to T. & D. Hoang for \$1,071,000
- 6239 Murdock Way** Lennar Homes to M. Mohamed for \$1,024,000

- 10092 Nantucket Drive** J. Curiel to D. Gerald for \$1,225,000
- 215 Olivia Court** Lennar Homes to V. & L. Karir for \$1,134,500
- 220 Opal Court** S. Kang to V. Novikov for \$729,000
- 2699 Paige Way** Centex Homes to S. Harigopal for \$1,190,000
- 419 Pine Ridge Drive** W. & P. Morrow to T. & A. Philipps for \$470,000
- 706 Prestwick Court** Lennar Homes to G. Tong for \$833,000
- 72 Randolph Place** Gaggero Trust to K. Wu for \$587,000
- 145 Rosario Court** K. Mullen to R. Rajagopalan for \$565,000
- 2612 Shadow Mountain Drive** A. & S. Paz to D. Bosetti for \$485,000
- 3280 Sleeping Meadow Way** Lennar Homes to A. & L. Siddiqui for \$969,000
- 3286 Sleeping Meadow Way** Lennar Homes to Z. Cheng for \$839,500
- 3083 Sorrelwood Drive** J. & E. Kulak to W. & C. McIlwain for \$1,660,000
- 2225 Tahiti Drive** D. Holt to L. Capozzi for \$935,000
- 180 Teracina Drive** Norman Trust to J. Judah for \$780,000
- 812 Thayer Court** Centex Homes to H. & T. Fong for \$1,038,000
- 821 Thayer Court** Centex Homes to S. & H. Nibber for \$1,279,000
- 135 Woodcrest Drive** D. & G. Etchie to M. Price for \$725,000

PLEASANTON VALLEY
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Corner of Hopyard & Valley

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Open Sat & Sun 1-4

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huspv@sbcglobal.net

Sold!

Pleasanton • \$1,335,000
3326 Prairie Drive

Pleasanton • \$1,100,000
8119 Moller Ranch Drive
3 BD, 2.5 BA, 1,887 sq. ft.

Pleasanton • \$634,900
7450 Stonedale Drive
4 BD, 2.5 BA, 1,988 sq. ft.

Pleasanton • \$950,000
4501 Lakewood Street
4 BD, 2 BA, 1,854 sq. ft.

Reduced Price

San Ramon • \$710,000
9794 Davona Drive
4 BD, 2 BA, 1,795 sq. ft.

Reduced Price

Pleasanton • \$725,000
3771 Platt Court North
4 BD, 2 BA, 1,700+ sq. ft.

Open Sun 1-4

Pleasanton • \$595,000
7320 Stonedale Drive
3 BD, 2.5 BA, 1,988 sq. ft.

Sale Pending

Pleasanton • \$625,000
5849 Hansen Drive
3 BD, 2 BA, 1,400 sq. ft.

Open Sat & Sun 1-4

Dublin • \$850,000
5315 Asterwood
3 BD, 2.5 BA, 2,200 sq. ft.
single story

*Full service. Big savings.
The experts next door. SM*

Featured Properties



Open Saturday 1-4

Livermore – Beautiful 4 bedroom 2 bath home with 1911 square feet. Remodeled a year ago....carpet, paint, granite slab counters, stainless steel appliances in kitchen, maple cabinets, cherry granite vanity in the master bathroom, built in entertainment center in family room, ceiling fans, wood blinds... so much, you don't want to miss this home!

5149 Charlotte Way \$614,900



Open Sunday 1-4

Livermore – Beautifully well maintained 4 bedroom 3 bath home on a cul-de-sac. Light, bright and open! Large family room, dining room and kitchen. One full bedroom and bath on the main floor. Newer furnace and air conditioning. Large rear yard with gazebo and hot tub. Newer paint in various rooms. A great home that does not back to Vasco!

1141 Baltusrol Court \$719,500



Open Sunday 1-4

Livermore – Lovely 4 bedroom 3 bath home with 2861 square feet. Freshly painted interior, Granite counters, tile floors and 2 fireplaces. Large Master Suite and a full bedroom and bath on the main floor. Beautiful rear lot with Pool and Spa. Incredible private lot and close to parks and shopping. Does not back to First Street. Don't miss this one!

4116 Camrose Avenue \$829,900



Pleasanton – Beautifully remodeled throughout! European touches, Tuscan Style. Granite counters, elegant lighting, plantation shutters, stainless steel appliances, decorator cabinetry, hardwood and tile floors, dual pane windows, finished garage and views from the deck. Walk to historic downtown Pleasanton and city parks. Love it!

838 Bonde Court \$949,000



Dublin – Wow, 5 bedrooms, 1 bedroom and full bath on the main floor, plus bonus room and office! Check out this incredible home that features a gourmet kitchen, upgraded tile flooring, and a beautiful Master bedroom with suite and a private balcony with incredible views of the Golf Course. Location, location, location!

5827 Signal Hill Drive \$1,599,900



Pleasanton – Glorious American Traditional custom home built by Aspenwood. Features include 4 full baths, 2 half baths, 5000 square feet of living space, and a downstairs Master and office. Upstairs features 4 bedrooms, an exercise room and a bonus room. Backing to the 2nd fairway, the large rear yard also has a BBQ station, a hot tub and mature landscaping.

1124 Piemonte Drive \$2,289,000



Pleasanton – Beautiful New Custom Home on a Quiet Cul-de-sac in the Gated Community of Ruby Hill! Quality Craftsmanship Throughout. Superior Floor Plan includes and Impressive Foyer and a Fabulous Kitchen, Nook, and Family Room. A Large (Pool Sized) Rear Yard. Don't miss this Great Home, in a Great Location, at a Great Price!

1940 Armondo Court \$2,499,999



Pleasanton – Better than New! A Custom-Built Ruby Hill Home that shows like a Model! The Grand Foyer, Spiral Staircase and Marble Floors are complimented by the adjoining Living and Dining Rooms. The "Open" Kitchen, Nook and Family Room (with walk-behind Wet Bar), Home Theater, Tasteful Décor and Location are a Buyer's Dream!

