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The Latest with ...

DITOMMASO

STATEN ISLAND REAL ESTATE NEWS *September 2006*



FRANK DiTOMMASO
"The Unmistakable Choice in Real Estate"

DITOMMASO REALTY
(718) 667-8000

visit: www.ditommaso.com
email: realtorsi@aol.com



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A "REAL" ESTATE PROFESSIONAL

by *Frank DiTommaso*

In last month's edition of *The Latest with DiTommaso*, the focus was on getting to know me, Frank DiTommaso, president of my real estate company. This month, I'd like to shine the spotlight on a highly motivated and talented real estate professional representing our firm.

However, before I begin, I'd like to preface my remarks with some facts about real estate as a business. Many new agents come into real estate thinking that they're going to "freelance" it and make extra income because they've heard success stories from people they know and how much money they've made. The real truth is that sometimes they underestimate its complexities and wind up dismissing themselves from the realty world shortly afterward. What many fail to realize is that being a successful Realtor® requires a lot of determination and patience while working with clients. I firmly believe that successful sales agents are truly dedicated, focused and really love what they're doing.

Our agent of the month—Beatrice Karbowski—not only has the statistics proving her success but she also exemplifies the focus, dedication and love of her job that I refer to as the core requirements for success in real estate as a business.

Beatrice began her working career at the Bank of California in Manhattan as a bookkeeping clerk. She was continuously promoted within the bank and became the first woman officer in the NYC branch, where she was directly responsible for overseeing millions of dollars of payments on a daily basis.

Because of the long commute to Manhattan and the time needed to properly raise her children, "Bea" opened her own business right here in Staten Island, Creative Decorators. She successfully operated her home-decorating business for several years. Her business covered all aspects of home interiors, for which she has a natural flair. Bea presented her clients with not only general service, but also creative ideas on what could affordably be accomplished to enhance any home's beauty.

While looking to capitalize on her extensive experience in working with people, Bea decided to couple her experience with her business knowledge and join the real estate industry. Since joining our company three years ago, she has proven herself as being one of our top agents. In 2004, she earned the rookie of the year award. In 2005, she earned top-selling agent recognition.

Bea is currently in contention for top buyer/seller

agent for this year. I am especially pleased to announce that she has recently joined our staff as one of our trainers for new agents. Any new licensee who considers real estate as a career can benefit from the knowledge and training systems that Beatrice and our firm have jointly created. Her goal, as well as our company goal, is to help all new Realtor® associates get their career off on the right track.

Aside from her hard work ethic, Beatrice is a down-to-earth person who has an excellent reputation for her integrity and always welcomes the challenge and pleasure in helping new clients and fellow agents. To speak with Beatrice Karbowski about buying or selling a home, or even becoming a new agent, call her today!

Agent of the Month



**BEATRICE
KARBOWSKI**

**A working example of
the focus, dedication
and love of her job
that are required for success in the
real estate business.**



Staten Island HOMES ON

FRANK DiTOMMASO

"The Unmistakable Choice in Real Estate"



WESTERLEIGH (MLS#1026228)

3-bedroom ranch located in the heart of Westerleigh, fully finished basement, detached garage on nice-sized property. \$469,000



RICHMOND VALLEY (MLS#1027419)

110' x 138' lot in beautiful setting with approvals for 5,000 sq. ft. home, survey on file. \$599,000



GRANT CITY (MLS#1021730)

New construction Colonial, 3 bedrooms, 3 baths, full finished basement, garage, fireplace, cherry wood cabinets with granite tops. \$583,000



ELTINGVILLE (MLS#1025081)

Prime area, lovely 3-bedroom hi-ranch with 2 baths, family room with fireplace. \$539,000



FORT WADSWORTH (MLS#1027420)

5 bedrooms, newer roof, needs TLC, close to bridge, nice location. \$399,000



GRANT CITY (MLS#1022513)

New Construction, large Semi Colonial, 3 bedrooms, 3 baths, finished basement, garage. \$543,000



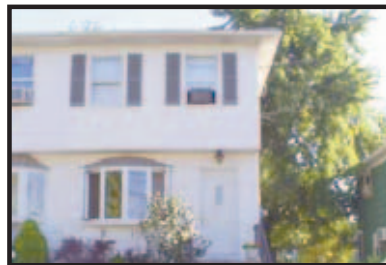
BAY TERRACE (MLS#1026856)

2-bedroom luxury duplex condo, beautifully decorated contemporary style, 3 baths, 2 balconies w/private view. \$479,000



ARROCHAR (MLS#1027049)

Stop paying rent! Own this huge 1-bedroom town house with garage, near beach and bridge. \$259,000



ANNADALE (MLS#1028258)

A rare find, street to street property 25' x 163', 3 bedrooms, 2 baths, updated semi in great area. Asking: \$439,900



GRASMERE (MLS#1022789)

Updated 3-bedroom, 3-bath semi. Street-to-street property. A steal at \$389,000!



