

# Lamorinda OUR HOMES

Lamorinda Weekly Volume 05 Issue 6 Wednesday, May 25, 2011



Century plant in Lafayette ... read on page D7

*Digging Deep with Cynthia Brian*

## The Language of Flowers

*“Flowers are Love’s truest language!” Park Benjamin*



*A boastful message of magnificent beauty and heartlessness with the magenta hydrangea and white calla lily.*

*Photos Cynthia Brian*

Gallantry, happiness, purity, fidelity, and marriage were the unspoken words voiced from the shield-shaped bouquet of Kate Middleton as she wed Prince

William at Westminster Abbey. The ivy symbolized marriage, the myrtle fidelity, lily-of-the-valley was happiness and purity, and sweet William meant gallantry, a

quite fitting combination for a royal roundup.

Flowers have a language all their own. Although floriography, the language

of flowers, may be a dying form of coded communication, there is a simplicity and beauty in expressing oneself through the flowers, herbs, and plants that we grow in our Lamorinda gardens.

Rooted in ancient traditions, flowers have been used throughout the ages as an informal messaging system. In Greece, bridesmaids created posies as thank you gifts from nature for the bride, groom, and families. Historical journals indicate that Anthony and Cleopatra consummated their love on a bed of roses. In the 17th century, illiterate Turkish concubines communicated with one another by giving meaning to various flowers and sharing the blossoms. Europeans became fascinated with the idea when writer Lady Mary Wortley, the woman who introduced the Turkish inoculation (variola-tion) against smallpox into the Western medicine, and wife of the British Ambassador to Constantinople wrote about her discovery of a “secret language of flowers” between the women of the Ottoman Empire. *Le Language des Fleurs*, a small reference book, was published in 1819 by Louise Cortambert, under the nom de plume, Madame Charlotte de la Tour, and became the popular tome of the time. From 1837-1901, during the reign of Queen Victoria of England, a time of puritanical propriety, the language of flowers flourished. Floriography was a discreet and simpler method to “say it with flowers” than with words.

... continued on page D4

# THE BEAUBELLE GROUP

Glenn and Kellie Beaubelle *present...*

## Lafayette ~ Happy Valley



5 bedrooms, 6 baths, appx 6,603 sq.ft., 1.3 acres! Tennis ct, pool/spa, guest house.  
**Offered at \$2,650,000**

## Lafayette ~ Trails Neighborhood



New construction! 5 bedrooms, 4 baths, 3100 sq.ft, flat lot.  
**Offered at \$ 1,895,000**

## Lafayette ~ Mt. Diablo Views



4 bedrooms, loft, 2 1/2 baths, appx. 1921 sq.ft., over a half acre.  
**Offered at \$799,000**

## Lafayette ~ Happy Valley



Pancake flat acre lot with an updated 2 bedroom, 1 bath home and cottage.  
**Offered at \$1,780,000**

## Lafayette ~ Burton Valley



4 bedrooms, 2 baths, over 2000 sq. ft., 1/4 acre lot. Walk to school.  
**Offered at \$859,000**

## Moraga ~ Villa Orinda



2 bedrooms, 1 bath, open floor plan, garage. Next to Moraga Country Club.  
**Offered at \$239,000**



925.254.1212

[Glenn@TheBeaubelleGroup.com](mailto:Glenn@TheBeaubelleGroup.com)

[www.TheBeaubelleGroup.com](http://www.TheBeaubelleGroup.com)

Coldwell Banker's #1 Agent and Group in the SF Bay Area



## Lamorinda Home Sales recorded

<b>LAFAYETTE</b>	Last reported: 9
LOWEST AMOUNT:	\$668,000
HIGHEST AMOUNT:	\$1,328,500
<b>MORAGA</b>	Last reported: 8
LOWEST AMOUNT:	\$192,000
HIGHEST AMOUNT:	\$860,000
<b>ORINDA</b>	Last reported: 4
LOWEST AMOUNT:	\$508,000
HIGHEST AMOUNT:	\$1,162,000

Home sales are compiled by Cal REsource, an Oakland real estate information company. Sale prices are computed from the county transfer tax information shown on the deeds that record at close of escrow and are published five to eight weeks after such recording. This information is obtained from public county records and is provided to us by California REsource. Neither Cal REsource nor this publication are liable for errors or omissions.

