

December 5, 2008

Section 2 PLEASANTON WEEKLY

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'Tis the season to entertain

Local shows, events
help ring in the
holidays



Amanda Hoey dances in "The Nutcracker," an annual performance by the Valley Dance Theatre that comes to the Bankhead Theater in December. Performances will be accompanied by the Livermore-Amador Symphony pit orchestra with pre-show carols by Harmony Fusion Chorus and Valley Concert Chorale.

Ken Johnson Photography

Talent abounds in the Tri-Valley, proving you don't have to go far to enjoy the sights and sounds of the season. From classics like "The Nutcracker" to teen improvisation "Tri-Valley High: Home for the Holidays," there are plenty of nearby options to help get in the holiday spirit.

Holiday Celebrations Around the World

Families can share a global holiday experience without leaving the city limits. "Holiday Celebrations Around the World," written by popular Bay Area actor and educator Paula Wujek, comes to Amador Theater Dec. 13, with a showing at 11 a.m. as a part of the new SaturYAY series put on by the city of Pleasanton Civic Arts, and an evening show at 8.

New and traditional characters will take the stage to portray the legends of La Befana of Italy and Santa Lucia of Sweden, as well as traditions with the Winter Solstice and stories from Iceland. Special guest, the Punjabi Heritage Society, will perform Visakhi, the traditional dance of the Indian harvest season.

The cast, comprised of seven adults and 12 children, even makes a trip to the imaginary Isle of Mystic Toys and the North Pole to visit Santa Claus and the elves.

Look for a performance by Pleasanton's vocal trio, The Pleasantones, as well as an appearance by The Grinch.

"Our goal is for the community to have fun, get into the holiday spirit and learn something new about other cultures and how they celebrate the season," Wujek said. "There will be ample opportunities to sing along and we'll project lyrics a screen so everyone can join in."

Tickets for the 11 a.m. show are \$10, \$14 and \$18 for adults and \$6, \$10 and \$14 for children. The 8 p.m. show ticket prices are \$14, \$18 and \$20 for adults and \$8, \$12 and \$16 for children.

Tickets for Civic Arts shows are available online at www.civictickets.org up to three hours prior to the performances, by phone at 931-3444, or in person at the Amador Theater box office, which is open from 10 a.m. to 2 p.m. Monday through Friday and for two hours prior to the performance. Group discounts are available.

Holiday Concerts

The Pleasanton Community Concert Band will present its annual Holiday Concert from 2 to 4 p.m. Dec. 14 at the Amador Theater, 1155 Santa Rita Road.

Cool Yule Gala

The Tri-Valley's newest performing arts group, Pride of the Pacific women's a cappella chorus, presents their inaugural concert at 6:30 p.m. Saturday, Dec. 6 at the Aahmes Event Center, 170 Lindbergh Ave. in Livermore. Cool Yule is a dinner show and will feature a tri-tip dinner (vegetarian entree available), silent auction and raffle. Tickets are \$35. Call 980-0311 or visit www.prideofthepacific.org.

Sing-It-Yourself Messiah

In its third year, the Sing-It-Yourself Messiah is back for another round of joining the community in song. Hosted by the

over 100 singers from around the Tri-Valley and beyond. It's great being able to offer this musical experience to the area, complete with professional soloists and accompaniment by our accompanist and internationally-known concert pianist Daniel Glover."

While extra copies of "Messiah" will be available, singers are encouraged to bring their own copy.

Tickets are \$10 and may be purchased by calling 866-4003, by email to info@valleyconcertchorale.org, or at the door.

For those who can't wait to get in the sing-along action, the chorale will also be performing at 3 p.m. Sunday at Trinity Lutheran Church. Called "An Italian Holiday," the show features holiday music from Italian composers. Tickets are \$18 in advance or \$20 at the door. Students 18 and under are free.

Tri-Valley High: Home for the Holidays

Civic Arts' teen improv troupe is at it again, bringing the laughs on the fly. The story flows with help from the audience as they help the teens develop the characters.

"At our Halloween show, the audience loved it when the teen performers incorporated their suggestions in the show so effortlessly," said Mark Duncanson, Civic Arts youth program coordinator. "Big laughs also came when the teen improvisers took little blunders onstage and twisted them into the fabric of the story."

Duncanson said audiences say they continue to be amazed that the performers can carry on an entire play without a script.

"The word is getting around, too, evidenced by the size of our last audience, which was more than double the previous one," he said.

The troupe is comprised of 13 high school students, five boys and eight girls, who attended improvisation classes through the city's Parks and Community Services department. To learn more about the group, call 931-3481 or visit www.pleasantoncivicsarts.org.

"Tri-Valley High: Home for the Holidays" will have shows at 7:30 p.m. Dec. 11 and 12 at the Veterans Memorial Building, 301 Main St. Tickets are \$10 in advance or \$15 at the door.

The Nutcracker

The classic Tchaikovsky ballet featuring Clara and her beloved nutcracker comes to Livermore's Bankhead Theater.



In a dream, student traveler Grace (Lexi Padvan) greets Mrs. Claus (Mary Easley) during the North Pole stop of "Holiday Celebrations Around the World" Dec. 13 at the Amador Theater.

Valley Concert Chorale, it is going to be held at 7 p.m. Dec. 12 at Trinity Lutheran Church, located at 1225 Hopyard Road.

Hanel's choral masterpiece has become tradition and the community is invited to take part in singing Part I of "Messiah," known as the Christmas portion which concludes with the powerful rendition of the "Hallelujah Chorus."

"This is the third year we are hosting the event for the community which has quickly become a holiday tradition for the region," Valley Concert Chorale President Doris Slater said. "Last year's event was a big success, drawing

(continued on page 26)

Poetic Pleasanton

Poet Laureate Martha Meltzer shares poetry inspired by the city around her

I've always been a stargazer. The moon and the stars hold special fascination for me. I even enjoyed my college astronomy class. This poem speaks to that sense of wonder and magic that the heavens hold for me.

Galileo Looking Down

So long you peered
through telescope and spyglass

studying Andromeda and Crab Nebula
Barnard's Loop and Orion.

You dreamt of a rocket ship
to take you to the stars

I watched from rooftop's edge
as you floated by

your face small and pale
in porthole's silver frame

your expression unreadable
as you looked back at this small ball of blue

I raised my hand in greeting
and imagined you did the same



Martha Meltzer



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Civic Arts

Eddie Rivera and Jessica Svendsgaard perform in the improv show "Tri-Valley High: Home for the Holidays" Dec. 11 and 12 at Pleasanton's Veterans Memorial Building.

Holidays

(continued from page 25)

With performances from Dec. 13 through 21, the Tri-Valley's ballet company, Valley Dance Theater, presents the full-length production for the 28th year.

"There are many other productions called 'The Nutcracker' in the Bay Area each holiday season, but several important features set ours apart," said Betsy Hausberg, Valley Dance Theatre founder and director. "First, ours is one of very few full-length productions that portray the complete Tchaikovsky masterpiece with all the magical splendor of its music."

Last year's shows were so popular that each performance was sold out.

"Secondly," she continued, "all public performances are accompanied live by the Livermore-Amador Symphony pit orchestra. The production also features carols by the Harmony Fusion Chorus and the Valley Concert Chorale prior to the show and during the 'snow' scene, making for an especially dynamic and memorable experience."

Hausberg also said the costumes are original, and is the only ballet

company to do so in-house because she lends her professional costume design and construction experience.

Shows are at 7 p.m. Dec. 13, 14, 19 and 20 and at 2 p.m. Dec. 13, 20 and 21. Tickets are \$23, \$26 and \$31 for adults and \$17 for students 17 and younger. To purchase, visit www.bankheadtheater.org, call 373-6800, or visit the theater box office from noon to 6 p.m. Tuesday through Saturday at 2400 First St. in Livermore.

