



Weekly Bulletin

July 27, 2023

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CHIEF EXECUTIVE

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ALBERT TRAN



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MLS Breakfast Meeting

Earl Knudson, July 2023 Monthly Program Chair

Upcoming MLS Breakfast Meetings

August 3, 2023 – Legislative Report.

August 10, 2023 – What REALTORS® and Their Clients Need to Know About Seismic Vulnerability.

August 17, 2023 – Landlord & Tenants Rights.

Amazon Gift Card Winners: \$25 each

Buck Stapleton
Alina Chu
Lucia Tam

50/50

Victoria Stapleton

Upcoming Committee Meetings

Wednesday, August 2nd
Education Committee Meeting, 10:00 a.m.

Wednesday, August 2nd
Global Business Council Meeting, 1:00 p.m.

Thursday, August 3rd
Legislative Committee Meeting, 10:30 a.m.

Friday, August 4th
YPN Meeting, 9:30 a.m.

Education Schedule

All education classes can be found at www.wsgvar.com by clicking on the "Schedule" under the Education menu.

Friday, August 4, 2023, from 9:30 a.m. to 12:30 p.m. "**45-Hour DRE License Renewal.**"

Monday, August 7, 2023, from 9:30 a.m. to 4:30 p.m. "**At Home with Diversity.**"

Tuesday, August 8, 2023, at 12:00 p.m. "**Commercial Seminar: Know the Law, Commercial NHD, Environmental Requirements in CA.**"

Wednesday, August 9, 2023, from 9:00 a.m. to 10:00 a.m. "**CRMLS Virtual Training: Marketing Solutions.**"

Wednesday, August 9, 2023, from 11:00 a.m. to 12:00 a.m. "**The No-Compromise Retirement, Taxes Declassified.**"

Monday, August 14, 2023, from 9:30 a.m. to 12:30 a.m. "**Lone Wolf Transaction – zipForm® Edition Training.**"

Friday, August 18, 2023, from 9:30 a.m. to 12:30 p.m. "**45-Hour DRE License Renewal.**"

MLS Breakfast Meeting Today!

Earl Knudson, July 2023 Program Chair



Earl Knudson

Pinnacle Real Estate Group

Earlrealtor24@gmail.com

626-262-4624

Featured Speakers



**Joseph
Haggerty
Orange Coast
Title**

Joeh@octitle.com
(626) 340-6496



**Valerie Li
Valerie Li
Law, APC**

Vli@Valerielilaw.com
(213) 510-8021



**Henry Wang
Law Office of
Henry Wang**

Henry@henrywanglaw.com
(626) 863-6662

Affiliate Spotlight



**Lucia Tam
CAREPA**

Luciatam@yahoo.com
626-221-2888

Caravan Listings

288 S Oakland Avenue Unit#106, Pasadena, CA 91101

[View Comparable Properties](#)

[Listing](#) [Tax](#) [Photos](#) [History](#) [Parcel Map](#) [Flood Map](#) [Foreclosure](#) [Open House](#)

288 S Oakland Ave # 106, Pasadena 91101 STATUS: Active

LIST PRICE: \$709,800

Between Los Robles Ave and Del Mar Bl.



1 / 13



BED / BATH: **1/1,0,0,0**
SQFT(src): **850**
PRICE PER SQFT: **\$835.06**
LOT(src): **20,663/0.47**
LEVELS: **One**
GARAGE:
YEAR BUILT(src): **2016**
PROP SUB TYPE: **CONDO**
DOM / CDOM: **54/118**
SLC: **Standard**
PARCEL #: **5734010149**
LISTING ID: **23252399**

[Submit Offer](#)

Next OH: Broker : Wed Jul 26, 3:00PM-6:00PM
Broker : Thu Jul 27, 11:00AM-2:00PM



YOUNG PROFESSIONALS NETWORKING

SUMMER MIXER

THURSDAY, JULY 27TH

CHEERS BAR & GRILL

SUMMER FUN BEGINS AT 5PM ✨ 717 S. San Gabriel Blvd, San Gabriel, CA 91776 ✨ RSVP NOW

WEST SAN GABRIEL VALLEY REALTORS
Where Power is Clean First

An American flag is draped across the top and bottom of the page, framing the central text. The stars are white on a blue field, and the stripes are red and white.

West San Gabriel Valley REALTORS®

INVITES YOU TO OUR

Installation Gala

"LIVING THE AMERICAN DREAM"

HONORING OUR 2024 PRESIDENT

**CECELIA RUDAR
&
2024 BOARD OF DIRECTORS**

Friday, December 8, 2023

Members: \$65.00 ★ Non-Members: \$75.00

**Hilton San Gabriel
225 W. Valley Blvd
San Gabriel, CA 91776**

6:00 pm

Deadline to Purchase Tickets is Friday, November 17, 2023

www.wsgvar.com

626-288-6212

OFFICE to OFFICE CONTEST!

WEST SAN GABRIEL REALTORS®

BATTLE ROYALE

Each office that has the highest percentage of voluntary contributions to the REALTOR® Action Fund (RAF), within their specified categories, will win a lunch for your office.

To be eligible to win, all REALTOR® Action Fund investments of \$20 or more must be received by **August 31, 2023**.



