THE SUNNY SIDE INSIDER

FEBRUARY 2023

VOLUME 2

HEY NEIGHBOR

WHAT'S HOT THIS MONTH?

HERSTORY

CONNECT WITH FEATURED ARTIST

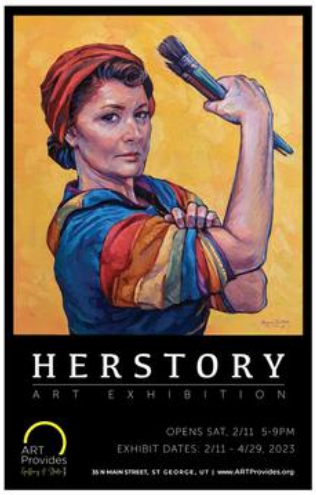
TARA YBARRA
435.599.1157



This Saturday in Downtown St. George, Utah you will find an incredible Art Event, Titled: "HERSTORY" featuring incredible talent such as this artist, Tara Ybarra.

Don't get too attached to this piece as this is from my personal collection, I'm honored to feature Tara Ybarra and her artwork in this months Sunny Side Insider.

See pg. 2 with for all the details surrounding this Artistic Event here in Southern Utah. You wont be disappointed.



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INCLUDED IN THIS MONTH'S ISSUE

HERSTORY
ART EXHIBITION

REAL ESTATE OUTLOOK
LOREM IPSUM DOLOR SIT AMET

OUR NEW PARTNERS
LOREM IPSUM DOLOR SIT AMET

NICOLE BRIGGS
REALTOR®

TEAM SURGE REAL ESTATE

eXp REALTY



February Market Summary

871 TOTAL LISTINGS	261 UNDER CONTRACT
206 SOLD LISTINGS IN JAN.	63 LISTINGS EXPIRED IN JAN.

We have been tracking the inventory since 2019 with regards to ACTUAL Built and Standing Inventory.
The numbers you see above are with the Following Criteria:
Washington County Only
Built And Standing Only

Based on the numbers we see here, the market is still a slight Sellers Advantage Market. The supply is nearing 900 homes Built and Standing in the Washington County area. In order to put this into perspective, we saw an inventory in 2016 of 1450 homes which favored a Buyers market with Interest rates near 4.5%.

We are anticipating a strong Spring coming out of Winter with more inventory to enter the marketplace for all the Buyers who have been sitting on the fence waiting for a "Change". The change is no longer dealing with competing offers and longer Days On market.





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HAPPY VALENTINES DAY

FEATURED EATS

You may have guessed by now, we a few ladies who consider ourselves "Foodies". We love a good restaurant and something to "BRAG" about, especially if it is local!

Check out our Newest "Featured Eats". These Folks are all local eateries right here, in Sunny St. George!





AUBERGINE KITCHEN

This local eatery was HOPPIN! They opened their doors and within 15 minutes "Fresh" food was flying out of the kitchen.
Featured here:
Chicken Spaghetti Squash...
This local eateries mission is to change peoples lives from the inside out.. ambitious! We love it!
Give them a try... and a FOLLOW!
Tell them Team Surge Sent you!
@aubergine.kitchen



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let's connect

FREEDOM BUILDERS

AGENT SPOTLIGHT



HEATHER BRINKERHOFF - REALTOR®

We couldn't be more thrilled to "Welcome" Heather Brinkerhoff as one of our eXp Partners.

Here at eXp and with the Team Surge Network & Freedom Builders we believe in support, education and pouring into our Partners with all they need to succeed in this business.

Within our Network we are excited to Welcome Heather to our Network and additionally, we would like to wish her a Happy Birthday and Anniversary.

So much to Celebrate, welcome to our Team!



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ST. GEORGE PARADE OF HOMES

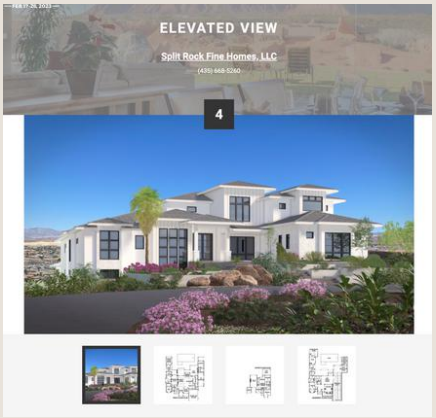
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FEBRUARY 17-22

WE WANT TO KNOW YOUR FAVORITE!

Welcome to Sunny St. George and the Parade of Homes. February always boasts incredible homes, scenery and cutting edge pools, spas and innovation technology which NEVER disappoints!

If you are interested in Home Show Tickets reach out to your Realtor today for pricing and availability. All tkts on the website are 20.00 however your amazing Realtors can offer you discounted ticket prices upon availability.



Home #4 is Built By Split Rock Builders:
This is one of the homes and builders to walk through enjoy their incredible finishes, landscaping and state of the art design.

During the home show just a heads up! If you want a lanyard for your ticket... contact one of your Realtors and ... sounds strange, don't forget to wear socks! They ran out of Booties last year due to in climate conditions... YIKES it snowed!
Let's hope for Sunny blue skies this year, enjoy!

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FRACTIONAL OWNERSHIP HAS ARRIVED IN ST. GEORGE!

Scan The QR Code to Watch what Desert Color Has to Offer in Fractional Ownership. We are so excited to announce our Partnership with Ember homes.

If you have always wanted a getaway but never thought it could be possible, fractional ownership offers an Innovative way to invest in a getaway and... bring in rental income.





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THANKS FOR CHECKING IN WITH NICOLE BRIGGS & TEAM SURGE

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