1178 Germano Way \$2,675,000



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PLEASANTON WEEKLY OPEN HOMES THIS WEEKEND

For an online version with mapping or to list your open home go to: www.PleasantonWeekly.com/real_estate

DUBLIN

1 Bedrooms

3718 Finnian Wy. **\$469,500**
Sun 1-4 J. Rockcliff Realtors 736-8411

2 Bedrooms

9024 Craydon Cir. **\$265,000**
Sun 1-4 UCB / Brian Wright 417-7138

7276 Conin Cir. **\$399,000**
Sun 2-4 Homewest Realty 415-609-4268

3 Bedrooms

11750 Silvergate Dr. **\$619,999**
Sun 1:30-4 J. Rockcliff Realtors 202-5508

11474 Silvergate Dr. **\$725,000**
Sun 2-4 J. Rockcliff Realtors 784-7000

4021 Chanterelle Pl. **\$729,800**
Sun 1-4 Coldwell Banker 847-2200

5315 Asterwood **\$850,000**
Sat/Sun 1-4 Help-U-Sell PV 462-5950

4 Bedrooms

8333 Creekside **\$1,100,000**
Sun 1-4 Keller Williams 463-0436

2977 Glen Abbey Pl. **\$1,195,000**
Sat/Sun 1-4 Prudential CA-Earl Rozran 876-6575

10894 Inspiration Cir. **\$1,450,000**
Sat 1-4 Keller Williams 398-0234

11644 Circle Wy. **\$739,950**
Sun 1:30-4 J. Rockcliff Realtors 570-0717

5 Bedrooms

5336 Signal Hill Dr. **\$1,169,000**
Sat/Sun 1-4 Hometown GMAC 426-3846

11480 Silvergate Dr. **\$724,000**
Sun 1:30-4 J. Rockcliff Realtors 570-0717

LIVERMORE

3 Bedrooms

2552 Regent Rd. **\$749,950**
Sat 1-4 Prudential CA 734-5061

4 Bedrooms

176 Aiden Lane **\$1,145,000**
Sun 1-4 Keller Williams 918-2045

2176 Cross Roads Pl. **\$1,155,000**
Sun 1-4 Hometown GMAC 200-2457

6608 Tiffany Cmn. **\$589,000**
Sun 1-5 Hometown GMAC 963-8322

5348 Hillflower Dr. **\$610,000**
Sun 1-4 Re/Max 828-7799

5149 Charlotte Wy. **\$614,900**
Sat 1-4 Prudential CA 417-2250

1141 Baltrusol Ct. **\$719,500**
Sun 1-4 Prudential CA 417-2250

420 Jackson Ave. **\$727,272**
Sun 1-4 Century 21 Mission - Bishop Real Estate 699-9508

4116 Camrose Ave. **\$829,900**
Sun 1-4 Prudential CA 417-2250

5 Bedrooms

5679 Dresslar Cir. **\$879,000**
Sun 2-4 Alain Pinel 398-6706

6 Bedrooms

2886 Mission Ln. **\$1,669,899**
Sat/Sun 1-4 J. Rockcliff Realtors 525-0116

PLEASANTON

2 Bedrooms

5116 Orsini Ct. **\$625,000**
Sun 1-4 Hometown GMAC 426-3889

3 Bedrooms

1306 Stonybrook **\$1,315,000**
Sun 1:30-4:30 Alain Pinel-Moxley Team 621-4064

7320 Stonedale Dr. **\$595,000**
Sun 1-4 Help-U-Sell PV 462-5950

5980 Brookside Ct. **\$599,888**
Sun 1-4 Coldwell Banker 847-7355

474 Vineyard Ter. **\$619,000**
Sat 1-4 Hometown GMAC 426-3846

2911 Liberty Dr. **\$624,500**
Sun 1-4 Hometown GMAC 417-8603

3637 Touriga Dr. **\$724,950**
Sun 1-4 Allied Brokers 846-3755

4232 Bevilacqua Dr. **\$849,950**
Sat/Sun 1-4 Coldwell Banker 847-2200

838 Bonde Ct. **\$949,000**
Sun 1:30-4:30 Prudential 487-0524

4355 2nd St. **\$995,000**
Sun 1-4 Alain Pinel 251-1111

4 Bedrooms

1839 Begonia Ct. **\$1,080,000**
Sun 1:30-4:30 Alain Pinel-Moxley Team 621-4064

5703 San Antonio St. **\$799,950**
Sun 1-4 Alain Pinel 251-1111

1530 Ridgewood Rd. **\$819,000**
Sat 1-4 UCB / Brian Wright 417-7138

4908 Blackbird Wy. **\$824,000**
Sat/Sun 1-4 Keller Williams - Donna Garrison 397-4165

3266 Hadsell Ct. **\$850,000**
Sun 1-4 Keller Williams 463-0436

1282 Ridgewood Rd. **\$855,000**
Sun 1-4 Gerlt Real Estate Services 462-5010

5 Bedrooms

4823 Arlene Pl. **\$1,398,800**
Sun 1-4 Hometown GMAC-Rodger Manning 426-3818

5725 Ohana Pl. **\$2,195,000**
Sat/Sun 2-5 Alain Pinel 846-6500

1565 Hopyard **\$869,000**
Sun 1:30-4:30 Alain Pinel 251-1111

2009 Foxswallow Rd. **\$997,000**
Sun 1-4 Alain Pinel 251-1111

6 Bedrooms

1739 Laguna Creek Ln. **\$1,795,000**
Sun 1-4 Investment RE 963-0569

8506 Lupine Ct. **\$2,899,000**
Sun 1-4 Alain Pinel 251-1111

1842 Sannita Pl. **\$2,995,000**
Sun 1-4 Alain Pinel 251-1111

3 Bedrooms

108A Norris Canyon Pl. **\$417,000**
Sat/Sun 1-4 Keller Williams 260-2508

6213 Lakeview Cir. **\$629,000**
Sun 1-4 J. Rockcliff Realtors 683-5165

2 Bedrooms

1504 Dawn Ct. **\$559,000**
Sun 1-4 J. Rockcliff Realtors 586-5456

202 Plumpointe Ln. **\$624,950**
Sun 1-4 J. Rockcliff Realtors 736-8411

119 Landsdowne **\$724,000**
Sat/Sun 11-3 IStar realty 398-2506

2721 Moet Ln. **\$750,000**
Sun 2-5 J. Rockcliff Realtors 735-7653

918 Springview Cir. **\$750,000**
Sun 1-4 J. Rockcliff Realtors 736-8411

3250 Vera Cruz **\$810,000**
Sat/Sun 1-4 J. Rockcliff Realtors 251-2559

3 Bedrooms

531 Riviera Pl. **\$849,900**
Sun 1:30-4 J. Rockcliff Realtors 487-6211

5073 Blackhawk Dr. **\$1,099,000**
Sun 1-4 Windermere 785-1386

6820 Aberdale Cir. **\$825,000**
Sun 1-5 J. Rockcliff Realtors 735-7653

331 Wycliffe Ct. **\$829,000**
Sun 1-4 Windermere 785-1386

2061 Bent Creek Dr. **\$835,000**
Sun 1-4 J. Rockcliff Realtors 855-4125

3161 Wrangler Rd. **\$836,000**
Sun 1-5 J. Rockcliff Realtors 735-7653

2463 Canyon Lakes Dr. **\$864,950**
Sun 1-4 J. Rockcliff Realtors 788-4380

8075 Briar Oaks Dr. **\$884,500**
Sun 1-4 Alain Pinel 968-1452

107 Edgeware Ct. **\$889,000**
Sun 1-4 Windermere 785-1386

154 Sussex **\$975,000**
