

THE STRAIGHT SHOOTER



NEWS of ENNIS and the MADISON VALLEY, MONTANA for FEBRUARY 2010

“The best investment on Earth is earth.”

Louis J. Glickman, real estate mogul/philanthropist

- **ENNIS NEWS** →Construction of a new Middle School will begin in April. More information will be available on www.ennisschools.org. →Another Resort Tax Meeting is scheduled for March 2, to discuss what items would be taxed and what cannot be taxed, if a Resort Tax were passed. →Ennis resident, Bambi Gress, travels the west competing in cutting horse competitions and has placed 13th in the **world** standings, in her amateur division. She was the only Montanan to finish in the top 15. Cutting is one of the most popular equestrian sports in Montana and throughout the west. →Several appeals and complications have put the brakes on the plan to bring more than 800 wild mustangs to the Spanish Q Ranch in the Madison Valley. More next month....
- **WEATHER** – The month of February was great for cross country skiing in West Yellowstone Park. The average temperature in Ennis for the month of February was **28.5°**, with a high of **49.0°** and a low of **2.0°**. The precipitation was **0.17 inches** and the average wind speed was only **6.6 mph!** And El Nino seems to be diverting our snow to the east coast! 
- **WHERE THE WILD THINGS ARE** – The internet makes it easy to participate in the world around us – even the outdoor world. Montana Fish, Wildlife & Parks’ learning tool at <http://fwp.mt.gov/wildthings/> is full of vivid images and wildlife film clips that youngsters and adults will love. Choose an ecosystem you’re interested in and click to see a movie of this habitat and the wildlife species at home there. The Montana Natural heritage Program’s Tracker at <http://mtnhp.org> allows people to register with the site and then log their wildlife sightings into the state database. Montana’s databases contain nearly 850,000 animal observations. Enjoy!
- **WILD TROUT MEETING** – No, the trout aren’t meeting! But the Tenth International Wild Trout Symposium will be held September 27 – 30 in West Yellowstone. The event brings together biologists, fisheries managers, scholars and researchers from all over the world. The Madison River Foundation awarded a \$3,000 grant to the symposium to support scientific research into the global effort to protect, preserve and enhance the world’s wild trout populations. **Go Trout!**

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Don Bowen, Toni Bowen, Jay Willett, Karen Swedman

- **FISHING REPORT** - The Madison River Fishing Company in Ennis posted that because of the water flow and the fairly mild weather, there are “some pretty decent fishing opportunities in the next few weeks.” Although the Upper Madison will be closed in March and April, “the Varney section tends to fish well this time of year with some of the slower, deeper holes hosting pods of sulking fish.” Check out the full report at <http://www.mrfc.com/MadisonRiverMontanaFishing/MadisonRiverReport.aspx>. They claim El Nino is responsible for the crazy weather that screws up our skiing AND fishing!
- **CURRENT REAL ESTATE MARKET UPDATE** – February continued with encouraging activity, with many more listings and quite a few showings. The statistics for the Madison Valley (including Virginia City, Harrison, Pony, Whitehall and Cardwell), for the month of **February 2010**, are as follows:
LAND: 385 lots listed, 2 pending sales, 4 lots sold year-to-date.
HOMES: 113 homes listed, 5 pending sales, 2 homes sold year-to-date.
- **REAL ESTATE TIPS: Info to Share with Clients: 10 Inexpensive Ways to Wow Buyers**
 Now is the time for home owners contemplating a spring sale to spruce up their properties in anticipation of what Mike Larson of Weiss Research calls a potentially vibrant home-selling season. "If you have been beating your head against a wall, this is going to feel a lot better," he says. Here are 10 cheap ways to make a property more attractive to shoppers:
 1. **Improve first impressions.** Touch up the paint on the front door and other areas that buyers see first.
 2. **Clean up the landscaping.** Trim the hedges and trees and plant some annuals in the flowerbeds.
 3. **Paint the interior.** A coat of light yellow or cream with contrasting white woodwork looks fresh and clean.
 4. **Refurbish the floors.** Buff the hardwoods. Install new carpets – or at least get them professionally cleaned.
 5. **Take care of the big problems.** If the house needs a roof or the front stoop is crumbling, get them fixed.
 6. **Buy warranties.** Putting appliances under warranty gives homebuyers a secure feeling.
 7. **Improve energy efficiency.** New windows or improved insulation tells a potential buyer the seller is on top of things plus they come with tax benefits.
 8. **Replace light fixtures.** Updated fixtures, especially at the entrance way and in the foyer, create a good first impression.
 9. **Buy a stove.** Home owners whose kitchen isn't top of the line can jazz it up for a few hundred dollars by buying a new stove, which gives the room a fresh feel.
 10. **Tidy up the bathrooms.** Get rid of mildew, replace caulking, and replace stained sinks.

Source: U.S. News & World Report.
And Number 11....if your property happens to be in the Madison Valley, call Arrow Real Estate to sell it!
- **MONTANA TRIVIA** – Did you know that a sapphire from Montana is in the Crown Jewels of England?
- **YOU KNOW YOU'RE FROM MONTANA WHEN...**It is SO cold that you leave your car or truck **running and unlocked** while you run into the grocery store for a few things.

***Thank you in advance for your personal referrals.
 Your referrals are the lifeblood of our business
 and the greatest compliment you can give us.***

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