Bay Bells

Across the freeway, the city of Dublin presents Bay Bells as a part of the fifth annual Winter Concert Series.

Performing on over 100 bells and chimers, Bay Bells represents over 200 years of musical experience as they're one of the nation's longest-running community handbell ensembles.

The group performs at 3 p.m. and 4:30 p.m. Dec. 14 at the Dublin Senior Center, located at 7600 Amador Valley Blvd. Tickets are \$8 for adults, \$5 for children 6 to 12, and \$3 for children 5 and younger. Call 556-4500 or visiting www.dublingrecguide.com.

—Emily West

Now Showing

Australia

★★★

Rated: PG-13 for language, some violence and mature themes
2 hours, 35 minutes

Baz Luhrmann mixes it up in this rangy homage to the divisive history of the land Down Under.

Luhrmann has big shoes to fill and they're his own; he crafted such colorful and accomplished fare as "Strictly Ballroom," "Romeo + Juliet" and "Moulin Rouge" to stupendous effect.

From the get-go the tone of "Australia" is too diverse, starting with some slapstick melodrama that follows English rose Lady Sarah Ashley (Nicole Kidman) as she crosses the globe to Faraway Downs, the remote Northern Territory cattle station owned and operated by her errant husband.

What she finds is a dilapidated farm, a dead spouse and a motley crew of Aborigines that includes a mystical youngster by the name of Nullah (Brandon Walters), whose poignant voice-over unfurls Australia's long and difficult history with the Stolen Generation (children of Australian Aborigine descent who were removed from their families by the Australian government).

With the dubious charm of an old-school serial heroine, Lady Sarah dusts off her button-up shoes and tries to make things right, determined to hang on to her property and keep it from the greedy hands of corrupt cattle baron King Carney (Brian Brown). Not to mention villainous station manager Neil Fletcher (David Wenham).

Naturally Sarah needs a driver to help her get 1,500-plus head of cattle from A to B to secure a lucrative military contract, in this case to Darwin



via a hazardous trek across the Never-Never (as in one will never-never survive). The driver in question is hot and hunky Drover (Hugh Jackman), a self-sufficient Aussie cowboy who's a man's man among men.

Nothing surprises here: the burgeoning beauty-and-the-beast romance, Sarah and Drover's growing attachment to Nullah nor the good vs. evil narrative that's just shy of stale. Luhrmann feels his native land passionately and it shows in his attention to detail, even when that detail strays from its original intent. Which is an apology for the ill treatment of the Aborigines? A social commentary on the negative effects of the Japanese attacks on Darwin? Or an epic love story with the venerable Outback as its backdrop? Only Luhrmann knows for sure.

Walters is the real deal and he puts both Kidman and Jackman to shame with his brilliant smile and fresh approach. As the

spiritual grandson of local seer King George (David Gulpilil), Nullah beguiles with his clairvoyant insight, his desire to straddle both worlds and wisdom well beyond his years.

The pic looks phenomenal, focused as it is on the wild frontiers of Australia's vast boondocks. The parched terrain is impressively expansive and the Aboriginal culture fertile with allure. The entire project is lit with a tawny glow, including Kidman's taut cheekbones and Jackman's chiseled pecs.

I've the niggling feeling that Luhrmann could have achieved something special with his lengthy opus, an aching valentine of intense emotion and sorrowful times past. The profound weight of Australia's cruel racial policies is left relatively murky, leaving in its stead an entertaining but shallow holiday offering.

—Jeanne Aufmuth

Ready to Rent

X-Files: I Want to Believe

Fox DVD
1 hour, 44 minutes
Director: Chris Carter

Chris Carter's "X-Files: I Want to Believe" is a disappointment that you're willing to sit through if only for the nostalgia factor. The movie, which plays like an OK extended episode of the series, is as moody, dark and creepy as the show but, projected onto the big screen, it did not ultimately feel inflated enough to fill the theater. Maybe then the movie may play better in its native setting, the small screen in your living room, where its deliberate dramatics can be enjoyed at the viewer's leisure. What stands out, however, are the compelling subplots in the movie, one that deals with an ethical medical decision involving a child and the other about a priest seeking forgiveness. Both belong in another movie, but both are an inspired touch for what could have been just another bloated summer extravaganza.

If you were a fan of the series, which ran from 1993 through 2002, then you were aptly familiar with the chronicles of alien chasing Fox Mulder (David Duchovny) and his skeptical partner Dana Scully (Gillian Anderson). Every week, both encountered werewolves, vampires, slimy monsters of the sewer, psychic killers and aliens, oh so many aliens. In principal, the show was schlock with a sleek look (which helped define the look of modern TV shows with diffused lighting and deep shadows) but there was something very special in the synthesis of the writing and acting. The scripts by Carter and his team of writers focused on the characters before the monsters and, as espoused by Anderson and Duchovny (who always underacted), it worked. Mulder and Scully not only had witty things to say, but they also had a weird sense of profundity unique to television's contrived sphere.

The movie picks up real time six-or-so years later (don't ask me what happened in the last few seasons of the show, because I tuned out when Duchovny took a hiatus). We find Scully working on an oncology ward for children while Mulder is in hiding from the FBI. A series of missing persons prompts Father Crissman (Billy Connolly) to claim that he has visions of the missing and, in turn, the FBI approaches Scully to see if she can coax Mulder out of hiding to verify Crissman's story. Mulder does, and the pair begins their own investigation based upon Crissman's leads, which takes them further into the snowy Virginia night only to find an operation that is using the abducted for some pretty gruesome research.

Where "X-Files: I Want to Believe" really succeeds is in—surprise—its writing and acting. Carter reintroduces his characters without fanfare, giving both Mulder and Scully an ethical dilemma that feels outside the plot, but is compelling nonetheless. Mulder finds he has to constantly defend convicted pedophile Father Crissman's integrity and Scully has to make a medical decision involving a sick boy's treatment. The main theme involving the X-File is not fleshed out enough, however, so it gets the short end in terms of audience involvement. It is a strangely muted mixture (and especially for such a hyped summer movie), but its fans, and even a few curious laymen, may enjoy this "X-File" too.

—Joe Ramirez



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Sports

Parent photographers

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Pleasanton Rage player wins silver in FIFA World Cup

Foothill senior Olivia Klei comes home with long-lasting memories of her experience

The women's USA National Team came away with the silver in soccer after losing 2-1 to North Korea in double overtime recently. Among the team's players was Pleasanton's Olivia Klei, 17, a senior at Foothill High School.

Klei was named Woman of the Match, the MVP, for her play in a game against Paraguay Nov. 1, leading up to the final match.

Klei, who plays for the Pleasanton Rage, said she'll never forget her unique experience.

"To be a part of a World Cup is more than just playing an international soccer tournament," said Klei, who arrived home to Pleasanton Nov. 17. "A World Cup is countries coming together, despite all differences, and competing to be World Champions with class. In the soccer world this is the biggest event one could possibly attend."

This was the first year a U-17 FIFA Women's World Cup was held. Countries had to qualify and this summer, the U.S. National Team went to Trinidad and Tobago to compete in the CONCACAF World Cup Qualifications, taking first place out of eight countries and earned a spot in the World Cup, held in Auckland, New Zealand. Only 16 top teams around the world



Photos courtesy of Steven Klei

Olivia Klei, seen in both photos wearing No. 20, recently returned home from New Zealand, where the women's U-17 USA National Team won silver.

make the World Cup.

