



- Upcoming Events in the Tri-Cities**
- April:**  
 18: **Spring Fever 5K and Fun Run**, N. end of Amon Park, Richland, 8 am, call 554-9941  
 20: **United Way Annual Celebration**, Pasco Red Lion, 10:30 am to 1:30 pm, call 783-4102  
 24: **CREHST Museums Annual Spring Swing**, Pasco Red Lion, 6:15—11 pm. Call 943-9000
- May:**  
 1: **Mardi Gras in May**. Three Rivers Convention Ctr. 6-9pm. Call 974-4235  
 7-8: **“RUMORS” by Neil Simon**. Dinner Theatre by Broken Leg Entertainment, Kennewick Red Lion 7pm, also showing May 14,15,16,21 & 22. Call 783-1431 for more information.  
 15: **Mid-Columbia Symphony Concert; Verdi’s Requiem**. Three River Convention Ct. 8 pm 737-3722  
 19 **Cirque Dreams Illumination**. Toyota Center, 7:30 pm, Call 737-3722
- June:**  
 18: **ARC Golf Auction & Dinner**, TBD. Call 946-5157  
 21: **ARC Golf Tournament**, TBD, Call 946-5157

*We handle all your Real Estate matters completely and competently*

*“Distinctive Service for Our Distinctive Clients”*



Spring 2010

# Distinctive News

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## DISTINCTIVE PROPERTIES HAS GONE MOBILE!

We want to tell you about a great new way you can search for your Dream Home, or be the one in the know about what is on the market—All from your cell phone! Our tool will allow you to search homes for sale **anytime, anywhere—right from your cell phone!**

Wherever you are, driving, or walking around looking at properties, you'll have access to all of the MLS information on the homes for sale around you, with just one touch of a button on your cell phone. If you need to talk with me, hit **“Call to See”** and you will be put in touch with the office, and just ask for me!

It's so easy to do! Just **text DIST to 87778**, and the free application will be sent to your phone by text message. Just click on it and the application downloads right away, OR go to **www.disinctiveprop.com**, click on the phone, then just add your cell phone number. Follow instructions on cell.

I know you will love this great new way to look for homes. So don't delay—start seeing what is going on in the Tri-Cities real estate market! Tell all your friends and relatives. It's free for everyone!

Always at your service,



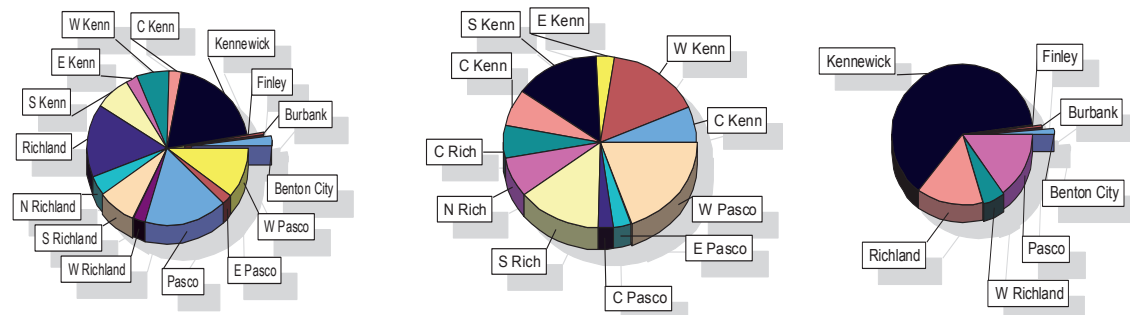


Is there a Relocation in your future?

Distinctive Properties, Inc., is a member of the Leading Real Estate Companies of the World, whose membership is a global network of nearly 700 premier real estate firms with 5,500 offices and 170,000 sales associates in 38 countries around the world. Collectively, this group has sold over 1.2 million homes worth \$370 million in 2007, more than any national real estate branch. LeadingRE dominates the United States' list of top 500 real estate firms with more of the Number One market leaders in the top 90 markets than any network. Let us help you find your dream home or advise you on virtually all real estate transactions.



## TRI-CITY REAL ESTATE STATISTICS



Current Active Listings  
as of 03/31/2010

City	Residential	Median Sales
Benton City	35	189,900
Burbank	13	244,900
Finley	4	172,400
Kennewick	495	204,500
Central Kennewick	54	132,450
West Kennewick	207	197,000
East Kennewick	41	137,000
South Kennewick	185	245,900
Richland	322	239,900
Central Richland	54	129,450
North Richland	80	299,900
South Richland	181	229,900
West Richland	85	229,900
Pasco	311	179,900
Central Pasco	34	109,950
East Pasco	26	125,500
West Pasco	224	198,400

Residential Sales  
01/01/2010—03/31/2010  
According to the Tri-City Association of Realtors

City	Residential	Median Sales	Ave. Days on Market
Benton City	10	115,000	161
Burbank	2	126,000	134
Finley	0	0	0
Kennewick	233	174,000	119
Central Kennewick	33	122,000	115
West Kennewick	99	200,000	117
East Kennewick	27	105,000	131
South Kennewick	72	206,100	121
Richland	144	200,073	114
Central Richland	34	127,700	99
North Richland	35	187,900	117
South Richland	70	241,600	116
West Richland	50	192,000	104
Pasco	200	157,750	115
Central Pasco	21	97,000	126
East Pasco	14	100,250	111
West Pasco	147	167,000	111

## TIME IS RUNNING OUT!

### Tax Credit Extended & Expanded

**First Time Homebuyers**—the current law is extended until April 30th, 2010. Buyers have until that date to have a signed purchase agreement. There is an additional 60-day grace period to complete the financing. More first time homebuyers are eligible because the new law raises the annual income limits from \$75,000 to \$125,000 for singles and from \$150,000 to \$225,000 for married couples.

**Current Home Owners**—Over 60 percent of current home owners will be eligible for a tax credit of up to \$6,500 if they purchase a home by April 30, 2010. These homeowners must have lived in their home for five consecutive years over the previous eight years to qualify. Qualified homebuyers can get the credit if they purchase a home for \$800,000 or less as their primary residence between November 7, 2009 and April 30, 2010. The income limits are the same as the First time Homebuyers listed above.

**\*\*Special Rules for members of the Military, the Foreign Service and the Intelligence Community.**

#### Extension of Tax Credit Deadlines

- The homebuyers tax credit is available for qualified purchases with a binding sales contract on or before April 30, 2010 and closed by June 30, 2010.
- However, for qualified service members who are ordered on a period of official extended duty, these dates are extended for one year. For these service home buyers, the tax credit extends to sales with a binding sales contract in place on or before April 30, 2011 and closed by June 30, 2011.

("Official extended duty" means any period of extended duty outside of the United States for at least 90 days during the period beginning after December 31, 2008 and ending before May 1, 2010.)

If you would like to be included in our Lowe's Hardware discounts ....Let me know!



### LOOKING FOR A NEW HOME?

Check our website anonymously. For you and any of your friends and family

Visit us at [www.distinctiveprop.com](http://www.distinctiveprop.com), and check on all of the homes currently listed in the greater Tri-Cities. Just go to the site and click on "Search all Tri-City area listings". You will get addresses and maps to locate homes. If you need help I will help you (or yours) from afar. Sign in, select me as your agent to help you. You can then save the search, set an automated email to yourself with the listings matching your preferences as soon as they come on the MLS. Have questions? I will happily answer them. Want to be qualified without having to worry about what kind of lender you are going to get? I can help with that too! When you are ready, I will show you the houses you wish to see and help you through the process, with advice, knowledge of the contract, and guidance to make the right decision for you!