Sun 1-4 J. Rockcliff Realtors 683-5165

4 Bedrooms

300 Rubicon Valley Ct. **\$1,049,000**
Sun 1-4 J. Rockcliff Realtors 997-5120

2561 Tamworth Ln. **\$1,178,000**
Sun 1-4 Windermere 785-1386

5343 Cypress Hawk Ct. **\$2,399,000**
Sun 1:30-4:30 J. Rockcliff Realtors 786-3396

601 Greylyn Dr. **\$724,950**
Sun 1-4 J. Rockcliff Realtors 963-6300

1244 Stone Valley Rd. **\$1,349,000**
Sat 11-2/Sun 12-4 J. Rockcliff Realtors 838-4300

46 Vista Ln. **\$1,385,000**
Sun 1:30-4:30 J. Rockcliff Realtors 672-2499

196 Bolla Ave. **\$1,895,000**
Sun 1-4 Keller Williams 337-3333

101 Oakridge Dr. **\$1,329,000**
Sun 1-4 J. Rockcliff Realtors 586-5456

44 Tennis Club Dr. **\$1,349,000**
Sun 1-4 Coldwell Banker 200-3600

7 Red Birch Ct. **\$1,895,000**
Sun 1-4 J. Rockcliff Realtors 577-4165

3357 Deer Hollow Dr. **\$2,499,000**
Sun 1:30-4:30 J. Rockcliff Realtors 817-9079

5483 Blackhawk Dr. **\$3,495,000**
Sun 1:30-4:30 J. Rockcliff Realtors 838-2239

120 Montair Ct. **\$1,695,000**
Sun 2-4 J. Rockcliff Realtors 672-2499

2134 Presidio Ct. **\$638,000**
Sun 1:30-4:30 Alain Pinel 510-910-3864

114 Heritage Park Dr. **\$655,000**
Sun 1-4 J. Rockcliff Realtors 200-5026

204 Walnut Creek Ct. **\$918,000**
Sat 1-4 Rinetti & Co. 510-326-0378

ALAMO

3 Bedrooms

1806 Cannon Dr. **\$479,900**
Sun 1-4 J. Rockcliff Realtors 855-4087

2413 Stirrup Ct. **\$799,500**
Sun 1-4 J. Rockcliff Realtors 708-4610

4 Bedrooms

1806 Cannon Dr. **\$479,900**
Sun 1-4 J. Rockcliff Realtors 855-4087

2413 Stirrup Ct. **\$799,500**
Sun 1-4 J. Rockcliff Realtors 708-4610

5 Bedrooms

1017 Chamomile Ln. **\$649,000**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

25339 Gold Hills Dr. **\$925,000**
Sun 1-4 J. Rockcliff 886-0400

4 Bedrooms

47112 Warm Springs Blvd. Unit 117 **\$379,950**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

35045 Sellers Ct. **\$739,950**
Sat/Sun 1-4 Help-U-Sell PV 462-5950

5 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

5402 McLaughlin Ave. **\$699,950**
Sun 1-4 Coldwell Banker 847-2200

4 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

4 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

4 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

4 Bedrooms

441 Scout Pl. **\$1,099,000**
Sun 1-4 J. Rockcliff Realtors 457-4551

101 Castleford Cir. **\$1,115,900**
Sat/Sun 1-4 J. Rockcliff Realtors 855-4046

300 Rassai Ct. **\$1,949,000**
Sun 1-4 J. Rockcliff Realtors 980-4816

423 Sutton Cir. **\$684,900**
Sun 1-4 Prudential 858-4384

246 Abigail Cir. **\$999,999**
Sun 1-4 J. Rockcliff Realtors 451-7287

23 Campbell Pl. **\$1,499,900**
Sun 1-4 J. Rockcliff Realtors 736-8411

5 Bedrooms

60 Iron Horse Ln. **\$539,900**
Sun 1-4 J. Rockcliff Realtors 487-2629

WALNUT CREEK

1 Bedrooms

60 Iron Horse Ln. **\$539,900**
Sun 1-4 J. Rockcliff Realtors 487-2629

2 Bedrooms

1690 Parkside **\$514,000**
Sun 1-4 J. Rockcliff Realtors 683-5165

1315 Alma Ave., #253 **\$675,000**
Sun 1-4 J. Rockcliff Realtors 998-4220

3 Bedrooms

1806 Cannon Dr. **\$479,900**
Sun 1-4 J. Rockcliff Realtors 855-4087

2413 Stirrup Ct. **\$799,500**
Sun 1-4 J. Rockcliff Realtors 708-4610

5 Bedrooms

1017 Chamomile Ln. **\$649,000**
Sun 1-4 Coldwell Banker 847-2200

BRENTWOOD

5 Bedrooms

1017 Chamomile Ln. **\$649,000**
Sun 1-4 Coldwell Banker 847-2200

CASTRO VALLEY

3 Bedrooms

25339 Gold Hills Dr. **\$925,000**
Sun 1-4 J. Rockcliff 886-0400

FREMONT

2 Bedrooms

47112 Warm Springs Blvd. Unit 117 **\$379,950**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

35045 Sellers Ct. **\$739,950**
Sat/Sun 1-4 Help-U-Sell PV 462-5950

MARTINEZ

3 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

4 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

3 Bedrooms

4896 Starflower Dr. **\$495,000**
Sun 1-4 Coldwell Banker 847-2200

4 Bedrooms

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LIVERMORE

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OPEN SUN 1-4



LIVERMORE

2886 MISSION LANE \$1,669,899
Southern Livermore American Style Farmhouse provides all the amenities for comfortable vineyard living. Located in the Sevillano community a one-half acre lot.
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PLEASANTON



6056 SEQUOIA COURT \$799,500
Absolutely Immaculate! Amazing pride of ownership is obvious in this lovely home. Situated on a quiet cul-de-sac, across the street from the park, it boasts updates galore.
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OPEN SUN 1-4



CASTRO VALLEY

25339 GOLD HILLS DR \$925,000
Panoramic views! 3 Beds, 2 1/2 Baths, 2,357 Sq. Ft., Shows like a model! Pro Home Theatre to be sold separately
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OPEN SUN 1:30-4



DUBLIN

11644 CIRCLE WAY \$739,000
Remodeled kitchen w/granite counters, maple cabinets, stainless steel appliances & French pocket doors. Updated; baths, dual pane windows, newer 30 yr roof, hardwood floors.
SUSETTE CLARK-WALKER 925.570.0717

NEW PRICE!