### LAFAYETTE

3112 Del Oceano Drive, \$668,000, 4 Bdrms, 1915 SqFt, 1962 YrBlt, 4-26-11  
979 Hawthorne Drive, \$1,019,000, 3 Bdrms, 1975 SqFt, 1942 YrBlt, 4-25-11;  
Previous Sale: \$1,028,000, 06-07-10  
632 Los Palos Drive, \$1,075,000, 5 Bdrms, 2313 SqFt, 1956 YrBlt, 4-22-11;  
Previous Sale: \$790,000, 09-27-10  
501 McBride Drive, \$1,025,000, 4 Bdrms, 2880 SqFt, 1964 YrBlt, 4-29-11;  
Previous Sale: \$600,000, 07-22-99  
1090 Orchard Road, \$1,100,000, 4 Bdrms, 2831 SqFt, 1948 YrBlt, 4-21-11;  
Previous Sale: \$253,000, 08-10-95  
1252 Quandt Road, \$1,175,000, 4 Bdrms, 3035 SqFt, 1990 YrBlt, 4-22-11;  
Previous Sale: \$639,000, 02-12-93  
3389 Rossi Street, \$1,328,500, 3 Bdrms, 2605 SqFt, 1947 YrBlt, 4-22-11;  
Previous Sale: \$575,000, 11-05-96  
3919 South Peardale Drive, \$1,275,000, 6 Bdrms, 3236 SqFt, 1950 YrBlt, 4-29-11; Previous Sale: \$341,000, 02-28-91  
16 Surmont Court, \$805,000, 5 Bdrms, 2956 SqFt, 1968 YrBlt, 4-27-11;  
Previous Sale: \$1,150,000, 04-03-06

### MORAGA

148 Ascot Court #4, \$192,000, 2 Bdrms, 945 SqFt, 1971 YrBlt, 4-26-11;  
Previous Sale: \$389,000, 07-07-06  
2135 Ascot Drive #7, \$290,000, 2 Bdrms, 1643 SqFt, 1969 YrBlt, 4-21-11;  
Previous Sale: \$162,500, 02-23-90  
1476 Camino Peral #A, \$230,000, 1 Bdrms, 951 SqFt, 1970 YrBlt, 4-29-11;  
Previous Sale: \$407,000, 05-22-07  
725 Crossbrook Drive, \$821,000, 4 Bdrms, 2186 SqFt, 1967 YrBlt, 4-29-11;  
Previous Sale: \$140,000, 09-12-77  
809 Camino Ricardo, \$860,000, 4 Bdrms, 1899 SqFt, 1964 YrBlt, 4-22-11;  
Previous Sale: \$565,000, 10-21-10  
2011 Donald Drive, \$649,000, 4 Bdrms, 1517 SqFt, 1958 YrBlt, 4-22-11  
15 Josefa Place, \$600,000, 3 Bdrms, 2095 SqFt, 1984 YrBlt, 4-27-11;  
Previous Sale: \$510,000, 05-24-02  
15 Ketelsen Court, \$850,000, 4 Bdrms, 2213 SqFt, 1972 YrBlt, 4-22-11;  
Previous Sale: \$589,000, 04-28-99

### ORINDA

25 Crescent Drive, \$508,000, 3 Bdrms, 1214 SqFt, 1962 YrBlt, 4-28-11;  
Previous Sale: \$780,000, 09-12-07  
6 Oak Flat Road, \$680,000, 4 Bdrms, 3060 SqFt, 1946 YrBlt, 4-28-11  
108 Sleepy Hollow Lane, \$1,162,000, 4 Bdrms, 2390 SqFt, 1951 YrBlt, 4-26-11  
2 Southwaite Court, \$705,000, 4 Bdrms, 1938 SqFt, 1960 YrBlt, 4-26-11