Klei has been competing on the national team for three years for a spot at the final roster. Prior to going to New Zealand, as one of 21 players across the nation from 15 states, she trained every month for a week at a time. These camps were during school and summer creating obstacles with her grades and family time.

"The camps that I went to con-

sisted of double days, fitness tests, tactical tests, competing with professional male soccer players and making sure one got the proper nutrition and hydration," Klei said. "Participating in the World Cup was a tremendous opportunity that I was fortunate to be apart of. I'll never forget the friends I made on the team, the wonderful travel experience I had, and becoming a better player and person."

Pleasanton's Brandon Vical a part of national win

The 14U National Team defeated Guatemalan 16U's National Team 6-1 in a pre-tournament exhibition at Enrique iTrapoi Torrebiarte Stadium in Guatemala City Nov. 28.

Pleasanton's Brandon Vical's highlight of the game was when his routine ground ball was miss-thrown by the second baseman. A number of errors from the Guatemalan team, the U.S. team were able to capitalize on them by winning the game 6-1.

The U.S. continued to the 2008 COPABE Pan Am iAi Qualifier on Nov. 29 taking on the 14U Guatemalan team.

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Eric A. Steuben

U10 United win NorCal Championship

The BUSC U10 United team won the NorCal Championship for the Bronze 2 bracket in Manteca on Nov. 23. They rallied against MVLA (Mountain View) to recover from a 2-0 deficit late in the game and tied it up 2-2 with just minutes left before end of regulation play. After 2 "Golden Goal" periods where neither team scored, the outcome of the game came down to penalty kicks. MVLA shot first and scored. Matt Gates shot for BUSC and tied it up 1-1. MVLA took their second penalty kick and bounced the ball off the right upright post. Marcus Toombs took the next shot for BUSC and scored. MVLA took their third shot and missed over the top crossbar. Bryce Taylor took the third shot for BUSC and scored. Trailing 1-3 in penalty kicks, MVLA brought up their fourth player and needed a goal to stay alive. Their fourth player shot and sailed the ball over the top crossbar. The BUSC U10 team finished off the game, tournament, and season with a very satisfying victory with a score of 3-2.

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Bank near mall robbed Friday

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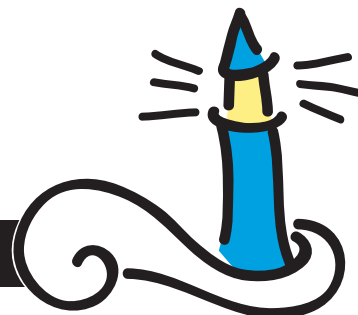
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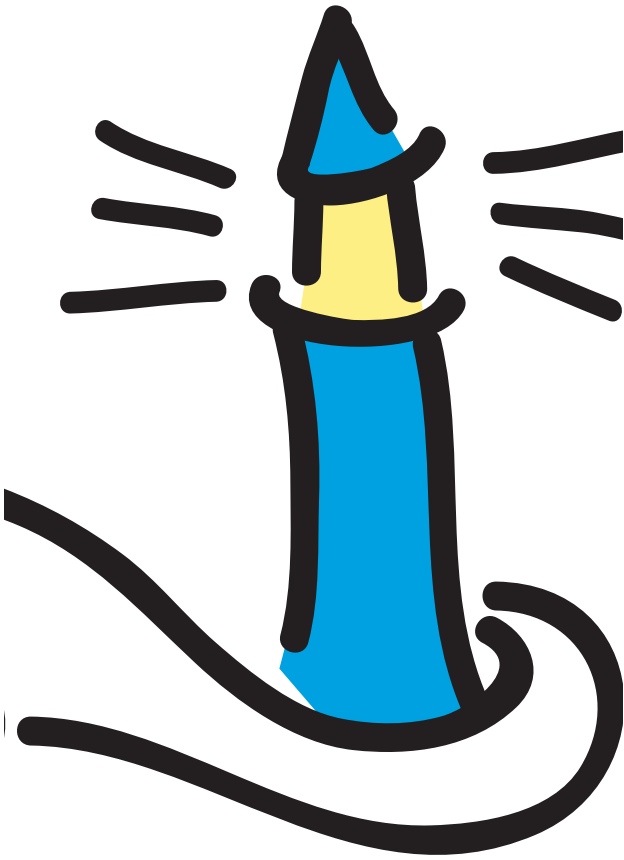
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A home for the abandoned

We'll call them Timmy (orange tabby) and Tommy (gray and white) because we don't know their true names. These docile, neutered big boys appear to have been indoor pets and they have good reason to look scared. On Nov. 30, someone abandoned them in the Pleasanton Ridge parking lot. They set the cat's carrier on the ground in a remote spot, opened the carrier door, and drove away leaving these domestic cats to fend for themselves. This usually means exposure to the cold, starvation, attacks by other animals, or death by cars. What a traumatic experience for an animal that is used to being cared for by its owner.

Timmy was too scared to leave the carrier. Tommy ran and jumped into the undercarriage of a nearby pickup truck and squeezed into a small hiding place on top of the transmission housing. Luckily the vehicle's owner witnessed Tommy's choice of hiding places. Consider Tommy's fate had he not been observed and the vehicle was driven away. It took an hour, and the help of AAA towing service, for animal services to pry grease covered Tommy from his hiding place underneath the truck and reunite him with Timmy in a safe kennel at the animal shelter. Abandonment is cruel, illegal and unnecessary when there are animal shelters available that take in unwanted pets.

Tommy and Timmy are obviously best buddies and placement in a home together would be ideal. For more information about Timmy and Tommy, visit these gentle cats at the East County Animal Shelter, 4595 Gleason Drive in Dublin, open daily from 11:30 a.m. to 5:30 p.m. Call 803-7040. If you have information about those persons responsible for abandoning these animals, call Pleasanton Animal Services at 931-5100 (refer to 08-60137).





Call us Today to find out about the Great Advantages to Buying a Home NOW, NOT Later!

836 Piemonte Dr., Pleasanton



Offered at \$1,699,000 ~ Open Sunday 1-4

Located on 11th & 12th fairways of Ruby Hill Golf Course. 4 BR/3.5 BA + Bonus, 3,845 sq. ft.

4256 Brindisi Pl., Pleasanton



New Price \$1,585,000 ~ Open Sunday 1-4

5 BR, (or 4+office), 3 BA, 3,895 sq. ft. home. Gorgeous views of hills and vineyards.

3651 E. Ruby Hill Dr., Pleasanton



Offered at \$3,600,000 ~ Open Sunday 1-4

7 BR/6.5 BA, 7,673 sq. ft., with guest house and Grecian pool.

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925-426-7957

Donna
Garrison
925-397-4165

Debbly
Johnson-Abarta
925-989-9844

Susan
Schall
925-397-4244

5029 Forest Hill Drive Pleasanton

Open House
Sunday 1-4



Located on the desirable Westside of Pleasanton. This exceptional home is one to see. Built in 1996 this home is beautifully upgraded on a premium lot with views of the valley and foothills. It features 5 bedrooms 3 baths and approx. 3440 sq. ft. The beautiful hardwood and travertine floors throughout, and custom built-ins, and 3 fireplaces are just a few of the special features. Excellent location, large 10,700 sqft flat lot.

OFFERED AT
\$1,375,000

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Real Estate

Home sale of the week



6411 Paseo Santa Maria Pleasanton – \$845,000

This 4 bedroom, 2.5 bathroom home with a 3-car garage has been upgraded with new A/C and heater, carpet, windows, fences, exterior paint, front doors and more. It is located on the west-side of town, on a peaceful street surrounded by well-maintained homes and is within walking distance to the Del Prado Park, as well as the Pleasanton Tennis Park. Listed by Susan Schall of Keller Williams Realty. Sold by Subhas Chandra of Realty World in San Jose.

