

OFFICIAL LOCAL NEWSLETTER OF YOUR LOCAL REAL ESTATE NEIGHBORHOOD

JANUARY 2024



NEWS INSIDE:

NEW HOME TRENDS FOR THE NEW YEAR

Captivating interior
design trends of 2024!

LOCAL AREA MARKET UPDATE

Taking a look back at last
months statistics

NEW YEAR'S RESOLUTIONS

Helpful tips to buy your
dream home this year

NEW YEAR, NEW HOUSE!

LIST YOUR HOME TO BEAT THE MARKET

As we bid farewell to the old and embrace the new, why not step into 2024 with the key to your dream home?

New year, new home is not just a mantra. It is an invitation to invest in your future, create lasting memories, and build equity that stands the test of time.

WHY SHOULD YOU SELL YOUR HOME NOW?

Now the festive season is over, lenders are back at their desks and eager buyers who might struggled to secure a deal at the end of last year are lying in wait.

Marketing your home now could be a very smart move, especially when there is a lack of stock on the market to allow your property to really stand out.

New Home Trends FOR THE NEW YEAR AHEAD

Are you ready to bid farewell to the ordinary and embrace the extraordinary? Here are the most captivating interior design trends of 2024!

WARM COLOR PALETTE

A warm color palette will dominate in the coming year. Based on calming neutrals, a warm color palette brings a comforting, grounded feeling to our homes that will resonate with our lifestyles in 2024 and beyond.

STACKED TILE IS A HOT TREND

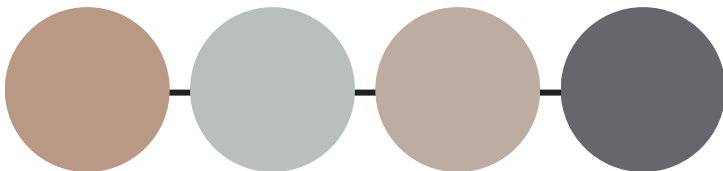
Subway tiles have been popular for years, but a new take on it will make waves in 2024 and beyond. This trend will look timeless for years to come.

A RETURN TO GENTLE CURVES

Rounded shapes will appear in homes everywhere in 2024, including curved sofas, barrel chairs, sloped arms, rounded corners, drum tables, round ottomans, and curved accent pieces. Adding a sense of softness and femininity to every space.



2024 COLOR PALETTE



Happy New Year
WELCOME 2024!

We would love to help you reach your
real estate goals in the new year!

January MAINTENANCE

- ✓ Give potted plants some TLC. Simply spritz them with water
- ✓ Make a fresh start with the new year and clear out the clutter
- ✓ Plan any big home projects for the year ahead of time
- ✓ Clean bathroom tub and sink drains from build up hair

LOCAL EVENTS

JOIN IN WITH COMMUNITY EVENTS!

JAN 1-14

NC Chinese Lantern Festival,
Koko Booth Amphitheatre

JAN 5-7

GalaxyCon Presents Animate,
Raleigh Convention Center

JAN 4-15

The Rink,
Red HAt Amphitheatre

JAN 21

Vietnamese New Year Festival,
PNC Arena

JAN 27

Mesmerizing Magic Jason Hudy,
WF Renaissance Centre

Join in local events!

SMALL BUSINESS OF THE MONTH

SHOW YOUR COMMUNITY SUPPORT

Start your New Year off right, with Kwench. Locally owned and operated, Kwench has two locations to serve your health needs; Raleigh and the newly opened Wake Forest. They use fresh produce daily to make healthy drinks, bowls, and snacks. No added sugar, artificial ingredients, or dairy.

Give your body the boost it needs and check them out!



• Market Update •

FOR WAKE COUNTY AS OF DECEMBER 2023

354

New
Listings

966

Properties
Sold

\$571

Avg Sales
Price

237

Avg Price
Per Sq Ft

20

Avg Days
On Market

FEATURED LISTING

FUQUAY-VARINA

This absolutely stunning Sunset Lake home boasts 4 bedrooms, 3 full baths and a main-level owner's suite. With elegant curb appeal, this home offers an ideal combination of style and southern charm. Sit back with a glass of iced tea on the gorgeous, rocking-chair front porch overlooking nearly 1 acre of land.

4 BEDS | 2 GARAGES | 3.5 BATHS

LISTED AT \$858,000 BY KELLER WILLIAMS PREFERRED



New Year Resolutions TO BUY YOUR DREAM HOME

The new year comes with new milestones to reach. If you want to achieve a grand dream like buying your first house or investment property, remember that preparation is key. Here are five practical resolutions for you to consider so you can have a better chance of achieving your real estate goals.

REDUCE YOUR SPENDING

Start by getting a clear view of your expenses. From there you'll know where you can cut costs and how you can boost your savings.

WORK ON YOUR CREDIT SCORE

The better your credit score, the better your chances to qualify for more loan options and lower interest rates.

GATHER YOUR PAPER WORK

You will need all your documents in order to apply for a mortgage, and this new year is the perfect time to have all your important papers ready.

BUILD YOUR DREAM HOME WISHLIST

Be very specific about your goals. Determine what you're looking for to help you easier achieve it.

STEER CLEAR OF LARGE PURCHASES

Avoid making large purchases, such as a new car, jewelry, furniture, or any other big-ticket yet non-essential items, as they can affect your credit score.

FIND A TRUSTED REAL ESTATE AGENT

Pssst...we know a great one!



Caren Fried

Meet the Owner

Caren Fried, your local realtor and business owner, is committed to giving you excellent service for all of your real estate needs. Our team of professionals will make sure you are in great hands every step of the way!

WWW.WELCOMEHOMEREALTYNC.COM

INTERESTED IN WHAT YOUR HOME IS WORTH?

Call us today **919-964-0732**

Or Visit 