## Lamorinda Foreclosures recorded

### ORINDA

2 Camino Del Cielo, 94563, Landcore & Yjk Group, 04-28-11, \$706,400, 4083 sf, 4 bd  
77 Underhill Road, 94563, Bank of America, 04-04-11, \$497,774, 1251 sf, 2 bd

### MORAGA

2135 Ascot Drive #23, 94556, Federal Home Loan Mortgage, 04-21-11, \$355,529, 1529 sf, 2 bd

## 69 Tara Road, Orinda



A very special 4 bedroom (+ office), 3.5 bath family home of great style, lovely decor + quality enhancements on a fabulous 1 ac setting of total privacy and outstanding outdoor living areas which include pool, yard, patios, sports court + views. A true resort compound environment. Fabulous in/out. 4382 sf of ideal spaces w/ light rooms and high ceilings. Separate cabana/storage/ 3rd garage.

**Price...\$1,865,000**

## 5 Woodcrest Drive, Orinda



3.86 acre Estate setting up a long drive brings to light an exception 4 bedroom + office, 2 bath and two half bath home of approximately 3900 sqft of one level living. Style and exciting decor is evident in all fully renovated rooms bringing one of the most beautiful homes and settings for entertaining or family living comfort to the new listing market. Phenomenal quality and top of the line amenities evident in every room. Pool too. Truly fabulous!

**Price...\$2,395,000**

## 7 Charles Hill Lane, Orinda



Above it all. Enjoy a knoll setting of 1.81 acre of total privacy, a large level grassy lawn and views across Orinda. Style and graceful elegance abounds in this exceptional architecturally designed modern designed home of incredible beauty within the 4 bedrooms, 3 baths of approximately 3400 square feet of dramatic, light filled living spaces.

**Price...\$1,995,000**

## 136 Manzanita Drive, Orinda



Situated on a 1.27 acre parcel within a close-in Country Club location with grassy lawns and incredible curb appeal. This 4000 sqft. new construction home has 4 bedrooms, 3.5 baths with exceptional appeal. The stylish interior shines with the finest of materials including a phenomenal Chef's kitchen, adjoining Great Room full of character and charm. A setting of exceptional beauty.

**Price...\$1,899,000**



### Clark Thompson

Broker

DRE #: 00903367

Direct – 925 254-8585

Cell – 925-998-7898

ct@clarkthompson.com

www.clarkthompson.com

Village Associates Real Estate  
93 Moraga Way, Suite 103  
Orinda, CA 94563



*Digging Deep with Cynthia Brian*

## The Language of Flowers

... continued from page D1



*A summer hanging basket of fuchsia and violet hued verbena looks perfect on the patio.*

Nosegays (fragrant flowers to keep the nose happy), posies (small bouquets of sweet smelling flowers worn around the head or bodice), tussie-mussies (symbolic flower fashion accessories wrapped in lace and tied with satin ribbon) and sachets (perfumed bags) are as appropriate in the 21st century as they were in the 19th.

June is the most popular month for weddings. Calla lilies, asters, roses, forget-me-nots, gardenias, orchids, jasmine, peony, ivy, and violets are colorful cryptograms to ensure a long, loving, happy marriage. June is also the season of graduations and Father's Day whereby a mixed bouquet of sunflowers for congratulations, basil for best wishes, white bellflowers for gratitude, heather for admiration, sage for wisdom, and fern for sincerity may be the vocabulary of choice.

Whenever you want to speak to someone without talking, take a walk around your garden to find the perfect floral words. I have created a simplified flower-speak dictionary of my favorite flowers, herbs, trees, and blossoms growing in my garden culled from years of gardening lore to help you plant the sensations you wish to express in your next bouquet. Whether you want to express appreciation, love, sympathy, friendship, or fascination, there is a plant to help you share your feelings and express explicit emotions.