TRACY

1630 STAGS LEAP LANE \$359,000
Price reduced for quick sale! Under market! 3 Beds, 2 baths, 2 Car Garage, Freshly Painted In & Out! New Tile Floors, New Appliances, Window Coverings and Fences!
DENISE IVALDI 925.846.7997

LIVERMORE



4033 CAMROSE AVE \$924,000
Enjoy this beautiful home w/ pebbletec pool an entertainers delight. 4 Bedrooms plus den w/ built in bookcases off entry, 1 bed is a princess suite w/ full bath, 3.5 Baths.
MICHAEL TESSARO 925.519.9099

NEW PRICE!



TRACY

8910 W VALPICO ROAD \$1,150,000
You will love this Gorgeous Mediterranean Home! Situated on 33,977 sq ft lot. Owner has expanded the house, All features and furnishes are new! 5bdrms/4bths. Family Rooms.
RAMZIA WAHAB 925.251.2533

FREMONT



4534 VIRIO COMMON \$469,950
Wow! What a beauty. Great central location. New Kitchen cabinets granite counters and S/S appliances. New carpeting, paint and tile flooring. Bathrooms have been updated as well.
TODD MARTINEZ 925.784.7000

NEW PRICE!



CASTRO VALLEY

18765 PARSONS AVE \$650,000
One of Kind! Central AC & Heating, Hardwood Floors, Designer/Customized Kitchen & Bathrooms, Kraftmaid Wood Cabinets, Granite Countertops, Stainless Steel Appliances, Italian Glass Mosaico.
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34659 LANG AVE \$799,888
Pride of ownership reflected in the cond.of this home. Many upgrades including hardwood floor, 6 panel doors, crown molding, granite fireplace/hearth
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Orinda, CA 94563
925.253.7000

Danville
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Danville, CA 94526
925.855.4000

Blackhawk
4105 Blackhawk Plaza Circle
Danville, CA 94506
925.648.5300

Pleasanton
5075 Hopyard Rd., #110
Pleasanton, CA 94588
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Pheasant Ridge

Pleasanton, CA



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Get up to \$200,000 OFF on a model home with over \$700K in upgrades including custom designed swimming pool, full landscaping, wood flooring, custom built-ins, upgraded appliances, crown moulding, designer furniture, art accessories, and so much more in the right location on sale at the right time!

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4656 BLACK AVENUE, PLEASANTON
Offered at \$775,000

Fabulous large back yard w/ resurfaced solar heated pool & spa. Home boasts 4 bedrooms & 2 baths including remodeled kitchen w/ new tile. Dual pane windows, security / fire alarm system w/ voice activated doors & windows & newer air conditioning. Professionally landscaped w/ sprinkler system. Walk to K-12 schools & 1 block to Aquatic Center. Great Pleasanton Valley Location.



Melissa Pederson 397-4326

KW
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R E A L T Y

...because your move matters



OPEN SUN 1-4

176 ALDEN LANE, LIVERMORE
Offered at \$1,145,000

Gorgeous Prima home with 4 bedrooms/3 baths + Library! Very private with no neighbors across street. Fresh paint in and out. Beautiful kitchen counters & Mexican tile backsplash, stainless appliances, pendant lighting. Family room with ceiling fan & surround sound. Formal dining and Library! Master retreat with fireplace! Don't miss this!



Gene & Cindy Williams 918-2045



SOLD

5544 Paseo Navarro



SOLD

3710 W. Las Positas



SOLD

46895 Bradley

Your home could be the next one!
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Jim Walker 397-4300



OPEN SAT 1-4

10894 INSPIRATION CIRCLE, DUBLIN
Priced to sell at \$1,450,000

Amazing panoramic views from every room! 1/2 Acre lot. Highlander Model 5bd, 4.5ba with gourmet kitchen with granite slab counters & stainless appls and cherry hardwood floors, 1bdrm 1.5bath downstairs. Two fireplaces, large master suite with private balcony, soaking tub and walk in closets. Many upgrades to see. Beautiful backyard with rose garden and lawn and patio areas. Room for a pool. 3 car garage. Private court entry. No rear neighbors just open space. Call the Serrao team for more info.



Dennis & Stella Serrao 398-0234



\$100,000 PRICE REDUCTION

1061 GRAY FOX CIRCLE, PLEASANTON
Offered at \$1,499,000

\$100,000 PRICE REDUCTION!
Restore this Foxbrough Estate Home with 4 bedrooms, a den and over 3900 sq ft. Price \$65,000 below the last sale with over 600 sq ft more! Located on a serene & private lot with a sparkling pool & spa.



NEW PRICE

8333 CREEKSIDE DRIVE, DUBLIN
Offered at \$1,100,000

Stunning Bordeaux Estates home on an 18,000 sq ft lot, with 4 bd, 3 ba & over 3600 sq ft. Gourmet kitchen w/ oak cabinetry & family rm w/ wet bar. Large master bdrm w/ oval tub & walk-in closet. One bdrm & bath downstairs that is perfect for in-law or nanny set up.



Dave & Sue Flashberger 463-0436



SALE PENDING!

3328 SMOKETREE COMMONS, PLEASANTON

Darling 2 bedroom 2 bath condo with vaulted ceiling, spacious balcony & detached garage.



Beth LaGrant 924-0444



814 GRAY FOX CIRCLE, PLEASANTON
Offered at \$1,595,000

One of a kind property! Located on over 3/4 acre flat lot! Great open floor plan with cathedral ceilings, hardwood floors, remodeled kitchen w granite countertops and maple cabinetry. Offers a music room, large bedrooms & incredibly beautiful yard with swimming pool, sports court, deck and lush gardens.



Melissa Pederson 397-4326



OPEN SAT/SUN 1-4

4908 BLACKBIRD WAY, PLEASANTON
Offered at \$824,000

CURB APPEAL...Single story Birdland beauty. 4 bed/2bath, pool sized corner lot. Tile, hardwood, gourmet appliances...More info at www.FabulousProperties.net

Need the straight scoop on the market? Call for your free market consultation.



Donna Garrison & Susan Schall 397-4165 & 397-4244



532 ROSSO COURT RUBY HILL, PLEASANTON
Offered at \$1,239,000

A very popular floor plan, in Premia of Ruby Hill, which offers 4BR, and 3BA, with one bedroom/bath located downstairs, and can be used as an office or den. Lush, gorgeous rear yard, features built in BBQ and patios.



