

## December Events

For more upcoming events see the websites for the Downtown Partnership, Celebrate Frederick, or the Tourism calendar.

- **Scents and Sweets Competition** December 1 @ 5:30 pm  
William R. Talley Recreation Center at 121 N. Bentz Street. On display for both Saturday December 3<sup>rd</sup> and Sunday December 4<sup>th</sup>.
- **December First Saturday**, Eat Shop and Be Merry.  
@3:00pm – 9:00 pm downtown Frederick.
- **Candlelight House Tour** - Saturday December 3, @ 5:00 pm – 9:00 pm, & Sunday December 4, 12:00pm – 4:00 pm  
Holiday walking tour of downtown Frederick. See Celebrate Frederick.com for ticket information.
- **Kris Kringle Procession** - Friday, December 9, @ 6:30 pm, downtown Frederick. See Celebrate Frederick.com for parade route information.
- **Festival of Lights** - Friday, December 16, @ 7:00 PM, City Hall Courtyard, at 101 N Court St.
- **Weekend Carriage Rides** – Begin December 3<sup>rd</sup> 4:00 pm in front of Brewers Alley Restaurant, 124 N Market St. See Downtownfrederick.org for times and cost.
- **Christmas with the Frederick Chorale** – December 5, @7:00pm Evangelical Lutheran Church, 35 E Church S.
- **January First Saturday** – Wine Down. Saturday January 7, 2017 @3:00pm – 9:00 pm, downtown Frederick.

## Year to Date Housing Market Statistics

### January thru October 2016 YTD



Frederick County, MD

#### Sold Summary

	2016	2015	% Change
Sold Dollar Volume	\$1,101,955,879	\$957,117,043	15.13%
Avg Sold Price	\$302,320	\$296,688	1.90%
Median Sold Price	\$278,000	\$269,900	3.00%
Units Sold	3,645	3,226	12.99%
Avg Days on Market	72	70	2.86%
Avg List Price for Solds	\$307,030	\$302,224	1.59%
Avg SP to OLP Ratio	96.0%	95.5%	0.54%
Ratio of Avg SP to Avg OLP	96.7%	95.9%	0.80%
Attached Avg Sold Price	\$231,964	\$221,228	4.85%
Detached Avg Sold Price	\$347,066	\$343,866	0.93%
Attached Units Sold	1,417	1,241	14.18%
Detached Units Sold	2,228	1,985	12.24%

SP = Sold Price OLP = Original List Price LP = List Price (at time of sale)



## Thought of the Day

"The greatest weapon against stress is our ability to choose one thought over another." - William James

## Chipotle Chicken Soup

### Ingredients

- 2 liter chicken stock
- 3 cups leftover roast chicken or cooked chicken breast, cut into chunks
- 1 Tbs cooking fat of choice (e.g. bacon fat)
- 1 onion, finely chopped
- 1 clove garlic, finely chopped
- 1 red bell pepper, chopped
- 1 green pepper, chopped
- 2 carrots, chopped
- 1 delicata squash, seeds removed and cut into small chunks
- 2 tsp adobo sauce (sauce from the canned chipotles)
- 1-2 whole chipotle pepper, finely chopped
- 1 tsp sea salt, to taste
- 1 tsp smoked paprika
- 2 tsp Worcestershire sauce
- 1 Tbs molasses or honey
- 1/2 C pumpkin seeds
- 1/2 C aged cheddar, grated
- A handful chopped cilantro
- 1 jalapeño, sliced for garnish



### Directions

Heat a skillet or frying pan, add your choice of fat or oil and the onion and garlic, allow them to cook until garlic starts to brown. Add peppers, squash and carrots and turn heat to high. Cook for a few minutes just to give everything a bit of color. Add to the stock. Heat stock with added vegetables, add in the chicken, adobo sauce, chipotle, smoked paprika, Worcestershire, molasses and salt to taste. Simmer on low for 30 minutes. Heat frying pan, or on a tray in your oven, and gently roast the pumpkin seeds. They only take a few minutes to start turning golden. Serve bowls of soup with a sprinkle of roasted pumpkin seeds, cilantro, sliced jalapeño and some aged cheddar. [Recipe from nakedcuisine.com](#)

This newsletter courtesy of your Frederick, MD realtor:

## Darcy Richards

RE/MAX Results

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## Tips for Moving During a Holiday

If you are selling your home and planning a move during the holidays, the process may leave you feeling anything but merry. The normally festive rituals can exacerbate the feelings of melancholy that are common when leaving the familiar behind to move to a new place. Try these tips.

1. Lighten your load. Moving is a great time to get rid of belongings that you no longer need. The holidays are perfect for charitable giving. Donate your unwanted items to charities. Search each room in your house for items that are no longer useful. This will reduce the number of things that you need to pack and cut down on clutter in your new space. Some donations can provide a tax deduction for charitable contributions.
2. As you begin packing, keep decorations, gifts and wrapping materials, and other holiday items separate from the rest of your belongings. Put them in a special box that you will be able to find easily upon arriving in the new home. This will enable you to keep your current home decorated for as long as possible. If the holiday season is still underway when you move, you can easily transfer them to your new place.

3. Combine holiday cards with moving announcements. Friends and family will want to know your new address, so why not give it to them along with your annual seasons greeting? Don't forget to notify important businesses and organizations, such as your bank and utility companies of your new address.
4. For most people, moving is a bittersweet process that combines the excitement of a fresh beginning with feelings of longing for the familiar. Learning about, and attending, seasonal events can help you maintain a jolly attitude and even begin meeting friends in your new community.
5. Do your best to keep the holiday spirit alive. Play seasonal tunes while packing, take a night off to watch holiday movies with your loved ones and carry on your favorite traditions as much as possible. Remember that as overwhelming as this time may feel, it will soon be a mere memory. Try to create a positive memory by staying true to whichever traditions make the holidays meaningful to you.



Article from [wiseagent.com](http://wiseagent.com).

## Talk About Frederick

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## Reduce Travel Stress at Holidays

For many people, the holiday season is a dance between the joy of spending time with loved ones and the stress of frequent celebrations and lots of travel time. This stress is amplified for those who have their homes on the market and are keeping their home "show ready" for potential buyers. They are also typically packing, and may be searching for a new place to live as well. If your holiday plans year include travel, here are a few tips to help you reduce stress and extract the most joy from the season:

- If your trip includes transporting holiday gifts to loved ones, consider having the items shipped to them directly. Not only will bringing presents with you add to your luggage burden, but nothing would dampen the holiday spirit like having your stash of gifts end up in the airline's lost luggage purgatory.
- Avoid traveling on the most popular dates. Regardless of your method of transportation, certain days surrounding each holiday are notoriously busy. These are often the day before a holiday and the Sunday afterwards. This translates to higher rates, busier roads, and possible airport snafus.

- If possible, consider traveling on the holiday itself any inconvenience will probably be offset by significantly lower rates, less traffic, and more room to spread out if you are flying. In addition, when searching on hotel or airline websites, review the lowest-priced options and consider checking the box indicating "flexible dates" if your schedule permits.
- Consider flights in and out of smaller airports. On the outskirts of many cities, less busy airports offer travelers lower fares and a less stressful flying experience. You may have to drive further to your destination upon landing, but the cost savings often make the extra effort worthwhile.
- If your itinerary includes flight connections, be sure to leave sufficient time between each transfer. Between winter weather delays and crowded airports, scheduling back-to-back connecting flights may spike your holiday stress levels.

Article from [wiseagent.com](http://wiseagent.com).