... continued on page D6

PLANT	MEANING	PLANT	MEANING
Allium	Patience	Larkspur (Delphinium)	Freedom
Almond	Hope	Lavender	Good Luck
Alstroemeria	Friendship	Lemon Balm	Sympathy
Amaranth	Immortality	Lilac	First Love
Amaryllis	Pride	Lily	Modesty
Anemone	Forsaken	Lily-of-the-Valley	Purity
Angelica	Inspiration	Magnolia	Perseverance
Anthurium	Heartfelt	Marigold (French)	Jealousy
Artemisia	Power	Mint	Virtue
Aster	Love	Mistletoe	Kisses and Love
Astilbe	I'm Waiting	Mock Orange	Brotherly Love
Bachelor Button	Celibacy	Moss	Maternal Love
Basil	Success	Myrtle	Fidelity
Bay Leaf	Faithfulness	Narcissus	Self-Esteem
Bell Flower	Gratitude	Nasturtium	Patriotism
Black-Eyed Susan	Justice	Oak	Strength
Borage	Courage	Oleander	Beware
Buttercup	Money	Olive	Peace
Bleeding Heart	Elegance	Orchid	Love, nobility, refinement
Caladium	Delight	Pansy	Loving thoughts
Calendula	Remembrance	Parsley	Festivity and Thanks
Calla Lily	Magnificent Beauty	Peony	Health, Wealth, Happiness
Camellia	Excellence	Periwinkle	Pleasant Memories
Carnation (striped)	Regrets	Phlox	Agreement
Carnation (white)	Remember Me	Poppy (red)	Consolation, Rest, Sleep
Cherry blossoms	Chivalry	Queen Anne's Lace	Protection
Chrysanthemum	Optimism	Rhododendron	Warning
Clematis	Ingenuity	Rose (colors determine sentiment)	Love, Friendship, Grace
Coreopsis	Love at First Sight	Rosemary	Remembrance
Coral Bells	Challenge	Sage	Hospitality
Daffodil	Respect	Snapdragons	Desire
Dahlia	Dignity	Spruce	Farewell
Daisy	Friendship	St. John's Wort	Protection
Euphorbia	Welcome	Stock	Promptness
Fern	Sincerity	Sunflower	Congratulations
Forget-Me-Not	True Love	Sweet Pea	Departure, Sweet Memory
Freesia	Innocence	Sweet William	Gallantry
Gardenia	Ecstasy	Thistle	Austerity
Gladiolus	Generosity	Thyme	Bravery
Heather	Dreams and Wishes come true	Tuberose	Voluptuousness
Hemlock	Death	Tulip	Fame
Hyacinth	Forgiveness	Verbena	Sensibility
Hydrangea	Boastful, Heartless	Violet	Simplicity
Iris	A Message for You	Wallflower	Loneliness
Ivy	Fidelity, Friendship, Marriage	Wisteria	Daughter's Sweetness
Jasmine	Grace	Yarrow	Healing
Jonquil	Wisdom, Return my Affection	Yew	Sorrow
Lamb's Ear	Surprise	Zinnia	Thoughts of Lost Friends

### Joan Cleveland

Broker, MBA

- ◆ Extensive experience
- ◆ Acknowledged integrity
- ◆ Superior results

Office: 925-254-0505  
Cell: 925-200-2909  
joancleve@aol.com

DRE# 00592537



**Margot & Hal**  
THE KAUFMANS  
REAL ESTATE. REAL PEOPLE.

Margot 925.260.4787 Hal 925.260.4799  
www.theKaufmans.com



DRE license #'s 01224989/01224988



Lic.: #611120

**& Landscaping**

Family owned in Moraga since 1987



*Your friendly neighborhood arborists Darren and Lew Edwards*

### IT'S THAT TIME OF YEAR

Time to Prune - Proper pruning is essential in developing a tree with a strong structure and desirable form. Trees that receive the appropriate pruning measures while they are young will require little corrective pruning when they mature.