OPEN HOMES THIS WEEKEND

ALAMO

4 Bedrooms

1490 Laurenita Way \$889,500
Sun 1:30-4:30 Alain Pinel 577-1944

5 Bedrooms

142 Erselia Trail \$2,699,500
Sun 1:30-4:30 Alain Pinel 577-1944

BLACKHAWK

6 Bedrooms

4279 Silver Meadow Court \$2,988,000
Sat/Sun 1-4 Keller Williams 997-1435

DANVILLE

2 Bedrooms

412 Old Orchard Court \$399,999
Sun 1:30-4:30 J Rockcliff 251-2505

LIVERMORE

3 Bedrooms

1929 Monterey Drive \$279,950
Sat/Sun 1-4 Alain Pinel 339-3077

3064 Arbor Ave \$295,000
Sun 2-5 J Rockcliff 583-2169

168 Albatross Ave \$299,950
Sat/Sun 1-4 Alain Pinel, Stasia Poesz 251-1111

1898 Peary Way \$299,999
Sun 1:30-4:30 J Rockcliff 784-2870

1054 Via Madrid \$399,999
Sun 1-4 Suzanne Dominguez, Keller Williams 596-1918

4 Bedrooms

3020 San Minete Dr \$939,000
Sat/Sun 1-4 Steve Mohseni/ Remax Accord 580-8011

6 Bedrooms

635 Travis Circle \$948,000
Sun 12-4 J Rockcliff 899-6011

PLEASANTON

3 Bedrooms

3231 Vineyard Avenue #116 \$235,000
Sat/Sun 1-4 Hometown GMAC 426-0519

4020 Nice Court \$549,000
Sun 1-4 Prudential CA Realty 858-4198

6045 Acadia Way \$599,900
Sun 1-4 Toni Chandler, J Rockcliff 788-7788

7748 Creekside Drive \$599,950
Sun 1-4 Hometown GMAC 899-4085

6322 Alisal Street \$869,000
Sat 1-4 Mike Carey, Investment Real Estate Co. 963-0569

1812 Paseo Del Cajon \$739,000

Sun 1-4 REMAX Accord 699-3122

4 Bedrooms

532 Rosso Court \$1,099,000
Sun 1-4 Keller Williams Realty 202-6298

1109 Navalle Court \$1,125,000
Sun 12-4 Hometown GMAC 426-3818

213 East Angela \$1,149,000
Sat/Sun 1-4 Mike Carey, Investment Real Estate Co. 963-0569

3907 Arrowwood Court \$1,399,999
Sun 1-4 Hometown GMAC 800-362-6257

4914 Middleton Place \$1,475,000
Sun 1-4 Prudential, Glna Piper 462-9175

836 Piemonte Drive \$1,699,000
Sun 1-4 Keller Williams Realty 397-4165

767 Avio Court \$1,799,000
Sun 1-4 Keller Williams Realty 202-6298

899 Oak Manor Way \$2,389,000
Sat 1-4 Doug Buenz, Alain Pinel 463-2000

3630 Pontina Court \$2,774,900
Sat 1-4 Henderson Properties 699-0604

1766 Orchard Way \$710,000
Sat/Sun 1-4 Alain Pinel, Stasia Poesz 251-1111

1831 Halcyon Court \$839,000
Sat/Sun 1-4 Tim McGuire, Alain Pinel 462-7653

2586 Skimmer Court \$875,000
Sun 1-4 Tim McGuire, Alain Pinel 462-7653

455 Linden Way \$950,000
Sun 1-4 Prudential 249-0301

5 Bedrooms

2784 Calle De La Loma \$1,049,000
Sun 1-4 Sally Martin, Alain Pinel 998-4311

1342 West Lagoon \$1,274,979
Sun 1-4 Andy Poryes, Alain Pinel 963-8871

1368 Royal Creek Court \$1,288,888
Sun 1:30-4:30 Brigitte Huntemann, Keller Williams 260-2508

4256 Brindisi Place \$1,585,000
Sun 1-4 Keller Williams Realty 202-6298

4353 West Ruby Hill Drive \$1,650,000
Sun 1-4 Karen T, Coldwell Banker 847-2300

3651 E. Ruby Hill Drive \$3,600,000
Sun 1-4 Keller Williams Realty 397-4244

4931 Monaco Dr. \$984,900
Sat/Sun 1-4 Gene & Cindy Williams, Keller Williams 243-0900

SAN RAMON

3 Bedrooms

2401 Cuenca Drive \$579,000
Sat 1-4 Prudential, Glna Piper 462-9175

4 Bedrooms

30 Pamplona Court \$689,888
Sat/Sun 1-4 Brigitte Huntemann, Keller Williams 260-2508

3417 Bermuda Court \$790,000
Sun 1-4 Prudential 918-0500

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LIVERMORE
 Open SUN 1 - 4 5502 STOCKTON LOOP
VINEYARD NEIGHBORHOOD \$1,098,000
 4 BR 4 BA beautiful signature environmentally
 conscious/energy efficient. Over \$250,000 in up-
 grades 925.847.2200



PLEASANTON
 Open SUN 1 - 4 4353 W RUBY HILL DRIVE
STYLE & COMFORT \$1,650,000
 5 BR 4 BA aprx 4,300 sq ft-1/2 acre-Gourmet
 Kitchen-Lge Great Rm-Dwnstrs Master-Built is BBQ
 & Spa 925.847.2200



SAN RAMON
 Open SUN 1 - 4 4270 CANYON CREST RD W
CHARMING HOME \$835,000
 3 BR 2 BA living/family rms w/vaulted ceilings &
 fireplaces, bcktyrd ovrllks greenbelt w/cov patio/spa
 925.847.2200



SAN RAMON
 Open SAT/SUN 11 - 6 145 COPPER RIDGE RD.
CONDOS/TOWNHOUSES PRICES START IN LOW \$300's
 1 & 2 bd condos/2 bd townhouses,vaulted ceil-
 ings avail,w/garages,gated,renovated/upgraded
 925.847.2200

DUBLIN

10894 GLENGARRY LN
DESINGER TOUCHES \$389,900
 2 BR 2 BA Aprx 1103 sf,vaulted ceilings,att
 gar,spacious kit/gas stove,open flr plan views of
 hills 925.847.2200
 7086 DUBLIN MEADOWS ST. E
GORGEOUS CONDO \$299,500
 1 BR 1 BA Living Room w/Fireplace.Approx. 805' w/
 VIEWS. Washer/Dryer/Fridge/Micro/Dishwasher Stay
 925.847.2200

FREMONT/ARDENWOOD

Open SAT 11 - 4 4491 ARIEL AVE
BRAND NEW \$850,000
 4 BR 3 BA Custom Built Home, plus Media/Bonus
 Room, Lots Of Amenities! 925.847.2200

Open SAT 11 - 4 34773 COMSTOCK COMMON
DESIRABLE CORNER LOT \$635,000
 3 BR 2.5 BA With Great Backyard, Open Floor Plan.
 Walk To Forest Park Elem 925.847.2200

737 CENTRAL AVE
UPGRADED HOME ON LRG LOT \$539,000
 4 BR 3 BA 9193 sf lot,bd/ba dwn,plntation
 shuttrs,bmboo hrdwd flrs,grmite in kit,bcktyrd w/
 mult ptios 925.847.2200

1687 QUAIL ST
GORGEOUS HOME! \$1,500,000
 5 BR 3 BA circular drive, 3 cr gar/2 car detached
 gar,5bd,3ba,2 bonus rms,kit w/corinan cnter,SS appli
 925.847.2200