Dave & Fran Cunningham 426-7957



657 VARESE DRIVE RUBY HILL, PLEASANTON
Offered at \$1,895,000

Beautiful Ruby Hill home offers 3,925 sq. ft., 5 bedrooms, 3.5 baths, huge pool size backyard, lush landscaping, cul-de-sac location.



Dave & Fran Cunningham 426-7957



EXCLUSIVE

1717 COURTNEY AVE., CHAIN OF LAKES, PLEASANTON
Offered at 1,950,000

EXCLUSIVE! Absolutely gorgeous home in highly sought after neighborhood located near award-winning Mohr Elementary School. Completely remodeled in 2006, home offers 3 BR (can convert to 4), 3 BA, in 3338 sq. ft, large corner lot, pool/spa and showcase garage!



Dave & Fran Cunningham 426-7957

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459 Main Street



COLDWELL BANKER



BLACKHAWK
SUN 1 - 4 44 TENNIS CLUB DR.
TOTALLY REMODELED! \$1,349,000
4 BR 2 BA over 3,000 sqft,semi-custom hme. Remodeled top to bottom! Premium lot w/ breathtaking views 925.847.2200



BRENTWOOD
SUN 1 - 4 1017 CHAMOMILE LN.
FABULOUS 5 BED. + LOFT! \$649,000
5 BR 3 BA 5 xtra lrg bedrms + huge loft,apx. 2800 sq.ft. grt kit w/granite,insde lndry, 3 car grge. 925.847.2200



CASTRO VALLEY
2209 CAMINO DELORES
GORGEOUS CUSTOM HOME \$849,000
3 BR 3 BA bonus rm/game rm/home off,2 mas- ter suites,to much to list! Visitwww.MLStrival- ley.com 925.847.2200



DUBLIN
SUN 1 - 4 4021 CHANTERELLE PLACE
SHOW'S LIKE A MODEL \$729,800
3 BR 2.5 BA Great value for this charming home, decorated to perfection,court location, 5 years young! 925.847.2200



FREMONT
SUN 1 - 4 47112 WARM SPRINGS BLVD, UNIT 117
STUNNING! \$379,950
2 BR 1 BA unit w/upgrades galore includ- ing slab granite,new flooring & much more, excellent location 925.847.2200



MARTINEZ
SUN 1 - 4 4896 STARFLOWER DR.
MT. DIABLO VIEW! \$495,000
3 BR 2 BA Highly upgrd w/slate tld entry,kit. features stnls stl app. granite counters,fully lndscpd. 925.847.2200



NEWARK
SUN 1 - 4 5402 MCLAUGHLIN AVE
MAGNIFICENT ON MCLAUGHLIN \$699,950
4 BR 2 BA '07 remodel: slab granite, cherry cabinets, tile & carpeting, baths. Stunning! Must see! 925.847.2200



PLEASANTON
SUN 1 - 4 5380 BROOKSIDE CT
PRETTY IN PLEASANTON \$599,888
3 BR 2.5 BA Stunning 3 bd,2.5 bth unit. Lrg patio,updt kit&flrs, huge mstr ste, new crpt& wndrfl HOA. 925.847.2200

CONCORD

1804 EVALANE WAY
GORGEOUS HOME! \$639,000
4 BR 3 BA remodeled kit w/corain cntrs,newer cabs/appl,hrdwd flrng in kit,fam/hall,dual pane windows 925.847.2200

DUBLIN

3240 MAGUIRE WAY, UNIT 411
GREAT OPPORTUNITY \$460,888
2 BR 2 BA pool,spa, theater rm/fitness center,adjacent to future Promenade Village Center, shops/ent 925.847.2200

HAYWARD

3188 D STREET
VIEWS,VIEWS,VIEWS! \$600,000
3 BR 2 BA lrg mstr w/deck & round tub/sep shwr,kit w/slab granite cntrs,new cabs,new crpt,1610 sqft 925.847.2200

LIVERMORE

647 ELIOT DRIVE
RARELY AVAILABLE \$899,000
4 BR 2.5 BA 2975 sq. ft.,on a huge lot with a pool,in a gorgeous neighborhood with tree lined streets 925.847.2200

4293 BELMAWR DR
ESQUISITELY UPGRADED HOME \$899,000
4 BR 2.5 BA room for the BIG toys!Slab granite counters & island, tile flring & hickory plank hardwood 925.847.2200

1866 CORTE CAVA
CUL-DE-SAC LOCATION \$565,000
3 BR 3 BA +loft,enjoy refreshing pool after hard days work, new carpet/paint/prof lndscpd bckryd 925.847.2200

566 CEDAR DR SUN 1 - 4
LOT'S OF UPGRADES!!! \$549,000
3 BR 2 BA upgrd kit w/grnite.Vaultd ceilings,nice tile flrg/crpt thru out.Nice bckryd w/lrg side yrd 925.847.2200

6255 FORGET ME NOT COMMON
PICTURE PERFECT END UNIT! \$489,000
3 BR 2.5 BA Upgraded w/Granite Kitchen Counters,Tile Flooring, 2-Car Attached Garage & Open Floor Plan 925.847.2200

139 WINDWARD CMN # 1
6 YEARS OLD \$397,000
2 BR 2 BA Gated community,beautiful pergo flring,1 car garage, pool/tennis courts.Popular Copperhill 925.847.2200

MANTECA

1012 W ALAMEDA ST.
GORGEOUS HOME! \$539,000
5 BR 3 BA approx. 2,900 sq. ft., spacious laundry room, loft space and security system 925.847.2200

MORGAN HILL

19185 SAFFRON DRIVE
BEAUTIFUL \$779,000
4 BR 2.5 BA upgraded, nice cul-de-sac, nearby schls, shppng,easy commuting loc. land- scaped/maintained 925.847.2200

MOUNTAIN HOUSE

523 S. TRADITION ST
FORMER MODEL HOME! \$599,900
4 BR 3 BA + office w/huge kitchen/isle, hard- wood floors, 3-car garage,lush backyard w/ patio/fountain 925.847.2200

457 STEVEN ST
BEAUTIFUL PULTE HOME \$505,000
4 BR 2.5 BA built 04, family rm w/gas frpl,great backyard w/patio & grass,lrg kitchen w/walk-in pantry 925.847.2200

400 GOODALL DR.
MOUNTAIN HOUSE BEAUTY \$474,000
3 BR 2.5 BA blt' 04, kit/islnd, fam/frpl,sep liv,2 patios in bk,2 air/heat,wash/dry/frig/sat dish stay 925.847.2200

PLEASANTON

4232 BEVILACQUA DR. SAT & SUN 1-4
A QUIET RETREAT \$849,950
3 bds, 2 bths, spacious front yard w/vineyard, close to downtown, to many amenities to list! 925.847.2200