Proper technique is essential. Each cut has the potential to change the growth of the tree. Poor pruning can cause damage that lasts for the life of the tree.

So don't wait until it's too late, have a complete inspection by a Certified Arborist at Advance Tree Service and Landscaping.

*Advance Tree Service*

*Your Authority on Trees and Landscape.*



**925-376-6528**

**advancetree@sbcglobal.net www.advancetree.com**

Follow us on Twitter (*advancetree*) and like us on Face Book  
(*ADVANCETREESERVICEANDLANDSCAPINGINC.*)

## Thinking About Buying?

There's a saying that your biggest gains are to be made when you buy, not sell.

Take advantage of once-in-a-generation home buying opportunities this spring.

Get the most for your money by working with a professional buyer agent.

A market expert, with a plan for you.



**Excellence Expertise**

**Troy Feddersen**  
Broker Associate  
J. Rockcliff, Realtors

**925-550-2353**  
[www.TroyFed.com](http://www.TroyFed.com)  
[Troy@Rockcliff.com](mailto:Troy@Rockcliff.com)

**Talk to Troy !**



### Top 4 Opportunities in 2011

- 1) Buy foreclosures in select neighborhoods and cities in Contra Costa County, for strong rental income returns, with future appreciation.
- 2) Buy a home in Lafayette, Moraga, or Orinda, in a rare buyer's market.
- 3) Sell in the under \$1,000,000 range in Lamorinda, where sales are now improving, and move up to your dream house in a higher price range where the best negotiating opportunities exist.
- 4) Downsize, and sell in Lamorinda, where the market has not dropped as much, then buy a great one-story home at a bargain price in a nice neighborhood where homes have dropped more. Keep a low property tax by transferring it to the new house within Contra Costa County.

DRE# 1835783



**220 The Knoll, Orinda**



## One of a Kind in Orindawoods

Desirable end unit with many custom features:

Gracious floor plan, wonderful natural light, beautiful hardwood floors, vaulted ceilings, and lovely decks. This 2500 plus square foot home features an informal eating area adjacent to the "cooks" kitchen, inviting family room, separate office, formal dining room and gracious living room with game alcove. The amenities are numerous, quality is excellent, and the home welcomes all with warmth and sophistication.

[www.220TheKnoll.com](http://www.220TheKnoll.com)

**An Excellent Value offered at \$849,000**



*Presented by*

**SUE LAYNG**

**Cell: 925-963-7189**

**Sue@SueLayng.com**

**www.SueLayng.com**

DRE # 000970956



## Digging Deep with Cynthia Brian The Language of Flowers

... continued



*Sunflowers are the perfect flower for the graduate as they shout "Congratulations!"*

Depending on the source, there may be multiple meanings for the same specimen, sometimes with completely opposing connotations. Color and number of stems may also weigh into the interpretation for the recipient, especially when it comes to the rose, which enjoys the status of the plant with the most definitions. For example, a red rose implies passionate love, whereas a crimson rose indicates mourning. A fresh white rose speaks of innocence and purity while a dried white rose denotes "death is preferable to loss of virtue!" The significance of giving ten roses signifies that "you are perfect", thirteen roses means "friends forever", fifteen roses says "I'm truly sorry", twenty-four roses kisses with "forever yours" whereas twenty five roses signs "congratulations." Perhaps it would be wise to count properly as we wouldn't want to confuse those numbers and import the incorrect gist. If you are contemplating a marriage proposal, 108 red roses on a bended knee whispers, "Will you marry me?"

Whether it's Happy Birthday, I Love You, Get Well Soon, Sincerest Condolences, Thank You, Forgive Me, or Just Because, Mother Nature provides the verdant language. With the language of flowers you can have an entire conversation without uttering a word!