1061 DIVISION
DESIRABLE PLEASANTON \$659,000
 3 BR 2.5 BA high ceilings,neutral colors
 thruout,granite cntrs in kit w/brkfst bar,hrdwd in
 kit/eat-in 925.847.2200

6098 SEQUOIA CT
FORMER MODEL \$599,000
 3 BR 2 BA deck off kit/mstr. Lots of energy eff.
 upgrds.Lot nxt to grnbelt,wlk to park,shppng/trans
 925.847.2200

FREMONT

38117 CAMBRIDGE CT
GREAT NEIGHBORHOOD! \$850,000
 4 BR 2.5 BA cul-de-sac,hrdwd flrs,wd plntion
 shtrrs,maple kit cbs,Indscpd yrd www.RomarProp-
 erties.net 925.847.2200

LIVERMORE

3300 DYER RD.
LOTS OF LEVEL LAND \$1,195,000
 3 BR 2 BA 29.25 acre parcel w/2000+sq.
 ft.home,dutch barn w/2 flrs,steel framed shop w/2
 rll-up drs 925.847.2200

PLEASANTON

3204 HARVEY CT
BEAUTIFUL REMODELED HOME \$849,000
 4 BR 3 BA 3 car garage,kit w/chrry wd cabs,fam rm
 w/granite frplc/wine bar,updated ba,1 bd/1 ba down
 925.847.2200

3263 VINEYARD AVE
PREMIUM LOT! \$199,900
 2 BR 2 BA bcktyrd w/rdwd dck,seller help w/rent
 spce w/6800 at close!Refrig incl,tile in kit/ba/entry
 925.847.2200

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STOP AND READ!

- Existing Home Sales are at Highest Levels Since August 2007
- Mortgage Rate at Historical Low Levels – 30Yr Fixed Below 6% and Mid 5%
- Wall Street Journal Reports Inventory Levels Down in Most 18 Markets Studied
- Property Values More Than 20% Off Since Peak

It is time to start connecting the dots...We may not be at absolute bottom, but housing and real estate numbers are starting to look better and better.

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- Call To Discuss First Time Homebuyer Programs
- Call To Discuss Investment and Cash Flow Properties



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Steve Mohseni
 Your REO Real Estate Guy
 (925) 580-8011

REO-Open Sunday 1-4



3020 San Minete Drive,
Livermore
 • 4 bedrooms/4Baths, over
 3600SF Luxury Home
 • Large Lot with 3-Car
 Garage and Sparkling Pool
 • Impeccable, Absolutely
 Move-in Condition
 • Nothing Like a Typical
 REO
 • List Price at \$939,900

REO-Open Sunday 1-4



18165 Knight Drive,
Castro Valley
 • 3 Bedrooms, 3 Baths,
 1939SF house in a million
 dollar neighborhood
 • View To Die For
 • Gleaming Hardwood Floor
 Throughout
 • Remodeled Kitchen
 • List Price at \$599,900

REO



• 2 bedrooms, one bath
 Condo
 • Upper Floor, End Unit,
 Quiet Location
 • Recently remodeled
 throughout w/Granite
 Countertops
 • Low \$194 HOA Fee -
 Makes A Great Investment/
 Rental
 • List Price at \$188,900

REO



• 2 Bed/2 Bath Detached
 Single Family Home
 • Charming 1928 English
 Tudor
 • 2 Car Detached Garage-
 R2 Lot
 • Move-in Condition
 • Near Japantown &
 880/101/280
 • Great Investment/Rental
 • List Price \$398,900

Steve Mohseni and Associates at ReMax Accord — (925) 484-0707 — www.BayAreaHomeFinder.com

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J. Rockcliff



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2886 MISSION LN LIVERMORE

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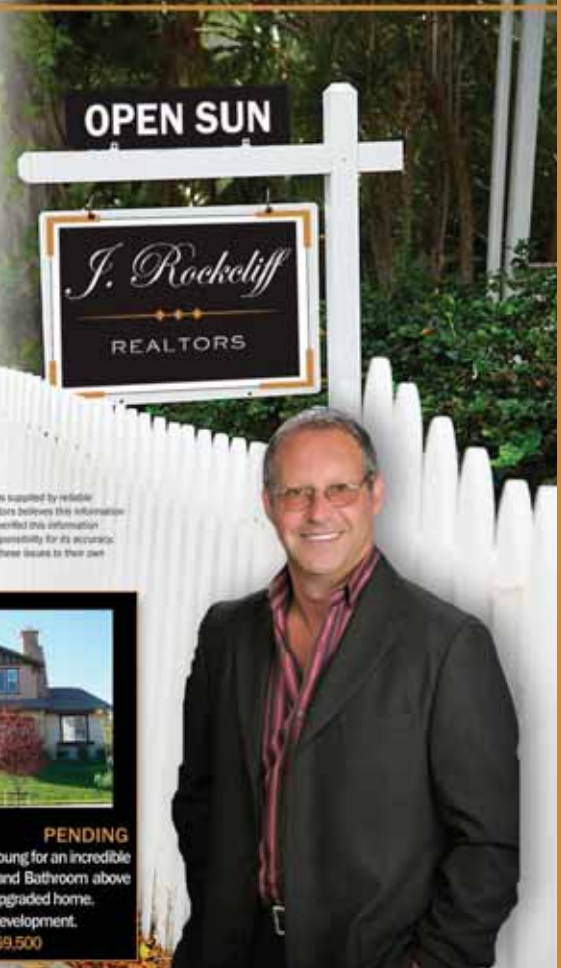
BEAUTIFUL VINEYARD ESTATE IN THE PRESTIGIOUS SEVILLANO DEVELOPMENT. FULLY UPGRADED WITH THE MASTER SUITE DOWNSTAIRS AND A SPARKLING POOL IN A HUGE BACKYARD.
5 Bed 4.5 Bath 4,185+/- SQ FT

256 MCLEOD ST LIVERMORE

Call for Pricing



UNIQUE, ART DECO BEAUTY IN THE HEART OF DOWNTOWN LIVERMORE. INCLUDES A 2 UNIT DUPLEX. WALKING DISTANCE TO RESTAURANTS, SHOPPING AND ENTERTAINMENT.
TOTAL SQ FT 2,750+/- LOT SQ FT 8,925+/-



The above information was supplied by reliable sources. J. Rockcliff Realtors believes this information to be correct but has not verified this information and assumes no legal responsibility for its accuracy. Buyer should investigate these issues to their own satisfaction.



1153 FETZER LN BANK OWNED
Nice and clean, this is a great opportunity to own a large family home that is ready to move-in.
Bed 3 Bath 2.5 1,900+/- SQFT
OFFERED AT \$250,000



4569 BONRAVEN WAY BANK OWNED
Nice and clean, this is a great opportunity to own a large family home that is ready to move-in.
Bed 3 Bath 2.5 1,900+/- SQFT
OFFERED AT \$299,900



4049 FINDLAY WAY PENDING
Great home, updated kitchen, tube skylights, tile granite counters, newer appliances, plenty of cabinets, built in office, ceiling fans thru out, large back yard with side access both sides.
OFFERED AT \$510,000



2599 COWAN WAY PENDING
Bank owned and only 2 years young for an incredible price. Full Casita with kitchen and Bathroom above the garage. Completely upgraded home. Largest model in the development.
OFFERED AT \$869,500

Featured Properties



Livermore – Immaculate 3 bedroom, 2 bathroom home with a large Living Room plus step-down Family Room with brick fireplace. Updated kitchen with newer appliances and tile flooring, updated bathrooms, dual pane windows and a newer roof. Attached two car garage plus a separate 1 car garage is perfect for the handyman's workshop or an extra car.
4024 Pomona Way \$479,000