446-4 SYCAMORE TERRACE
SPECTACULAR VIEWS! \$699,000
graded flat lot/priv court,over 1/2 acre next to million dollar homes,all utilites to site 925.847.2200

4213 SHELDON CIR
2 BDRM SUITE TWNHSE \$470,000
2 BR 2.5 BA kitchen has breakfast bar, dining area, living room w/fireplace, sunny patio,1 car garage, 925.847.2200

7730B CANYON MEADOW CIR, UNIT B
GORGEOUS VIEWS! \$450,000
2 BR 2 BA vaulted ceilings/kit w/new cabs/slab granite cntrs/bths remodld w/tile flrs/pedestal sinks 925.847.2200

3847 VINEYARD AVE B
PRICED TO SELL \$305,000
1 BR 1 BA Upgraded unit, kitchen w/tile coun- ters & parquet floor. Inside laundry & office/ bonus room 925.847.2200

SAN FRANCISCO

1240 SANCHEZ ST
WALK TO NOE VALLEY! \$850,000
3 BR 1 BA remodeled throughout, kit w/maple cabinets/granite counters, open liv/din w/ hardwd flrs 925.847.2200

SAN LORENZO

17393 VIA LA JOLLA
BEAUTY-WOW! \$509,000
3 BR 1 BA lrg priv lot,sep formal din rm,eat-in kit,NEW-paint/watr heatr/rf/guttr system/cprp plumbg 925.847.2200

SAN RAMON

76 AUTUMNWIND COURT
ELEGANT & STUNNING! \$959,000
4 BR 3 BA Aprx. 2,614 sq ft.Full BD/BA down. Remodeled top to bottom. Premium lot w/ sparkling pl/spa 925.847.2200

TRACY

1846 KAGEHIRO DR
GORGEOUS!! \$849,000
5 BR 4.5 BA stained oak throughoutMassive kit,islnd w/sink,2 frpls.HUGE RV prkg/4 car gar,new backyd 925.847.2200

1285 BELMONT COURT
NEW PRICE \$649,500
5 BR 2.5 BA 3 yr old home, w/approx. 2750 sq.ft., lot approx 10,900 sq.ft.3 car garage, cul- de-sac loc 925.847.2200

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When an online buyer shows interest in your home on one of our leading websites, our award winning online rapid response system instantly sends a message to your Coldwell Banker Sales Associate's cell phone and e-mail within 15 seconds. This exclusive system ensures buyers interested in our clients' homes get a prompt, professional reply within minutes. Go ahead. Log on to

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Pleasanton 925.847.2200 5980 Stoneridge Drive, Ste. 122

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SUNDY BROCCO

Partner
925.640.3024
SBrocco@EmpireRA.com



Golden Eagle Manor, located in Pleasanton's Golden Eagle Estates, a gated community of 80 homes on approx. 231 acres located on Pleasanton's West Side.

Featuring custom cherry wood cabinetry and floors with exceptional detailing including wainscoting, crown molding, three fireplaces, downstairs master suite, complete library with incredible cherry wood detailing from floor to ceiling, oversized 5 car garage...which also includes separate workshop & exercise room. Home is approximately 5800 sq. ft. in size on 1.1 acres (approx.) highlighted with three heritage oak trees, completely fenced pool and spa and expansive lawn area. Over \$500k invested in yard 12 years ago. Must see to appreciate.

Call Sundy Brocco at 925-217-5038 or Mary Robbins at 925-217-5048 for a private showing!

www.8044GoldenEagleWy.com

Offered for \$3,885,000

5622 JENSEN RD.
CASTRO VALLEY



5/4.5 PLUS OFFICE 4,600 SF.
\$2,799,000

1306 STONY BROOK
PLEASANTON



3/2.5 PLUS DEN 2,542 SF.
\$1,315,000

1839 BEGONIA CT.
PLEASANTON



4/3 2,541 SF.
\$1,080,000

2103 INVERNESS
PLEASANTON



3/2 2,493 SF.
HIGH \$900's

1565 HOPYARD RD.
PLEASANTON



5/3 2,538 SF.
\$869,000

3944 FAIRLANDS DR.
PLEASANTON



4/3 1,941 SF.
\$795,000

4188 CLARINBRIDGE
DUBLIN RANCH



2/2.5 1,420 SF.
\$524,000

4256 CLARINBRIDGE
DUBLIN RANCH



2/2 1,420 SF.
\$524,000

3706 CENTRAL PKWY.
DUBLIN RANCH



2/2 1,320 SF.
\$519,000

COMING SOON!
CLOSE TO DOWNTOWN
4/2.5 2,200 SF.
BUILT IN 1997



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What Our Clients Have To Say ...

We have the utmost trust in JoAnne. She is very knowledgeable in real estate, and she is so professional. We love her!!
The Latimer's, Dublin

We enjoyed working with JoAnne. She was very helpful and resourceful during our house search from making offers to closing escrow and tying up loose ends after closing.
The Tay's, Pleasanton

We enjoyed working with JoAnne. She worked hard for us. She loves her job and it shows!
The Moore's, San Ramon



5870 Stoneridge Mall Road #150, Pleasanton, CA 94588

For a combined 30+ years, we have been lucky enough to be successful in the Real Estate industry. Our focus has always been on home and family and ... how fortunate we are to be able to live in such a great community! Being residents of the Tri-Valley for more than 25+ years has provided us with the knowledge necessary to help people make decisions based on their circumstances and needs when it comes to finding that perfect home for themselves and their families. Home ... Family ... Community are our keywords for success by making sure that all three go hand-in-hand!

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REALTORS

Sold



907 Sunny Brook, Pleasanton

Come home to Luxury and enjoy Beautiful Sunsets in this stunning 4,934 sqft. Avalon Model in one of Pleasanton's most sought after communities: Bridle Creek! This 5 Bedroom, 5 1/2 Bathroom 5 year old home on a 14,355 sqft. Lot features a Spacious Guest House and feels like a custom home with far too many upgrades to list! Offered at \$1,899,000 www.907sunnybrookway.com

Open Sunday 1-4



1369 Royal Creek Ct., Pleasanton

Absolutely Gorgeous 5 Bedroom, 4 Bathroom home with a Casita on the Westside of Pleasanton only a block from the park! No expense has been spared from the Gourmet Kitchen with Granite Counters and Stainless Steel Appliances to the backyard Paradise complete with your own pool! Price \$1,499,000 www.1369RoyalCreekCourt.com

Just Listed



5662 Carnegie Way, Livermore

Come home to Livermore's Wine Country to this Beautiful 5 Bedroom, 4 Bathroom 3,541 sqft. +/- on a large lot in one of Livermore's most sought after communities, Lindenwood. Highly upgraded and ready to move into, truly a must see home! Price \$1,039,000 www.5662CarnegieWay.com

Open Saturday 1-4



127 Pearlgrass, San Ramon

Adorable Gale Ranch Beauty in San Ramon featuring 4 Bedrooms, 3 Full Bathrooms, A Loft, Over 2600 Square Feet, Hardwood Floors and a Nicely Upgraded Kitchen all on a Spacious Lot in a Court! Price \$888,888 www.127PearlgrassCourt.com



Susie Steele

925.413.9306
925.621.4062
susiesteele@apr.com

Coming Soon!