## CYNTHIA BRIAN'S GARDENING GUIDE FOR JUNE

*"Summer afternoon -- summer afternoon; to me those have always been the two most beautiful words in the English language." Henry James*

School is winding to a close, the days are getting longer, and we are all itching for the summer time hues. It's time to spruce up the patio, fire up the barbecue, and start living in our dressed up outdoor spaces. The longest day of the year occurs on June 21st, the summer solstice, as the sun "stands still" while the earth begins to tilt away. Our roses shine in their prime releasing their sweet fragrance onto the hands that pluck them. Herbal concoctions make great iced-teas and tonic elixirs, and our mixed greens are ready to be tossed as a fresh, crisp salad. Put out the welcome mat! It's hammock time.

- **SPRUCE** up your patio furniture with a coat of paint or lacquer.
- **POWERWASH** your brick, concrete, driveway, and deck to rid them of the winter mold and moss.
- **REPOT** plants that have outgrown their containers. Choose one or two sizes larger, add new potting soil, being careful to separate the roots, and water thoroughly.
- **REPEL** the hungry deer and rabbits with frequent reapplications of organic repellents available at your favorite garden center.
- **COOK** up your pea shoots, beet tops, sorrel, and bean blossoms for a tasty tendril treat.
- **MAINTAIN** your weeding regimen. Pull weeds by hand before they go to seed. Using a mechanical weed eater spreads the weed seeds.
- **FILL** birdbaths with fresh water weekly providing our feathered friends with their own private lake.
- **SNIP** the blossoms of bee balm, chamomile, and lavender for a tangy tea. Hot or iced, every delicious sip is loaded with nutritious health benefits.
- **READ** labels when fertilizing. Overfeeding breeds weaker growth.
- **ADD** rose petals to your salads, desserts, and bath water.
- **PRUNE** dead palm fronds. You may need to hire a tree service if the limbs are taller than the ladders and extenders you have.
- **TOSS** your mistakes on the compost pile. Remember failure is fertilizer.
- **SPRINKLE** crushed eggshells onto your soil. They repel snails, slugs, and cutworms while being a great organic fertilizer.
- **CLEAN** up the final dried leaves from your spring blooming bulbs. If the foliage is still green, don't cut them back until they are brown and crackling as they are still photosynthesizing nutrients for next year's show stopping season.
- **WATCH** your landscape for necessary watering needs. Containers require a daily drink. Water lawns in the early morning to eliminate insect infestation.
- **EXPERIMENT** with floriography, the language of flowers, by designing a personalized tussey-mussey.
- **COZY** up to your outdoor fireplace or buy a portable fire pit for those chilly Lamorinda summer nights.
- **EXPLORE** a local garden, take a trail walk, pack a picnic with juicy fruit you grow. Purple plums ripen by June 22.
- **PREPARE** for fire season by clearing brush, limbs, grass, and weeds from the perimeter of your home and fence.
- **SUPPLEMENT** your outdoor rooms with spectacular hanging baskets of ferns, fuchsias, verbena or lobelia.
- **EXPERIENCE** a new shade shrub in your garden. How about adding a blueberry plant for its year round beauty and anti-oxidant rich produce?
- **CELEBRATE** the summer solstice on June 21st with a roaring bonfire, midnight swim, or dancing in the dark!
- **KICK** back, relax, and relish the lazy, hazy daze of summer.

Wishing sunflowers and lavender to all the jubilant graduates, pansies and parsley to the dedicated dads, and to all of my loyal readers, may you enjoy a summer of peonies, roses, and heather!

Happy Gardening to You!

©2011

Cynthia Brian

The Goddess Gardener

Cynthia@GoddessGardener.com, www.GoddessGardener.com

925-377-7827

My virtual door is always open. I am available as a speaker and consultant. Feel free to contact me.



*Cynthia Brian lets freedom ring with Delphiniums.*



Before he retired, Warren DEMeritt, now 91 years old, received a small cactus plant as a gift and he planted it in the front garden of his Lafayette home. For 35 years, the Agave plant remained small and unobtrusive. This spring, the plant began to grow a tall stem – up to 3 inches a day. By last week the flower stem was over ten feet tall and was just beginning to bloom; Agave plants only flower once and then die. Photo Doug Kohen

## Recycling in Lamorinda

The numbers below are provided by the Central Costa County Solid Waste Authority (CCCSWA) and will be included in the Lamorinda Weekly on an ongoing basis when available.

