



PORT ORANGE - DAYTONA BEACH FL
TEAM GAGLIARDI
RE/MAX SIGNATURE

News Update, August 2015



Daytona Bandshell Schedule

- September 5
Elton John Tribute
- September 12
AC/DC Tribute
- September 19
Led Zeppelin Tribute



Port Orange Events

October 1-4, 2015

Family Days is hosted by the Port Orange Family Days Community Trust in early October each year. The City of Port Orange is proud to be a presenting sponsor of this event that occurs in the heart of Port Orange at the City Center Complex.

Family Days is a four day family-friendly event featuring a multitude of great activities and entertainment! Some highlights of this great event include: carnival, food trucks, car show, business expo, parade and more!

Location: 2001 City Center Circle,
Port Orange, FL 32129



New Aruba Condo Construction Daytona Beach Shores

New Aruba Condos construction coming to Daytona Beach Shores just footsteps from the Atlantic Ocean at the 3700 block of Atlantic Ave. in Daytona Beach Shores!

Reservations are available to interested condo buyers. This 60 unit oceanfront complex will offer

3 and 4 bedroom condos starting in the \$300K's.

Aruba Condo Amenities Include:

- Minimum 1 week rentals provides the flexibility to generate income
- Wrap-around and covered balconies
- Assigned parking
- Oceanfront heated luxury pool
- Oceanfront pool deck and pavers
- Clubroom & fitness facility
- On-site owner storage units

**Contact Team Gagliardi at
386-316-5968 or 386-316-5967
for additional info if you are
interested in reserving your
Aruba Condo today!**

Don't Wait to Move Up to Your Dream Home!

Now that the housing market has stabilized, more and more homeowners are considering moving up to their dream home. With interest rates still near 4% and home values on the rise, now may be a great time to make a move. Sellers should realize that waiting while mortgage rates are increasing probably doesn't make sense. As rates increase, the price of the house you can afford will decrease if you plan to stay within a certain budget for your monthly housing costs.

Buyer's Purchasing Power

RATE	\$ 2,208	\$ 2,154	\$ 2,098	\$ 2,044	\$ 1,988
5.25	\$ 2,148	\$ 2,094	\$ 2,040	\$ 1,986	\$ 1,932
4.75	\$ 2,086	\$ 2,034	\$ 1,982	\$ 1,930	\$ 1,878
4.50	\$ 2,026	\$ 1,976	\$ 1,926	\$ 1,874	\$ 1,824
4.25	\$ 1,968	\$ 1,919	\$ 1,869	\$ 1,820	\$ 1,771
4.00	\$ 1,910	\$ 1,862	\$ 1,814	\$ 1,766	\$ 1,719
3.75	\$ 1,852	\$ 1,806	\$ 1,760	\$ 1,714	\$ 1,667
	\$ 400,000	\$ 390,000	\$ 380,000	\$ 370,000	\$ 360,000
		-2.5%	-5%	-7.5%	-10%



Principal and Interest Payments
rounded to the nearest dollar amount.

KEEPING CURRENT MATTERS
www.keepingcurrentmatters.com

With each quarter percent increase in interest rate, the value of the home you can afford decreases by 2.5%, (in this example, \$10,000). Experts predict that mortgage rates will be closer to 5% by this time next year. Act now to get the most house for your hard earned money.

Thanks For All Your Referrals!

*We succeed when people like you refer us to their friends, neighbors and loved ones
It's the best kind of feedback we can receive. So thanks for continuing to pass this
newsletter around to people you care about.*

Home Values Are Up!



What is yours worth now? If you're ready to sell your home and are curious about the value of your property we can email you a Free Comparative Market Analysis. It is important to compare your home's value to recent home sales in your neighborhood and also evaluate the price of homes currently on the market.

Fill out the form at: **www.PortOrangeJuice.com/selling.php**

The biggest challenge facing the housing market right now is the lack of inventory available for sale. Prices are determined by supply and demand. Right now buyer demand is out-pacing seller supply, across many price ranges, driving prices up. **BOTTOM LINE:** If you are a homeowner debating listing your home for sale this spring/summer, now is the time!

For Sale with Team Gagliardi



3 bedroom, 3 bathroom direct ocean front condo with impeccable views, gourmet kitchen, asking \$614,700



Completely renovated 3 bedroom, 2 bath home with high end finishes in Port Orange, asking \$249,900



4 bedroom, 3 story ocean view home in Ponce Inlet, 4 car garage, asking \$644,400



3 bedroom, 3 bath luxury condo on the 6th floor, large balcony, amazing ocean views, asking \$179,900



3 bedroom, 2 bath in Ponce Inlet on cul-de-sac, remodeled chef's kitchen, master suite balcony, asking \$299,900



3 bedroom, 2.5 bath golf course home, renovated & impeccably maintained, state of the art kitchen, asking \$219,900

Why Team Gagliardi?

#1 Google Ranking – 90% of listings are sold online!

- o 1st page of Google for most Port Orange communities & Daytona Beach condos! Try it!
- o User friendly, high traffic website to search for Homes www.PortOrangeJuice.com
- o Your listing will be on all the high traffic real estate sites including: PortOrangeJuice.com, Zillow.com, Realtor.com, Trulia.com, ListHub.com, FlexMLS.com, and more!

Zillow & Trulia Reviews

- o 5 out of 5 STAR Reviews! Read all past client's comments and reviews!

Social Media Presence

- o Facebook, Twitter, YouTube, LinkedIn, Google Plus and more!

Team Gagliardi – 4 motivated Realtors working for you:

- o Mike, Marty, Janis and Heidi Gagliardi with over 30 years' experience!

Professional Photography – Phenomenal photos that will sell your home FAST!

- o Check out our website for examples.

CALL TEAM GAGLIARDI

Marty Gagliardi

REALTOR®
386-316-5968 cell
marty@portorangejuice.com



Mike Gagliardi

REALTOR®
386-316-5967 cell
mike@portorangejuice.com



PortOrangeJuice.com