



**BROUGHT TO YOU BY:**  
Ann Van Zandt, Broker, ABR, CRS, GRI, SRS, Green  
(512) 629-3081

[ann@bastrophomes.com](mailto:ann@bastrophomes.com)

[bastrophomes.com](http://bastrophomes.com)



# January 2020

## A Note from Ann:

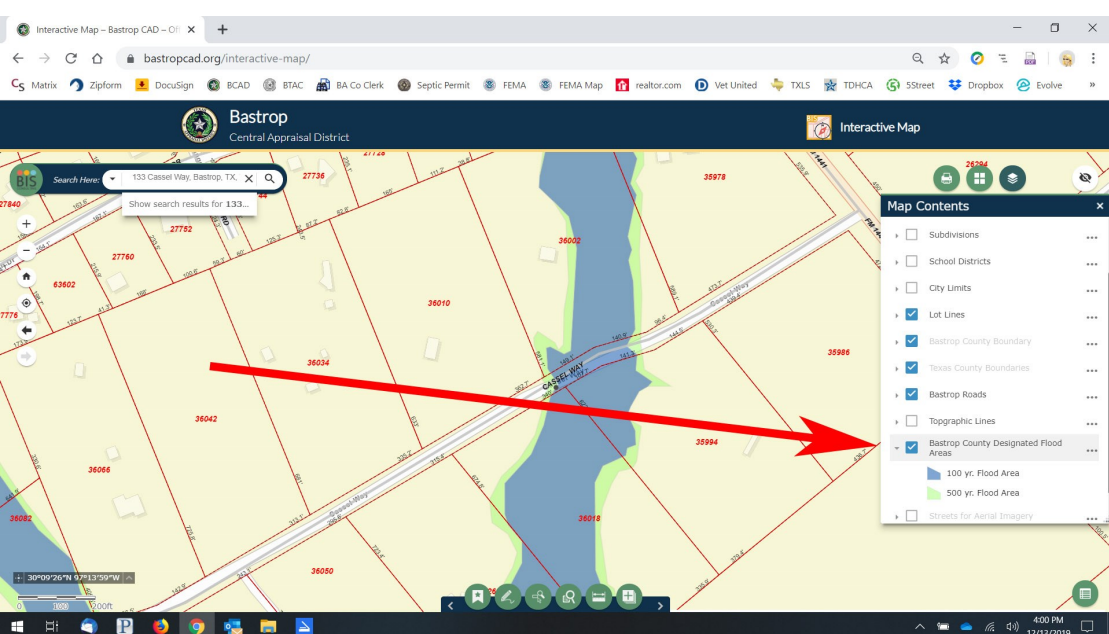
I hope everyone enjoyed the holiday season! We're now all back to work and thankfully the weather is cooperating with Spring-like weather! Overall December was slow - as is to be expected, however sales were still up 10+% from last year! We expect a bustling market to continue this year as we continue to grow and see overflow from Austin.

Back in September I spoke about the "new" flood plain maps Bastrop County is using for permitting purposes. I have good news to report. You can now view this "new map" on BCAD.

Go to the Interactive Map icon on the top right of <https://www.bastropcad.org/>. Type in your address and it will pull it up on the map. On the right side you will see Map Contents. There is a box you can check titled "Bastrop County Designated Flood Areas" (see example below). Use this to determine what the County will call the Flood plain in your area. (Note, they also have a box for FEMA so you can see how they vary!). If you are outside City Limits this is the map you will need to use. I will eventually be adopted by FEMA so they are being pro-active with it. REMINDER: This will NOT show up on FEMA maps OR on the Survey provided by your surveyor - they are still using the FEMA Maps. This will be your future though - so it's advantageous to use this map - and if you plan on building the County will use the "new" map for permitting purposes. Be aware!