March 2011	Tons Recycled	% change	Tons Landfill	% change	% Recycled
Lafayette	785	+32	456	+12	63
Moraga	486	+32	245	+4	66
Orinda	658	+32	333	+4	52

### To register with Recycle Bank:

If you've lost the letter that contained your PIN number, no problem – Go online to [recyclebank.com](http://recyclebank.com) and click on 'register'. Enter your information, including your address. Get a new pin by mail or immediately with a message sent to your cell phone; now you can complete your registration.

## Garden Lights landscape & pool development inc.

Garden Lights is an Award Winning Landscape Design-Build Firm Offering Services in ...

- Landscape Design & Installation  
*Planting - Masonry - Concrete - Carpentry*
- Low-voltage Landscape Lighting
- Pool / Spa Design, Installation & Remodels
- Water Gardens, Ponds & Waterfalls



Design & Install with just one call.

925-254-4797

Free Consultations

Serving the Lamorinda Area for 18 years. Bonded – Licensed & Insured Lic. #702845



DESIGN  
INSTALLATION  
IRRIGATION  
DRAINAGE  
STONEMWORK  
CONCRETE WORK  
DECKS  
FENCES  
PATIOS  
LAWNS  
PONDS  
CLEANUP &  
HAULING

# BLUE RIDGE



925-258-9233

CELL: 510-847-6160

LANDSCAPE COMPANY INC.

BLUE JAY FELDMAN  
OWNER/OPERATOR

[WWW.BLUERIDGELC.COM](http://WWW.BLUERIDGELC.COM)



LICENSED  
INSURED  
Lic# 818633

# McDonnell Nursery

family owned since 1933

Trees • Shrubs • Vines • Annuals • Perennials  
Vegetables • Containers • Statuary & Fountains  
Indoor Plants • Decorative Items

[www.mcdonnellnursery.com](http://www.mcdonnellnursery.com)

196 Moraga Way • Orinda • (925) 254-3713 • Open Daily

# Lamorinda's Leading Independent Real Estate Firm.



**220 The Knoll**  
Fab end unit in desirable Orindawoods. Beautiful updated 2+bd/2.5ba, spacious & pvt. Eat-in kitchen, sep fam rm + ofc that could be 3rd bd. Tons of natural light, vaulted ceilings, skylights & floor to ceiling windows! **Offered at \$849,000**



**341 Camino Sobrante**  
Mid-century OCC stylish 4bd/4ba hm of design distinction & character w/vaulted ceilings, redwood ext/int + an abundance of windows. Updated lg modern kitchen & baths. Easy access to sunset views, gardens & pool. **Offered at \$945,000**



**8 Irving Court**  
Quintessential Sleepy Hollow 3bd/2ba charmer - updated rancher on cul de sac, vaulted ceilings, hdwd flrs, ready to go! Level out yard. Photos: [www.8IrvingCt.com](http://www.8IrvingCt.com). **Offered at \$949,000**



**108 Van Ripper Lane**  
Custom 5bd/3ba Cape Cod style hm blt in 2000. Attention to detail & quality in every aspect! Fully landscaped yd w/expansive lawns. Lots of French doors, covered front porch, 5th bd/office. **Offered at \$1,850,000**



**69 Tara Road**  
Very special 4bd/3.5ba hm of great style, lovely decor & quality enhancements. 4382 sf of ideal spaces, light rms, high ceilings + office. Pvt, gated 1 acre w/outstanding outdoor areas incl patios, pool, sport court. Views too. **Offered at \$1,865,000**



**73 El Gavilan**  
Mid century modern 5bd/4.5ba with exceptional updating throughout! Spectacular views, lvl yd off kit/fam rm, pool & guest apt in great OCC location. Extensive use of wood, stone, copper & walls of glass. **Offered at \$1,975,000**