Stunning Brand New Estate Sized home with a Casita on a 1/2 Acre in Avignon in Pleasanton mid \$2 millions, and Fremont Entry Level Brookvale home remodeled from top to bottom with a pool for mid \$700,000's. Adorable 4 Bedroom, 3 Bathroom home with an Office/ Bonus Room in Pleasanton Hills walking distance to Downtown priced in the mid \$1.2 millions. Call me for further information and to set up a private showing before these hit the market!

Whether you are looking to sell your Luxury Estate or purchase your first Dream Home, I strive to satisfy your Real Estate Needs!

PLEASANTON | 900 Main Street | 925.251.1111

Featured Properties



Blondie's of Downtown Pleasanton for Sale
550 Main Street, Pleasanton
\$130,000

Upscale women's shoe and accessory store boasts approx. 1700 sq. ft. including sales floor, stock room, private restroom and manicure/pedicure area.

Features: Prime downtown store location positioned at the corner of Main and Division Streets. All furniture, fixtures & equipment included in sale, as well as current inventory. Call Rhonda Fee for more details.



A Great Business Opportunity – Jacline's Salon and Spa
1776 First Street, Livermore
\$49,000

This 3 year old building sets the stage for a successful hair salon business. Fully furnished and ready to move in!

Features: 5 styling stations, 3 shampoo bowls, 2 massage pedicure chairs, 2 manicure stations, 2 private facial/massage rooms, and kitchen! Approx. 1370 sq. ft. Call Rhonda Fee for more details.



Rhonda Fee
925.200.0827



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REMODELED DOWNTOWN HOME



JUST REDUCED
OPEN SAT/SUN 1-4

4355 2ND STREET, PLEASANTON

Remodeled home on desirable 2nd Street in Pleasanton. Sit back on your expansive front porch and enjoy this quiet Downtown location. Two and a half bedrooms, two baths, plus guest studio cottage with one bath and kitchenette. Remodeled kitchen with granite slab countertops, and stainless steel appliances. Remodeled bathrooms. Plantation shutters. Newer dual pane windows. Newer roof. Six panel doors with polished nickel hardware. Many upgrades include crown molding and baseboards throughout. Check it out!
OFFERED AT \$995,000

BRAND NEW CUSTOM HOUSE



OPEN SAT/SUN 2-5

5725 OHANA PLACE, PLEASANTON

Just completed! Brand new custom home with all the features you would expect in a custom home and not see in a production home. Located on a private drive with a premium +/- half acre lot. Built by Ohana Homes, which means quality throughout. This high tech home is owner friendly. Beautiful views of Pleasanton Ridge. Five bedrooms plus formal office. Six bathrooms. Approximately 4,500 square feet. Large gourmet kitchen with granite slab countertops, cherry cabinets and stainless steel appliances. Large master suite with retreat area. Andersen French doors to covered lanai from formal living, master, and family rooms. Distressed wide plank wood flooring. Custom crown molding and baseboards throughout. Minutes from Downtown Pleasanton. **OFFERED AT \$2,195,000**

WALNUT HILLS



JUST REDUCED

1397 WHISPERING OAK WAY, PLEASANTON

Beautiful newer four bedroom, three and a half bath home, built in 2003. Approximately 3,364 square feet, includes carriage house. Gourmet kitchen with granite countertops, center island with stainless steel sink, custom cherry cabinetry, and built-in sub zero refrigerator. Large master suite with walk-in closet. Custom tile flooring, dual pane windows. Cherry built-ins throughout. Carriage house can be nice guest quarters, or has been rented out for as much as \$1350/month. Beautifully landscaped. Just minutes to Downtown Pleasanton.
OFFERED AT \$1,059,000

PLEASANTON 900 Main Street



Doug Buenz
925.463.2000
Doug@680Homes.com

For expert real estate services and advice, call or email me today!



THE 680 BLOG

Life, Liberty, and the Pursuit of Real Estate in the Tri-Valley

You Know The Market Has Changed When...

Okay, with all of this bad news on the Pleasanton, Tri-Valley, and California real estate market, you would think that most sellers got the memo that things have changed. Apparently, there are still some sellers who think it is still 2005, and that none of these things affect them. Because I am "the giver," I want to do my part to help some of these sellers realize that things have changed. So here are some examples about how things have changed since that 2005 market:

Then: Hoping for multiple offers on your home

Now: Hoping for multiple showings (i.e., more than one) a month

Then: Buyers writing cute, heart wrenching letters about how badly they want the house

Now: Sellers writing desperate, heart wrenching letters to potential buyers hoping they buy the house

Then: Listing agents putting a "Coming Soon" sign rider as soon as the sign goes up

Now: Listing agents putting a "Price Reduced" sign rider on as soon as the sign goes up

Then: Sellers worried when their home is on the market for more than 5 days

Now: Sellers relieved that their home was only on the market for 5 months

Then: Sellers informing buyers that they will look at all offers a week from Tuesday at 4:00 PM

Now: The lender informing the sellers that their home will be sold a week from Tuesday at 4:00 on the courthouse steps

Then: Smug Realtors telling someone who works at Starbucks that they don't make enough to qualify to buy a home

Now: Desperate Realtors working at Starbucks learning that they don't make enough to refi out of their option ARM

Then: Sellers want to interview 3 top producing realtors to list their home

Now: Sellers have a hard time finding 3 top producing realtors

Then: Homeowners using their home like an ATM

Now: Homeowners realizing their home is overdrawn

Visit **www.The680Blog.com** for more insights, commentary, and news about Pleasanton & the Tri Valley Area



5 BR + office, 5 1/2 BTH. Newer luxury home on prime private 1/2 acre lot with upgrades galore! \$2,399,900



Exquisite hilltop custom home on +/- 2.4 acres with views and privacy galore! 4 bed, 3 bath with 4 car garage. \$2,149,999.



Upgraded 4 BR, 3 BTH home, over 2500 sq ft, with granite kitchen, vaulted ceilings. Private cul-de-sac lot! \$879,500

Thinking of selling your home?
Let Alain Pinel Realtors list your property.
We have qualified buyers. Contact us today.