**REALTOR®
ACTION FUND**
Fighting For Our Profession
CALIFORNIA ASSOCIATION of REALTORS®

(916) 492-5211
<http://raf.car.org>

Contest will be based on the office agent count:

Small	1-4 Agents
Medium	5-15 Agents
Large	16 + Agents

HELP PROTECT YOUR LIVELIHOOD

What's at stake:

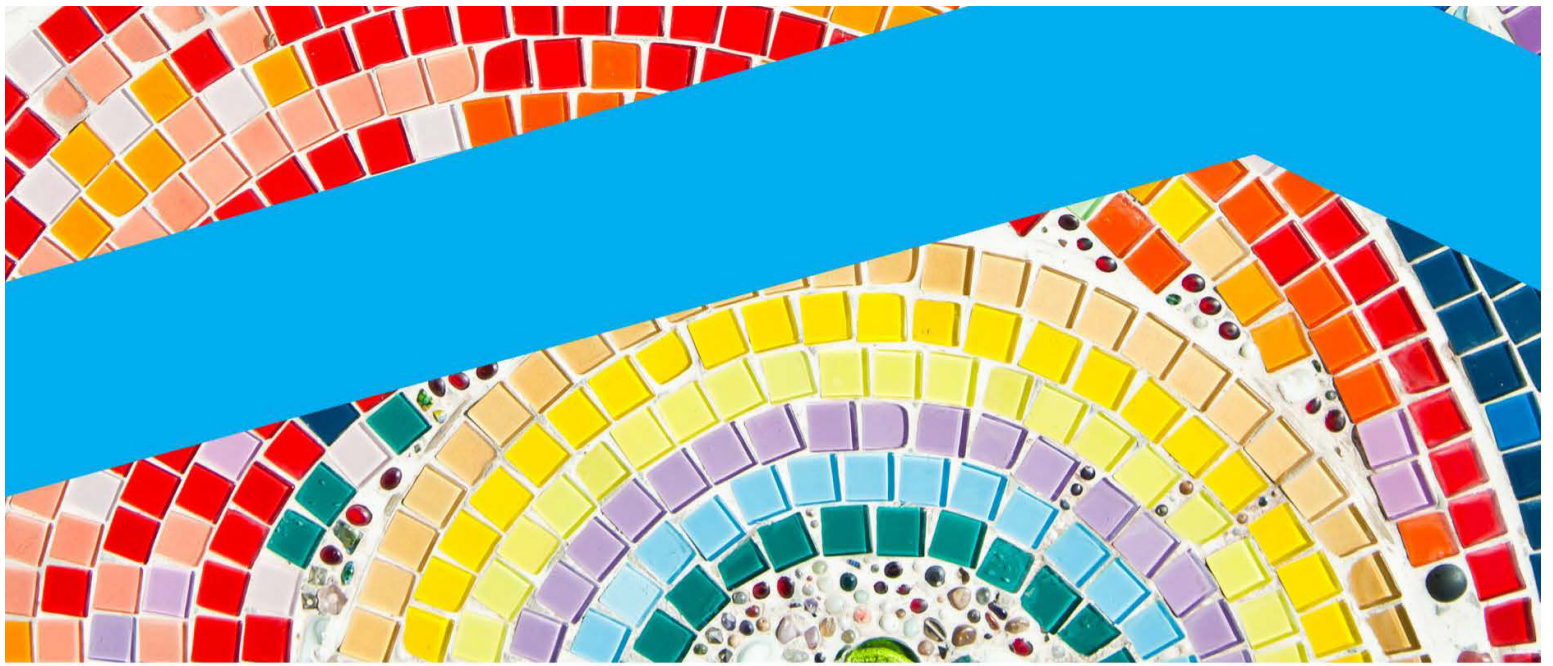
- Costly and Time Consuming Point of Sale Bills
- Independent Contractor Withholding
- Preserving Dual Agency

THESE WILL AFFECT YOUR BOTTOM LINE HELP US HELP YOU!

INVEST TODAY! ALL RAF INVESTMENTS MADE ARE APPLIED TO YEARLY AND LIFETIME BALANCES!

**WEST SAN GABRIEL VALLEY
REALTORS®**
Where Members Come First!

For questions please contact:
JIM CLARKE
714.342.3949
clarkejb@msn.com



Expand Your Business and Horizons

Cultivating Multicultural Relationships is Good for Business

REALTORS® know the importance of adapting and remaining relevant in today's marketplace. By developing a business practice rooted in inclusion and equality, you can help buyers of all cultural backgrounds achieve the dream of homeownership.

The At Home With Diversity® (AHWD) certification course teaches you how to work effectively with diverse populations so you can build business success in today's multicultural real estate market.

Bonus! The At Home With Diversity® certification course counts as an elective for the Accredited Buyer's Representative (ABR®) Designation and Certified International Property Specialist (CIPS) Designation, and towards the C2EX Endorsement.

- Upon registration for Zoom, **webinar link** will be sent 1-2 days before the course date.
- All **materials** will be emailed one week before the course via **PDF format**. Hardcopy will NOT be provided.

AHWD Certification are for REALTORS® only.

For more information visit [NAR.realtor/AHWD](https://www.nar.realtor/AHWD).

Register for this course today!

<https://tinyurl.com/6va2a9jz>

Date: Monday, August 7, 2023

Time: 9:30AM to 4:30PM

Where: Hybrid

In-Person @ WSGVR headquarter –
1039 E. Valley Blvd #205B
San Gabriel, CA 91776

Online via Zoom

Course Fee: \$39

(Refresher: \$20. Certification will be verified)

Instructor: Albert Tran, MBA, M.S., RCE, AHWD®, e-PRO®, CIPS, WSGVR CEO

Continental breakfast & lunch will be provided for those attending live.

One-time certification fee to NAR: \$75