**818 Augusta Drive**  
Spacious MCC townhouse w/idyllic setting. Backs to babbling brook. Frml living & dining. Fam area off kitchen. 3bd/2.5ba plus bonus room. Ownership incl club amenities. Top-rated schools. New clubhouse under const. **Offered at \$639,000**



**151 Cypress Pt. Way**  
Super sharp very-well maintained 2060 sf 3bd/2.5ba 1-lvl detached hm in MCC. Exceptional style, numerous enhancements. Easy access outside from all rooms to ideal private yard. **Offered at \$889,000**



**1843 St. Andrews Drive**  
3424 sf home in MCC w/pvt patio, decks & views. New stainless appls, cathedral ceiling, dual panes, 3 frplcs. Many upgrades by orig owners. All MCC benefits, top schools. **Offered at \$925,000**



**927 Augusta Drive**  
Incredible value! Located at end of cul de sac this professionally decorated 4+bd/2.5ba home is most desirable. Privacy, views, & an open space feeling make this a choice spot in MCC! **Offered at \$949,000**



**3363 St. Mary's Road**  
Classic 4bd/2.5ba ranch on prem lot set back from road. Nr Laf/Moraga trail. Great oppty for Laf schools. Nice outdoor spaces + pool. Living rm w/frplc, vaulted beam ceiling. **Offered at \$819,000**



**1268 Redwood Lane**  
A truly incredible find! Orig owners, 4bd/2.5ba in the heart of Happy Valley, a home in this condition & price on a 1.65 ac lot on a cul de sac rarely becomes available. Potential galore! **Offered at \$1,095,000**



**3242 Glenside Drive**  
Trail neighborhood remodel. Trad 1940's 4bd/2.5ba ranch style cottage uniquely blending Old World charm w/"green" materials. Fab sgl lvl 3018 sf on flat .28 ac w/saltwater pool. **Offered at \$1,429,000**



**15 Candlelight Lane**  
Perfection in this stunning 3417 sf Craftsman-style sgl lvl hm blt in 2005, fab floor plan, many impressive finishes & features, a very exceptional 4bd/3ba home. **Offered at \$1,575,000**



**8 Hawks Hill Court**  
Absolutely stunning pano views of Mt. Diablo, hills & Carquinez straits. Custom blt by owner in 2006 w/master suite, LR, DR, FR, kitchen on main lvl, 3 more bdrms & 2nd fam rm downstairs. **Offered at \$1,798,000**



**3460 La Caminita**  
Stunning Tuscan-style 4200 sf custom 5bd/4ba home blt in 1991 on 3 acres! 18' ceilings, maple floors, views, privacy, geothermal heating/cooling system. **Offered at \$1,998,000**

## THE VILLAGE ASSOCIATES:

Ashley Battersby  
Patricia Battersby  
Joan Cleveland  
Joan Eggers  
Linda Ehrlich  
Joan Evans  
Linda S Friedman  
Marianne Greene  
Pamela Halloran  
Dexter Honens II  
Debbie Johnston  
Hal Kaufman  
Margot Kaufman  
Susan Zeh Layng  
Art Lehman  
Charles Levine  
April Matthews  
I. Bruce Maxon  
Karen Murphy  
Ben Olsen  
Sue Olsen  
Kurt Piper  
Tara Rochlin  
Judy Schoenrock  
Ann Sharf  
Steve Smith  
Jeff Snell  
Lynda Snell  
Clark Thompson  
Ignacio Vega  
Terri Bates Walker  
Ann Ward  
Dan Weil  
Margaret Zucker

Visit [www.villageassociates.com](http://www.villageassociates.com)  
to see our weekly online previews  
updated every Wednesday and Friday by noon.

Click on **Sunday Open House**  
Friday after 5 PM for Open House listings

93 Moraga Way, Suite 103 Orinda, CA 94563  
(925) 254-0505 or 1-866-856-VARE

