

JULY 2026



NEWSLETTER

FROM YOUR LOCAL REAL ESTATE EXPERT



DID YOU
KNOW?

The longest wedding veil on record could cover more than 63 football fields. A bride in Cyprus set the Guinness World Record when her veil stretched nearly 23,000 feet! That's long enough to span 63.5 football fields end to end.

Ron Spencer Real
Estate



Beat the Heat: Summer Home Energy Tips

Keeping your home cool in July doesn't have to mean skyrocketing energy bills. Here are some simple ways to stay comfortable while saving money:

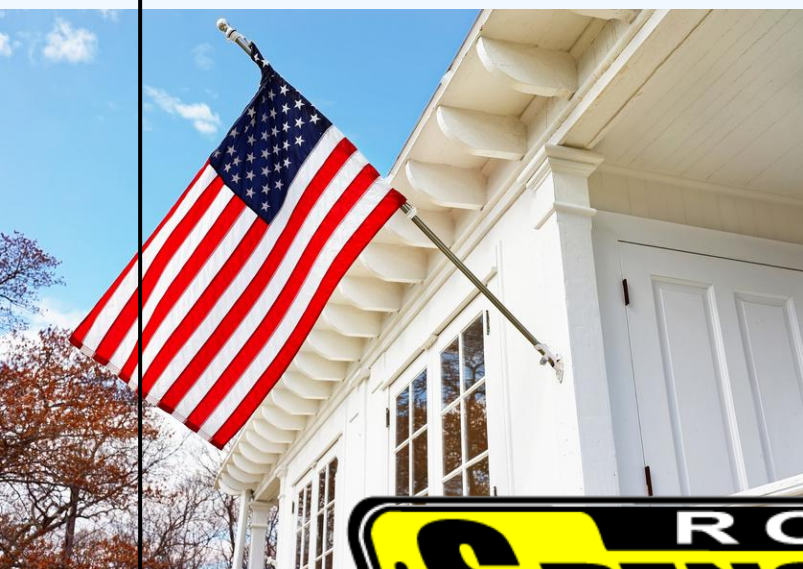
- 1. Upgrade to a Smart Thermostat** – Program it to adjust temps when you're away and cool things down just before you return.
- 2. Use Ceiling Fans Wisely** – Set them to spin counterclockwise in summer to push cool air down and create a wind-chill effect.
- 3. Close the Blinds During Peak Sun** – Block out midday heat with blackout curtains or reflective shades.
- 4. Seal Leaks and Drafts** – Keep the cool air in by checking doors, windows, and ductwork for leaks.
- 5. Switch to LED Bulbs** – They produce less heat than traditional bulbs and cut electricity use.
- 6. Cook Smart** – Use the grill, microwave, or slow cooker instead of the oven to avoid heating up the kitchen.
- 7. Plant Shade-Giving Trees or Shrubs** – A natural way to block direct sunlight and cool your home's exterior.
- 8. Clean or Replace AC Filters** – A clogged filter makes your system work harder, driving up energy costs.



Mid-Year Market Check-In

We're halfway through the year, and it's the perfect time for all homeowners to pause and see where the real estate market stands. Staying informed can help you make smarter decisions about your home and finances. Here are a few reasons why keeping up with the market matters:

- **Know Your Home's Value** – Market shifts affect property values. A mid-year check helps you understand how much equity you've built.
- **Spot Mortgage Rate Trends** – Rates can influence your refinancing options or the timing of a move.
- **Track Local Inventory** – Whether selling or buying, knowing how many homes are on the market helps you gauge competition and opportunities.
- **Stay Ahead of Renovation ROI** – If you're investing in upgrades, market data can show which projects are paying off for sellers right now.
- **Plan for the Future** – Even if you're not moving soon, keeping up with trends prepares you for when the time is right.
- **Identify Investment Opportunities** – Understanding the market can help you spot a chance to buy a second property or rental home.
- **Protect Your Biggest Asset** – Your home is likely your largest investment. Regular market check-ins safeguard that investment with knowledge.



Weird, But True!

The Moon runs on its own time zones. An astronomer even built a special watch that tracks "lunations"—the time it takes the Moon to spin and orbit Earth. Each lunation is exactly 29.530589 Earth days.



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