CLIFTON (MLS#1027748)

All brick 3-bedroom Colonial, corner lot, park-like setting, large private landscaped back yard, commuter's dream! \$389,000



GREAT KILLS (MLS#1015821)

Cozy 4-bedroom ranch on park-like 50' x 200' grounds. New brick and stucco. \$529,999



CONCORD (MLS#1025688)

Renovated detached 6 rooms Colonial, 3 bedrooms, close to bridge. \$289,000



HEARTLAND VILLAGE (MLS#1021280)

1-bedroom condo with balcony, great location, pool, tennis etc. A must see! \$225,000



GRYMES HILL (MLS#1025712)

Totally upgraded, huge 2-bedroom, 2-bath high rise condo. Overlooking park, 1,200 sq. ft., near all. \$399,000

THE MARKET



SOUTH BEACH
(MLS#1026355)

Great income producer. 2-family, renovated, 3 bedrooms, 2 baths plus 2-bedroom apartment, 40' x 100' lot, great location! \$569,000



ELTINGVILLE
(MLS#1027756)

Beautiful Cape with 3 bedrooms, 3 baths, fully finished basement. In a gorgeous area—a nice show! Asking \$530,000



OAKWOOD
(MLS#1023396)

Spacious 3-bedroom ranch on huge 150' x 82' property bordering nature reserve. \$525,000



PORT RICHMOND
(MLS#1027178)

Beautiful 4 bedrooms, 1-bath Colonial, Canadian oak floors, finished basement, appliances stay. \$414,900



MARINERS HARBOR
(MLS#1028145)

3-bedroom, 2-bath, 2-family detached on 42' x 115' lot. Jacuzzi, stainless appliances stay. \$629,000



NEW DORP
(MLS#1025341)

Legal 2-family, 5/4, all brick and in mint condition. Finished basement! \$599,000



GRANITVILLE
(MLS#1029126)

3 bedrooms, 2 bath detached Colonial on 30' x 100' lot, quiet tree-lined street, large yard. \$385,000



PORT RICHMOND
(MLS#1024926)

Investors delight! 2-family detached, great area, creative financing available. \$375,000



LOWER TODT HILL
(MLS#1022908)

4 bedroom semi, 3 baths, formal dining room, garage, deck 23' x 100' lot. \$459,000



NEW DORP
(MLS#1021821)

New construction, 3 bedrooms, 3 baths, luxury condo, central air, sliders to deck, Jacuzzi, parking, large storage attic. \$419,000



STAPLETON
(MLS#1028877)

Mint 3 bedroom, 3 baths, finished basement with separate entrance, spacious backyard with pool, A must see \$369,000



ANNADALE
(MLS#1027607)

Gorgeous town house 3 yrs young, tax abated, granite galore in custom kitchen, 3 large bedrooms, 4 baths, garage, and fin. basement. \$470,000

To view these homes online, go to DITOMMASO.COM and click "listings" then "new search" and enter the MLS #

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Staten Island HOMES ON THE MARKET

To view these homes online, go to DITOMMASO.COM and click "listings" then "new search" and enter the MLS #



**FRANK
DITOMMASO**

*"The Unmistakable
Choice in Real Estate"*



**TOTTENVILLE
(MLS# 1029245)**

Magnificent 5-bedroom, 4-bath, 2-family Center Hall Colonial on private cul-de-sac w/waterfront view and pool. \$1,699,000



**PRINCES BAY
(MLS#1026808)**

Total privacy! Magnificent Center Hall in secluded setting, 4/5 bedrooms, 2-car garage, pool and resort-like grounds. \$1,499,000



**ANNADALE
(MLS# 1029194)**

Beautiful 2-family Colonial on corner lot, perfect for expansion. Finished basement, hardwood floors, in-ground pool. 1,099,000



**WESTERLEIGH
(MLS#1022245)**

Beautiful 2-family detached 6/6, formal dining room w/fireplace, fin. basement & gar. Custom back yard w/pool. \$849,900



**EMERSON VALLEY
(MLS#1024854)**

Huge, all brick custom Colonial with 4 bedrooms, 3 baths, finished basement, 2-car garage. 80' x 92' lot. Asking \$859,000



**TOTTENVILLE
(MLS#1023341)**

Custom area Colonial with 11 rooms! 4 BR, 4 BA, deck faces greenbelt, walk to the water! Basement and garage. \$779,000



**NEW DORP
(MLS#1026093)**

Beautifully upgraded Colonial with master suite, finished basement, 2-car garage plus hospitality suite. Asking \$729,000



**RICHMOND TOWN
(MLS#1023518)**

Beautiful, huge 9-room hi-ranch. 4 bedrooms, 4 baths, central air, a finished basement and a garage. Asking \$720,000



**GREAT KILLS
(MLS#1027707)**

Gorgeous split-level, 2-family home. 4 bedrooms, 5 baths with full finished basement, and a 1-bedroom apartment. \$719,000



**GRASMERE
(MLS#1028488)**

All brick Cape in prime location, 3 bedrooms, 2 baths. Needs some updating. Located on 62' x 100' lot. Asking \$699,000



**WESTERLEIGH
(MLS#1028293)**

3-bedroom Colonial, fin. basement w/separate entrance, finished attic, large yard with pool, desirable area close to all. \$519,000

WILLIAM J. NEWSTAD, ESQ.

- For all of your NY & NJ residential and commercial real estate closing needs.
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3884 Amboy Road
Staten Island, NY 10308

(718) 815-5800
Bill@wjnlaw.com

