

# The Real esTaTe BulleTin

Springfield, MO

Your Local Source for Real Estate News

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## Interest rates near 2 year lows

Refinance? Consider buying a different home that will satisfy you better!

by Larry Daniel

The lowest mortgage interest rates in 19 months have sparked a renewed interest in home refinancing. It seems to be automatic that when rates go below where an owners current mortgage interest rate is that they and their lenders want to jump into refinancing the home.

You may want to give this option more consideration. It is time to remember those thoughts you have from time to time, "If only our clos-

ets were bigger", "Oh, how I would love to have a jetted tub", or "Our garage doesn't have room for our lawnmower".

With interest rates being near all time lows there are more buyers looking for homes. They can afford more home and you probably can too. Can there be a better time to sell your current house? Probably not. And if you are nervous about finding that *just right* home it is possible to put your property on the market and make any

sale contingent on your locating a suitable property within a limited number of hours of receiving an otherwise acceptable offer.

To investigate this possibility further call Marilyn Daniel or Hallie Roberts for more information, 417.886.3528 Ask them for the names of some lenders you can talk with to determine rate lock periods and interest rates.

### Match Makers

Wanted one single white "colonial" looking to settle down in a long term relationship with family! Desperately seeking 5 bedroom, 3 bath, 3 car garage, walkout basement. Willing to pay between \$300K to \$400K.

☎ 417-886-3528

Well endowed 2 bedroom, 2 bath, 2 car garage for not too many people! Big enough for starting up or sizing down. Small town charm. Can be had for only \$82,900!

☎ 417-886-3528

Please respond soon! You won't be sorry.



## A Moment with Marilyn

It's a new year! New opportunities abound to make new friends and renew relationships with old ones. Larry's and my wish for you is health, happiness and prosperity in the year ahead.



### Hallie's Comment:

"I want to let you know I've joined this great real estate team of professionals. This is so perfect for me because I can concentrate on what I do best. Meeting new people & selling cool houses!"



### Larry's Tech Tips

A few "Web" sites worth visiting:

[www.kathleengurney.com](http://www.kathleengurney.com)

[www.OzarksHome.com/shopping.html](http://www.OzarksHome.com/shopping.html)

Drop us an email with your favorite sites or real estate questions. We will try to publish a few of them in our next issue. Just let us know if you wish to be credited with them. [daniel@kw.com](mailto:daniel@kw.com)

**T**oo much of a good thing can be **B**  
wonderful. Mae West

Thanks so much to Sidney McAadoo and  
Mr. & Mrs. Ron Williams for all of their referrals.

**OzarksHome.com**  
*Real Estate Team*

Larry & Marilyn Daniel  
Hallie Roberts  
Keller Williams Realty  
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**100%**  
**Pure Customer Service**

"You guys are a great team! You made us feel like part of the family. I never felt pressured to "settle" for anything less than the perfect home. Marilyn was as patient after the 10th home as she was after the first. She was confident I'd "know" the right home when I found it."

**Jeff and Gini Briggs**