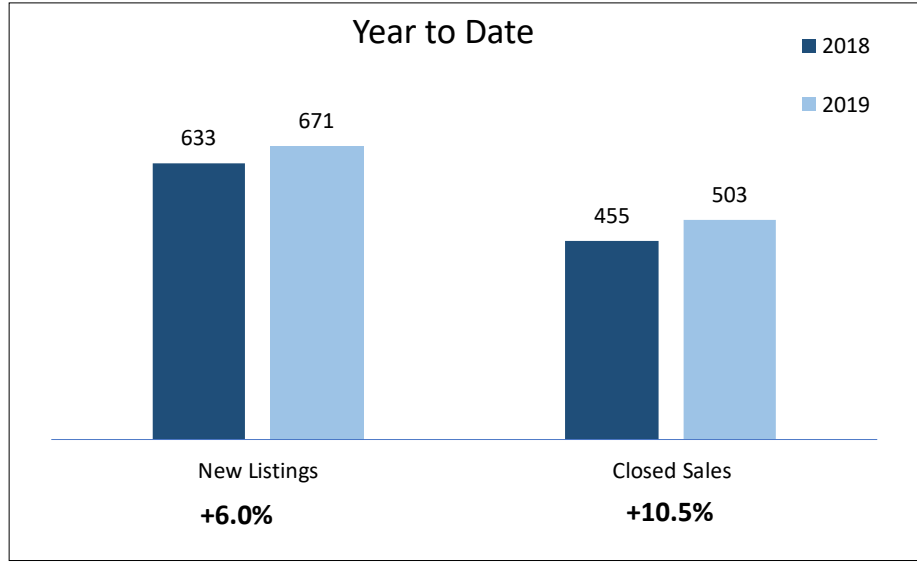
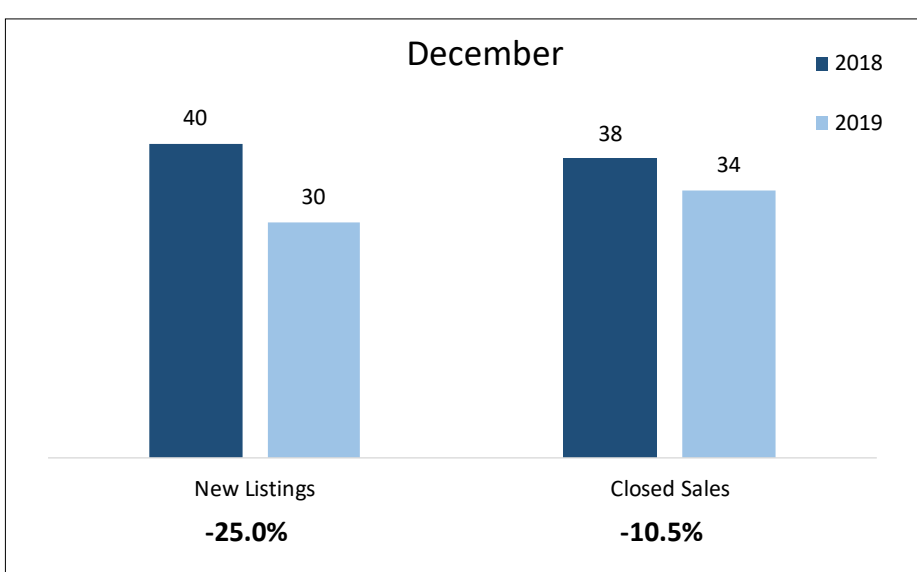
## In This Issue

- A Note from Ann
- Bastrop Area Monthly Statistics
- Around Town/Upcoming Events
- New Year, Same Home



## Bastrop Area Monthly Statistics

Below are the current statistics for the Bastrop Area. The average home sale price for December was \$232,272 which is down .5% from the previous year. The average home sale price for 2019 is \$242,998,



## Around Town



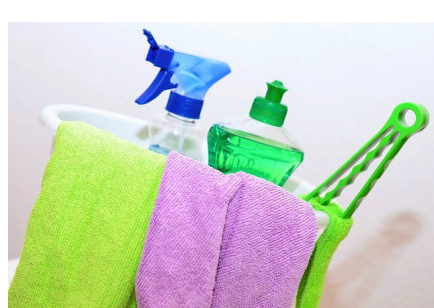
### Upcoming Events

January 10-19th - The Wild Women of Winedale at Bastrop Opera Houes

This joyful and exuberant, yet ultimately touching, comedy focuses on three women at crossroads in their lives - the Wild sisters of Winedale, Virginia. With equal doses of hilarity and heart, these extraordinary women come up with delightful and surprisingly unorthodox ways to free themselves of what's keeping them from moving their lives forward. They confidently set their sights on accepting nothing less than happiness while there's still time to enjoy it. This Jones Hope Wooten world premiere comedy is guaranteed to drive you wild with laughter - and motivate you to keep hounding the kids to please take all of the Hummels, that stack of quilts, and Granny's Christmas china! To purchase tickets, [click here](#).

## New Year, Same Home

Now that the new year is here, it's time to get organized. After the hustle and bustle of the holiday season, it is easy for things to be shuffled around or misplaced. Here are the five rooms or areas in your home that deserve immediate reorganization and attention:



- 1. The kitchen.** Typically the gathering place for holiday functions, it's possible that many of your beloved plates, Tupperware and even coffee mugs were moved around by visiting friends and family members. To free up cupboard space, try hanging your pots and pans or decluttering with drawer organizers.
- 2. The bathroom.** The most used room in the house, you're probably not looking forward to getting this space in order. But beyond a wave of the toilet wand, under-the-sink storage and behind-the-door hooks create more space and make getting ready in the morning a breeze!
- 3. The closet.** Your wardrobe could potentially be a mix of summer, fall and winter attire. Getting some under-the-bed storage will finally force you to put away the shorts and tank tops, and see-through shoe boxes will keep your favorite pairs crisp and clean.
- 4. The laundry room.** Overhead or hideaway storage options will work best for this room, creating more space for loads of dirty (or clean) laundry. Try a drying rack that you can hang from the ceiling, or a storage tower on wheels for all of your detergents and fabric softeners.
- 5. The home office.** Finally, if you've worked from home during the holiday season, chances are your office may be in disarray. Drawer organizers or a brand new bookshelf can help you keep all your important mail, documents and books in their place

You are receiving this email because, as a valued previous or current client, we'd like to keep you up to date on current housing and real estate news. To remove your name from our mailing list, please [click here](#).