Livermore – Lovely 3 bedroom, 2 bathroom home with approximately 1372 square feet. Located in a quiet area in Sunset Meadows, it's been updated and well maintained. You'll appreciate the Corian counters, Mission Style kitchen cabinets, newer appliances, dual pane windows and the nice floor plan. The large lot offers a pool, spa and possible side yard access.
2658 Wellingham Drive \$485,000



Pleasanton – Desirable 4 bedroom, 2 bathroom, Pleasanton Valley Home with approximately 1854 square feet, fresh paint and Hardwood and tile floors. Lovely living room, dining area, eat-in kitchen, and family room with fireplace. Nice yards with large screened in room. Great location that allows you to walk to shopping, schools, and the park too.
1531 Greenwood Road \$669,000



Livermore – Pride of ownership makes all the difference with this beautiful, original owner property with high end finishes inside and outside. Four bedrooms, 3.5 bathrooms, over 3500 square feet and a huge lot. The "open" floor plan, fabulous yard with built-in pool with waterfall, court location, great neighborhood and highly desirable schools are a must see.
2168 Grape Leaf Lane \$1,290,000



Pleasanton – Beautiful French Country Chateau with a court location. With 4 bedrooms, 4.5 bathrooms and almost 3400 square feet, this beauty has plenty of room for entertaining and family living. First floor Master Suite with retreat and a spacious loft/media room on the second floor. Downstairs office/den with cherry built-in, two person workstation and bookcases.
2560 Grappa Place \$1,599,000



Pleasanton – Absolutely gorgeous, single story, custom estate located in Ruby Hill. The 4 bedroom, 5.5 bathroom floor plan is set against a resort style rear yard with an azure pool and spa with waterfall. A kitchen that can be called the true heart of this home features abundant custom cabinetry, slab granite counter tops, top of the line appliances and so much more.
3906 Vierra Street \$2,385,000



Pleasanton – A touch of New England elegance sets this distinctive custom residence apart and combines exquisite décor, superior construction and all of the heart warming comforts of home. Stunning interior appointments, including a beautiful gourmet kitchen, a downstairs Master Suite and a light filled great room. An incredible court location that backs to the golf course.
1642 Orvieto Court \$2,595,000



Pleasanton – A "New" custom-built Mediterranean Villa in one of Ruby Hill's most desirable locations. With "Timeless" architectural design, a fantastic floor plan, a huge lot (over 35,000 sq ft), breathtaking views and an unbeatable location, this property is simply spectacular. 5 bedrooms, 5 full baths, 3 half baths, approx. 8,600 sq ft and an oversized 5 car garage!
1916 Ticino Court \$3,750,000



Ruby Hill Division - 101 East Vineyard Ave, Suite 103
Livermore, CA 94550

925.417.2250



J. Rockcliff



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DUBLIN
11601 ALEGRE DR \$675,000
Fantastic family home - court location! Many recent upgrades including exterior refinishing & paint, dual pane windows, wood flooring, crown molding & more. Couple of finishing touches needed.
JOHN MITCHELL 925.251.2534

www.AIAyubi.com



SAN RAMON
805 JADE CREST DR \$1,299,000
Enjoy the ultimate in luxury living that this prestigious community has to offer at The Bridges Golf Course, club house, tennis courts, pool and neighborhood parks, close to highly acclaimed Coyote Creek Elementary School.
AL AYUBI 925.251.2590

OPEN HOUSE SUNDAY 1:30-4



CASTRO VALLEY
5811 SHADOW RIDGE DRIVE \$649,500
Don't walk you better run ! This home is located in an area of Castro Valley that is very desired, this home has beautiful updating thru out, great brazilian hardwood floors, crown molding, new windows, new doors.
KRISTY PEIXOTO 925.251.2536

www.PhyllisandCarolyn.com



PLEASANTON
3491 PARK PLACE \$780,000
Love this location right across from beautiful Meadows Park. Home has been lovingly maintained, remodeled kitchen with granite, new appliances, fresh paint inside and out, plantation shutters, light bright and ready to move in.
PHYLLIS WEINER 925.872.1416

www.PhyllisandCarolyn.com



PLEASANTON
6415 AMBER LANE \$1,048,000
Enjoy the ambience and charm of country living, walk or jog the scenic Happy Valley Loop, and the new Callippe Preserve Golf Course, and be close to downtown! Truly a comfortable, spacious home! Open Sun 1-4PM
PHYLLIS WEINER 925.872.1416

www.TonniChandler.com



PLEASANTON
6045 ACADIA COURT \$599,990
Beautifully maintained 3 bedroom 2 bath single family home close to downtown Pleasanton. Additional patio/sun room not included in the square feet - great for family entertaining! This home features a spacious kitchen.
TONNI CHANDLER 925.251.2556

www.DavidAzimi.com



TRACY
2519 GARAZI ST \$449,500
Built in 2001, 5 bedrooms, 3 full baths, 3,200+/- SQ FT of living space, with a 9,580+/- SQ FT lot. Many upgrades throughout.
DAVID AZIMI 925.251.2580

RUBY HILL LAND



PLEASANTON
3748 SELVANTE ST \$1,148,000
Incredible Views of Mt. Diablo and Pleasanton Hills. Located on a Quiet St. with Complete Approved Building Plans for a 6300+ Sq Ft Mediterranean Style Dream Home. Bldg Prmit Pd. New Retaining Wall is Securely in Place.
COREY GREEN 925.899.6011

www.SusetteClarkWalker.com



PLEASANTON
4075 NEVIS ST \$765,000
Welcome home to your Cottage in the city! This spacious Jensen neighborhood property is ready for you to move right in and call your own. Your new home features 3 bedrooms (which includes 2 master suites).
SUSETTE CLARK-WALKER 925.251.2547

REO/BANK OWNED



LIVERMORE
817 LAMBAREN AVE \$269,500
Great "starter" or investment property. Newer kitchen, hot tub with gazebo, dual pane windows, new water heater, some crown molding.
MICHAEL DELEHANTY 925.251.2516

www.HuntoonHomes.com



LIVERMORE
674 CATALINA DR \$509,000
Popular 4 bedroom single story in Desirable Sunset West neighborhood. Close to schools/shopping, easy commute location. Gorgeous remodeled oak/tile kitchen. Beautiful hardwood and tile floors.
KAREN HUNTOON 925.455.7020

www.HuntoonHomes.com



LIVERMORE
878 WAVERLY CMN \$585,958
Serene sanctuary in the rolling hills! It is also the perfect home for entertaining with high ceilings, a flowing floor plan, a gourmet A&K with a hardwood floor and open living-dining room with a private glassed atrium.
KAREN HUNTOON 925.455.7020

www.MaxdeVries.com



LIVERMORE
256 MCLEOD ST \$829,000
Unique, Art Deco Beauty in the heart of Downtown Livermore, includes a 2 unit duplex. Main home and 1 unit completely remodeled, hardwood and tile floors, granite counters, too much to list! Walking distance to restaurants.
MAX DE VRIES 925.251.2511

www.CarolynForsberg.com



LIVERMORE
4368 ARABIAN RD \$369,950
Home was up-dated 4 years ago with oak kitchen cabinets, granite counter-tops, and family room with fireplace, re-textured ceilings, up-dated baths, dual paned windows & new roof. Spacious lot with side-yard access on both sides.
CAROLYN FORSBERG 925.447.9062

www.TomChance.com



LIVERMORE
2729 KENNEDY ST \$379,000
Sparkling home with lots of upgrades including remodeled kitchen & appliances, refinished hardwood floors, new baseboards, tile floors in the kitchen and baths, newer roof, and fresh paint! Concrete side yard access!
TOM E. CHANCE 925.487.6360