UWE MAERCZ OPEN SUNDAY 1-4



PLEASANTON \$2,995,000
New Bay Area Craftsman on corner lot and cul-de-sac location. 6000+/-sf and 26,000+/-sf lot. Home has 6 bedrooms, 6 full and 3 half baths, great room with 16 foot ceilings, movie theatre, 4 car garage. 1842 Sannita Place

UWE MAERCZ OPEN SUNDAY 1-4



PLEASANTON \$2,899,000
Custom estate built by Doble and Son. Impressive views, open space and exceptional architectural design and quality craftsmanship at this private 1.18+/-acre estate. 6bd/5.5ba on a 6100+/-sf lot. 8506 Lupine Court

D. BUENZ/T. MCGUIRE BY APPOINTMENT



PLEASANTON \$2,149,999
Custom hilltop retreat with unparalleled views on 2.23+/-acres! Lovely 4+ bd/3ba estate home with craftsmanship and custom features throughout. Includes a wine cellar, game room/wet bar/3 fireplaces.

MARTA RIEDY BY APPOINTMENT



PLEASANTON \$1,775,000
Spectacular Ruby Hill beauty! 5bd/3ba with over \$300K in upgrades. Gorgeous Chef's kitchen. Large private backyard with BBQ center. Close to golf, tennis and swimming!

SUSIE STEELE BY APPOINTMENT



PLEASANTON \$1,499,000
Stunning newer 6bd/5ba home with a guest unit. Fireplaces in LR/FR. Backyard paradise with pool and built in BBQ. Owner has thought of everything from top to bottom. A must see!

MOXLEY TEAM OPEN SUNDAY 1:30-4:30



PLEASANTON \$1,315,000
What more could you want! This home has it all, single story, great location and ready to move into. A grand entrance welcomes you in with its cherry floors/high ceilings. Spacious master suite/bath. 1306 Stony Brook

BLAISE LOFLAND BY APPOINTMENT



PLEASANTON \$1,079,000
4bd/3.5ba, 3364+/-sf home with Carriage House. Gourmet kitchen with granite and cherry cabinets. Custom tile flooring. Beautifully landscaped.

TIM MCGUIRE BY APPOINTMENT



PLEASANTON \$997,000
Heritage Model built in 1971 by Morrison Homes. 5bd(potential 6 bd), 3ba 2560+/-sf. 7860+/-sf lot (.18+/-acres)! Remodeled kitchen with corian counters, maple cabinets and tile flooring.

BLAISE LOFLAND OPEN SUNDAY 1-4



PLEASANTON \$995,000
Extensively remodeled 1744+/-sf. 3bd/3ba. (1bd/ba in Studio Cottage) Remodeled kitchen/baths. Plantation shutters. Newer roof. Dual pane windows. Expansive front porch. 4355 2nd St.

MOXLEY TEAM OPEN SUNDAY 1:30-4:30



PLEASANTON \$869,000
5bd/3ba, 2538+/-sf. 2 master suites. Baths recently remodeled. Hardwood flooring, recessed lighting. Kitchen with eat-in area. Walk-in closet in master. 1565 Hopyard

PETER MCDOWELL BY APPOINTMENT



LIVERMORE \$823,000
Quiet neighborhood! Beautiful 4bd/3ba home. Spacious family room with fireplace. Open kitchen with Corian countertops. Large private yard with RV pad. Close to parks and schools.

MARK JAMES BY APPOINTMENT



PLEASANTON \$822,000
Recently remodeled 2040+/-sf home with 4bd/2ba with master downstairs. New carpet, paint inside and outside.

BARRACLOUGH & DAVIS OPEN SUNDAY 1-4



PLEASANTON \$799,950
Stunning 4bd/2ba home in the Mission Hills neighborhood of Pleasanton. Nice yard with pool and spa. Fabulous open floor plan. Great for entertaining! The home has been completely updated. 5703 San Antonio St.

SUE MCKINLEY BY APPOINTMENT



PLEASANTON \$748,500
Lovely single story 4bd/3ba, 1800+/-sf home with open floor plan. 2 master suites. Private backyard with spa and deck. Close to schools and swim club. Ready to move into! Easy access to Highway 580/680.

MAUREEN NOKES BY APPOINTMENT



LIVERMORE \$597,950
Almost a complete home remodel. Stunning 3bd/2ba home features new kitchen, baths, dual pane windows, carpet, landscaping. Includes sparkling pool.

MARY JANE DEERING BY APPOINTMENT



LIVERMORE \$525,000
Darling rancher 3 bd/2ba, 1224+/-sf, totally updated home. Hardwood floors, new kitchen cabinets, Granite counters, tile floors, dual pane windows, A/C, inside laundry. Quaint backyard. Close to downtown.



Mike Peel
Owner



Steve Fast
Owner



Karla Brown
Manager

Thank You Again!!!

Pleasanton Weekly's
BEST OF PLEASANTON
2007

for voting us the
BEST Real Estate Company
in Pleasanton

PLEASANTON



BEAUTIFUL CUSTOM HOME 5BD/3BA, upgraded throughout, excellent schools, 3-car garage plus 300 sq. ft. workshop, views of the hills, fully landscaped
925.426.3800 **\$1,398,800**

PLEASANTON



FORMER MODEL HOME 3BD/2½BA, tile flooring downstairs, Corian counters, two-tone paint, crown moulding, large master suite, professionally landscaped
925.426.3800 **\$1,024,888**

LIVERMORE



QUIET COURT LOCATION 4BD/3BA, plus office/retreat, large yard, side yard access, 1 bed and bath downstairs, shutters, central vacuum
925.426.3800 **\$999,850**

PLEASANTON



DESIRABLE FLOORPLAN 4BD/3BA, kitchen offers maple cabinets & maple hardwood flooring, center island, tile entry, neutral carpeting, professionally landscaped
925.426.3800 **\$814,888**

PLEASANTON



DESIRABLE SHADOW CLIFFS HOME 3BD/2BA, open & bright, newer kitchen with granite, newer appliances and tile floor, crown moulding
925.426.3800 **\$624,500**

TRACY



WOW!!! 4BD/2½BA, hardwood floors, two fireplaces, gourmet kitchen, beautiful pool, decorative hardscape, balcony, professionally landscaped
925.426.3800 **\$579,000**

PLEASANTON



WALK TO DOWNTOWN 2BD/1BA, new paint, freshly landscaped, new furnace & A/C, updated kitchen and bath, private yard with hot tub
925.426.3800 **\$559,000**

All of our agents receive **generous recruitment bonuses** for each experienced agent they bring to Hometown. Give one a call and find out why they are **proud to be at Hometown GMAC**, or call a manager to learn more.
Call Karla at 455-7000