

# THE LABRADA GROUP

*Specializing in Residential Sales & Property Management in the San Gabriel Valley & Inland Empire*

## *Our Services*

### **Real Estate**

The LaBrada Group can help you buy your next home or sell your current home!

[Click to Contact Rudy LaBrada](#)

### **Property Management**

The LaBrada Group can manage and lease your rental/investment properties!

[Click to Contact Maryanne Carrillo](#)

[Property Management Brochure](#)

### **Short Sale**

The LaBrada Group can assist you in completing a short sale on your current home!

[Click to Contact Troy S. Edwards](#)

[Short Sale Brochure](#)

## **Happy Valentine's Day!**

### **Contact Us:**

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## **The LaBrada Group** Real Estate Services



## *A Word From Rudy...*

We at The LaBrada Group Property Management & Real Estate Services welcome you to our new newsletter and hope you enjoy receiving it each month. We hope to keep you enlightened on the real estate market, advertise some of our listings and show you the lighter side of TLG.

Having been in real estate full time since 1992 and opening The LaBrada Group - a full service real estate firm in 1997, I am well versed in all aspects of a real estate transaction. My involvement with hundreds of buyers, sellers, landlords, and tenants gives me the experience and tenacity to assist you with your real estate needs. My ethics gives you the peace of mind that we will represent your interests above all others. I am proud of my accomplishments and the team that I have assembled to work with me to provide you with excellent, uncompromised services in residential real estate and property management. We all like what we do and find each day to be a challenge in all markets. We are very detailed and take pride in every transaction and welcome your questions and referrals.

*Rudy LaBrada*



## FOR LEASE



6932 Gloria St, Chino  
3BR/2.5BA - \$1,950



14085 Weeping Willow, Fontana  
3BR/2.5BA - \$1,800



888 N. Palm #2, Upland  
3BR/1.5BA - \$1,450



15355 Sandhurst, Fontana  
3BR/2.5BA - \$1,800

Click the link below to view all  
Available Properties on our website:

[Available Properties](#)



5779 Nutwood Pl., Rancho Cucamonga  
5BR/4BA - \$2,500

1470 Evergreen Dr., Upland  
3BR/2BA - \$2,500

888 Palm #1, Upland  
1BR/1BA - \$TBD



We understand that education is  
key and school districts are integral  
when searching for a new home.

Click the link below to complete a  
search via an interactive map tool!

[School Search](#)

Click the link below to search the  
MLS for listings!

[Search the MLS](#)

## FOR SALE



1532 Glendora, Glendora  
4BR/2.5BA - \$600,000



2106 El Rancho Dr., Camarillo  
4BR/2.5BA - \$570,000



8882 Applewood, Rancho Cucamonga  
2BR/1.5BA - \$242,000



0 Elko Dr., Arrowbear  
Land/Lot - \$15,000



### *This Month's Featured Listing*

**4234 Lexington, Chino**  
**FOR SALE - \$888,000**

Gorgeous 4 Bedroom/2.5 Bath Home in Chino!  
Includes Casita/Pool House with  
Kitchen & Full Bath!

[Click HERE to view it on our website](#)

## Did You Know?



Rudy & Maryanne

It's not very often that a brother-sister duo graces the Real Estate and Property Management industry. For that reason, Rudy and Maryanne make a very special team! As Broker/Owner and Director of Property Management they provide their clients with years of expertise and take pride in their commitment to excellence. Their family-grown values are apparent in their business undertakings.

...that Rudy & Maryanne are siblings!

Growing up they had fond memories of playing leap frog, snake in the grass, and roller-skating around their neighborhood. Don't worry, they have traded in their skates so you won't catch them skating around The LaBrada Group...but you might catch them dancing! Many would be interested to know that Rudy and Maryanne also took folklorico lessons together.



The New Year compels all of us to relinquish the past and change our circumstances for the better. Hoping to literally wipe the slate clean? Look no further than your household. Nothing kills New Year's motivation faster than setting a goal beyond realistic reach, and if you don't have a knack for organization, tackling your entire home will be impossible. Rather than organizing every nook and cranny, carry out a small-scale purge instead.

1. *Stock up on storage:* Unloading more stuff at home seems completely counterproductive, but those bins and baskets will create order out of chaos. Place them at drop points around your house, such as near your main entrance, on your kitchen counter or coffee table, or in your home office. No need for a meticulous system – mail, coupons, takeout menus, instruction pamphlets and more can go in whichever catch-all is most convenient.

2. *Gift yourself a paper shredder:* Papers tend to can be a gateway to identity theft if not handled than watching your cross-cutting machine lay waste to statements, non-active membership documents, and and get shredding.

3. *Pare down duplicates:* Two isn't always better than household items you haven't had a need for in a year

4. *Get smart about space:* Who has time for a closet cram more into them. Instead, work within the not in season, and use this space-saving trick for bed pillowcase inside the accompanying pillowcase. For garments so that the opening of the hanger faces you. and turn it to face away from you. After a few weeks,

5. *Cut computer clutter:* Having too many files not only your computer's processing speed and sap precious battery power from laptops. Remove programs that haven't been used in six months or more, delete photos that aren't album-worthy, and reserve space on your desktop for the applications you visit most frequently.

## 5 PRACTICAL TIPS FOR AN ORGANIZED New Year



accumulate quickly at home, and sensitive documents properly. And trust me – there's nothing more exciting piles of paperwork. Round up junk mail, bank any private information you're not required to keep

one. Consider donating multiples of common or more.

overhaul? If your closets are bursting, don't try to parameters of the space. Vacuum seal items that are linens: store folded fitted and flat sheets and one clothes, utilize the hanger strategy: flip your hanging Whenever you wear an item, put it back on the hanger donate, toss or sell items on hangers still facing you.

makes documents harder to find, but can slow down programs that haven't been used in six months or

## Renters Be Aware



**Attention Renters:** Take caution about outside agencies requiring personal information and upfront monetary payments to "search" for available rentals for you. These services are wrongfully charging you for a service that we feel is a scam! All Property Management companies have rental listings that are public knowledge and available to you through varied free websites. We have been receiving numerous phone calls inquiring about this and we hate seeing people getting taken advantage of. We at The LaBrada Group do not honor the discounts they say you will receive nor do we accept their applications or credit reports. However, we assure you that our Property Management services are of the highest standard. Be sure to check our website for all available rentals and give us a call if you are interested in scheduling an appointment to view the property. We look forward to assisting you!

*We appreciate your business!*  
The LaBrada Group

If you wish to unsubscribe please notify us by emailing [TheLaBradaGroup@gmail.com](mailto:TheLaBradaGroup@gmail.com). Thank you!