SHARP HORSE PROPERTY



LIVERMORE
5665 VICTORIA LN \$1,299,950
Sharp horse property located on a private road nestled amongst custom estates in the heart of the Livermore wine country Almost 6 flat acres with 4 barns & fenced pastures Updated Kitchen w hickory cabinets, newer s/s appl.
REBECCA L. EVANS 925.784.2870

Walnut Creek
100 N. Main St.
Walnut Creek, CA 94596
925.280.8500

Orinda
89 Davis Rd., Ste. 100
Orinda, CA 94563
925.253.7000

Danville
15 Railroad Ave.
Danville, CA 94526
925.855.4000

Blackhawk
4105 Blackhawk Plaza Cir.
Danville, CA 94506
925.648.5300

Pleasanton
5075 Hopyard Rd., #110
Pleasanton, CA 94588
925.251.2500

Livermore
1983 Second Street
Livermore, CA 94550
925.667.2100

Lafayette
3799 Mt. Diablo Blvd., Ste. 100
Lafayette, CA 94549
925.253.7001

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LIVERMORE



14 ACRE PRIVATE COUNTRY ESTATE
Panoramic Views of Livermore Valley.
3BD/3BA+ office in main house, + 2nd
home & 10 horse stall barn. **\$2,999,000**
925.337.2989 Kim Buerke

SAN RAMON



PRESTIGIOUS CANYON LAKES 5BD/3BA
backs to 16th fairway w/views, open floor
plan, newer carpet/flooring, updated
kitchen w/granite counters. **\$989,000**
925.858.5400 Sheri Platter

TRACY



STUNNING HIDDEN LAKES BEAUTY
5BD/3BA, master suite w/balcony
overlooking backyard, swimming pool &
spa. Gourmet Kitchen. **\$799,500**
925.200.2142 Carla Hunter

PLEASANTON



GARDEN HOUSE 4BD/2BA w/new paint
inside & out, refinished hardwood floors,
updated baths, new front door, inground
pool, covered patio. **\$700,000**
925.426.3888 Steve Fast

PLEASANTON



FRESH ON THE MARKET
KOTTINGER RANCH 4BD/2½BA, 1,875
sq.ft. and spacious yard w/patio, grass area
and side yard. Granite counters, gas stove
and stainless steel appliances. **\$710,000**
925.998.9692 Danielle Peel

PLEASANTON



SINGLE STORY IN DEL PRADO. 3BD/
2BA, 1,673 sq.ft. w/remodeled kitchen,
maple cabinets, center island. Private
backyard w/fruit trees. **\$648,900**
925.426.3826 Tom Fox

SAN RAMON



FRESH ON THE MARKET
GREAT NEIGHBORHOOD 5BD/2½BA
new carpet, paint, Simonton windows,
baseboards, retextured ceilings,
remodeled kitchen & more. **\$588,000**
925.200.2457 Louise Davis

CASTRO VALLEY



MINT CONDITION CONDO 2BD/1BA
well laid out floor plan w/ lots of
upgrades. Dual pane windows thru-out.
Updated kitchen. **\$333,950**
925.580.5793 Wendy Washburn

Hometown GMAC Real Estate is an Independently Owned and Operated Firm



Tim McGuire

925-462-SOLD

WWW.TIMMCGUIRE.NET



OPEN SAT & SUN 1-4



**1831 Halcyon Court,
Pleasanton**

"New Listing!" Gorgeous "Gallery"
model 4bd/3ba, 2146+/- sq.ft.
with full bd/ba downstairs,
blocks from schools and parks.
Offered at \$829,000

OPEN SUN 1-4



**2586 Skimmer Court,
Pleasanton**

Beautifully remodeled 4bd/2.5ba,
2164+/-sq.ft. home with custom
kitchen, hardwood floors,
and pebble tech pool.
Offered at \$875,000



**2822 Jones Gate Court,
Pleasanton**

Extensively remodeled 3bd/2ba,
1800+/-sq.ft. home located on a
secluded court in the "Gates."
One block from sports park.
Offered at \$729,000



**4031 Schween Court,
Pleasanton**

Recently renovated 5bd/3ba,
2304+/-sq.ft. home, like new inside
and out, private backyard with
in-ground pool, close to schools,
parks and shopping.
Offered at \$829,000

BUYER NEEDS

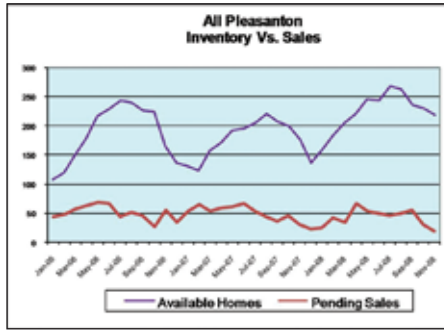
- Couple from the UK seeks Executive home with private lot up to \$2.6m
- Couple with large family seeks Heritage Model in Birdland up to \$1.2m
- Empty Nesters seek 3bd Townhouse with attached garage up to \$600k

The latest from The 680 Blog

Pleasanton Market Update - Sluggish November is a Turkey

Bloated. Sluggish. Slow moving. Weighed Down. Lethargic. No, I'm not talking about how I felt after consuming 22,000 calories on Thanksgiving (who invented yams with marshmallows on them anyway? That's just not fair!). I'm talking instead about the Pleasanton real estate market, which limped through the month of November as if in a deep sleep. It seems the October melt down on Wall Street had an impact on the Pleasanton market, with sales down sharply for the month. There were 19 pending sales of single family homes for all of Pleasanton, down from 30 in October and 55 in September. Yes, the Thanksgiving holiday certainly had some impact, but historically November has been a fairly strong month. Inventory of available single family homes at the end of November was at 218, down from 231 at the end of October. Bargain hunters are definitely out in force, both in the retail shopping arena as well as the real estate market. The good news is that mortgage rates enjoyed a sharp decline as well, and are now near

historic lows. Again, the combination of extremely low interest rates and bargain prices for homes in prime neighborhoods makes this an extraordinary time to buy.



The under \$1,000,000 market saw the sharpest decline in sales, with 12 pending sales for the month of November, as compared to 21 in October and 37 in September. This is somewhat surprising, as conventional logic would >>Go to www.680Homes.com to read the rest of this article.



Doug Buenz

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925.463.2000
680Homes.com



Expert real estate services

Go to 680Homes.com for more information on these homes and other properties.



OPEN SAT 1-4

Exquisite Custom Home! Upgraded with designer finishes, 4 bedrooms + office, 4 1/2 baths, approx. 5300 sq. ft.

Offered at \$2,389,000

899 Oak Manor Way



COMING SOON

Luxury 2 BR, 2 BTH condo in premium gated community! Totally upgraded throughout with granite counters, stone flooring, fireplace and private balcony!

Offered at \$309,000



PENDING SALE

Luxury 1 BR, 1 BTH condo. Totally upgraded throughout with granite counters, stone flooring, and private balcony! Premium gated community!

Offered at \$209,000

ap.com | PLEASANTON | 900 Main Street 925.251.1111



BLAISE LOFLAND



925.846.6500
www.blaiselofland.com
blaise@blaiselofland.com

ap.com

PLEASANTON VALLEY (BIRDLAND)



PENDING

5058 BLACKBIRD WAY, PLEASANTON

Highly upgraded customized home in the heart of Birdland. New remodeled gourmet kitchen with granite countertops, hardwood flooring, and appliances. Five bedrooms, two and a half bathrooms. Approximately 2,745 square feet. Extensive new interior paint. Tile roof. Professionally landscaped, private rear yard with mature trees. Super location! Walking distance to all levels of school, neighborhood park, and aquatic center. Many upgrades... must see!
OFFERED AT \$899,500

PRIVATE CUSTOM ESTATE



3752 TRENER DRIVE, PLEASANTON

Gorgeous Mediterranean custom home on premium +/- one acre estate lot. Private secluded location. This home has approximately 8,402 square feet (6,141 on main level), seven bedrooms plus private office, and seven and a half bathrooms. Expansive gourmet kitchen. Antique marble, and Brazilian cherry hardwood floors. Extremely private rear grounds—great for entertaining with in-ground swimming pool. Expansive lawn area and beautiful mature landscaping. Circular driveway and oversized four plus car garage. Conveniently located in town near services, activities, and walking distance to desirable Mohr Elementary! **OFFERED AT \$3,795,000**

VENTANA HILLS



JUST CLOSED

1161 HOPKINS WAY, PLEASANTON

Beautiful Carmel Model in desirable Ventana Hills. Four bedrooms (4th bonus room), 3.5 Baths. Approximately 3000 square feet. Premium location. Walk to neighborhood park and downtown! Downstairs master suite, extensive hardwood flooring, new carpet, plantation shutters, new exterior paint. Professionally landscaped.
OFFERED AT \$1,049,000

Silver Oaks Estates

OPEN SUN 1-4



BRAND NEW SINGLE LEVEL CUSTOM HOME FOR SALE!
Brand new single level custom home. This premium .45 acre lot is surrounded by Oak studded open space. At the gateway to the Wine Country. Panoramic views of Mt. Diablo/the Valley. 4 bd/4.5ba, formal office, plus/bonus room. Approx. 4,716 sq ft. Lg gourmet kitchen with granite slab/stainless steel appliances. Lg master suite with fireplace. Hardwood and marble flooring. Photovoltaic (5 kw) solar system. Professionally landscaped front yard.
OFFERED AT \$1,774,900

SILVER OAKS PREMIUM LOTS ALSO AVAILABLE

- Wine Country Location
- Premium Level Lots
- Expansive Views
- Build Your Dream Home!

LOT	SIZE	HOME STYLE	PRICE
1	34,400	Single Story	\$649,000
2	23,670	Two Story	\$649,000
3	30,030	Two Story	SOLD!
4	20,300	Single Story	\$649,000
6	19,547	Single Story	SOLD!
7	22,494	Single Story	PENDING!

Visit www.SilverOaksEstates.com for more information.

P-TOWN WEEKLY REAL ESTATE INVENTORY AND SALES ACTIVITY WATCH

	Actives (last week)	Current Actives	** (last week)	Pendings (last week)	New Pendings	**
Single Family Homes Under \$1,000,000	110	113	↑	1	3	↑
Single Family Homes Over \$1,000,000	108	105	↓	2	1	↓
Single Family Homes Over \$2,000,000	34	34	same	0	0	same
Total # Of Single Family Homes In Pleasanton	218	218	same	3	4	↑

This is a weekly watch for Pleasanton Residents to monitor active inventory and pending sales overall or by price range.
** Arrows represent an increase or decrease in the units in a given category.

PLEASANTON 900 Main Street



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



BLAISE LOFLAND BY APPOINTMENT



PLEASANTON \$3,795,000
Gorgeous Mediterranean custom home. Private secluded location. Gourmet kitchen. Antique marble/hardwood floors. Private rear grounds - great for entertaining. In-ground pool/spa. Beautiful landscaping.

DOUG BUENZ OPEN SATURDAY 1-4



PLEASANTON \$2,389,000
Spectacular and dramatic custom home in prime Castlewood area location! 4bd plus office/den(possible 5th bedroom)4.5ba. Premium .94+/-acre lot. 899 Oak Manor Way

SYLVIA DESIN BY APPOINTMENT



PLEASANTON \$1,725,000
Immaculate 6bd/5.5ba home. 4689+/-sf on a 18,708+/-sf lot. Solar pool/spa. Detached guest cottage. 4 car garage. Gourmet kitchen, stainless steel appliances. 1bd/1ba downstairs. Backs to open space.

SUSIE STEELE BY APPOINTMENT



PLEASANTON \$1,458,000
Incredible 4 bd 3 1/4 ba 3220+/-sf Custom Home on over a Stunning 1/2 acre fully landscaped lot with a beautiful stream and waterfall! Don't miss this a once in a lifetime kind of home!

SUSIE STEELE BY APPOINTMENT



PLEASANTON \$1,399,000
Stunning custom 4 bedroom/2.5 bath, 3474+/-sf home in Castlewood Country Club with breathtaking views of Mt. Diablo and more. Dramatic use of windows and gorgeous updates throughout!

ANDY PORYES OPEN SUNDAY 1-4



PLEASANTON \$1,274,950
New Price. Luxury 5 year old home offers 3265+/-sf with 5 bedrooms, 4 baths, pool/waterfalls, outdoor kitchen, high ceilings/lots of light. 1342 W Lagoon Rd

TIFFANY ROSE BY APPOINTMENT



PLEASANTON \$1,100,000
Unbelievable single story in South Pleasanton. Private gate, huge 1/2+/- acre lot with huge possibilities! 4bd/2ba, 2167+/-sf. Separate guest unit.

SALLY MARTIN BY APPOINTMENT



PLEASANTON \$1,049,000
Upgraded 5bd/2.5ba, 3,250+/-sf. Great home! Slab granite kitchen/stainless appliances/island/cherry cabinets. Travertine floors. Custom millwork. Spacious bedrooms. Crown molding/upgraded carpets. Spa.

M.GILBERT/J.JONES BY APPT



PLEASANTON \$949,000
Westside 4bd/2.5ba updated kitchen with granite slab, newer appliances, wood flooring, crown modeling, 3 car garage, 2 fireplaces, no HOA, close to neighborhood parks. Must see!

BLAISE LOFLAND BY APPOINTMENT



PLEASANTON \$899,500
Highly upgraded customized home. New remodeled gourmet kitchen. 5bd/2.5ba, 2745+/-sf, new interior paint. Tile roof. Professionally landscaped, private rear yard. Super location!

TIM MCGUIRE BY APPOINTMENT



PLEASANTON \$875,000
4bd/2.5ba 2164+/-sf home on a court. Remodeled custom kitchen with granite, maple wood floors, updated baths. 9000+/-sf lot with pool.

TIM MCGUIRE OPEN SUNDAY 1-4



PLEASANTON \$839,000
4bd/3ba 2146+/-sf in Pleasanton Valley. Maple kitchen cabinets with corian counters, new dual pane windows, and French doors. 1831 Halcyon Court

MARK LAFFERTY BY APPOINTMENT



PLEASANTON \$779,950
This Del Prado home is absolutely gorgeous. Features include dual pane windows/plantation shutters/ beautiful swimming pool/ downstairs master has walk-in closet/formal LR/DR/central heat and air.

SUE MCKINLEY BY APPOINTMENT



PLEASANTON \$725,000
2 master bd suites; 1up/1down. Updated kitchen, baths, windows, paint, flooring. Large guest unit has full ba/extra sink. 4bd/3ba, 1973+/-sf. 3 car garage with huge side access. Formal LR/DR.

MOXLEY TEAM OPEN SAT & SUN 1-4



PLEASANTON \$710,000
4bd/2ba, Pleasanton Valley, Refinished wood floors and updated kitchen and baths. Dining room opens to family room. Covered patio in rear yard for all weather entertainment. 1766 Orchard Way

STASIA POIESZ OPEN SAT & SUN 1-4



LIVERMORE \$299,950
Move in condition of this 3bd/2ba home with 2 car garage and a large back yard. Hardwood floors throughout, linoleum in kitchen/baths. Great price! 168 Albatross Ave

