



Did You Say FREE Thanksgiving Pie for ME?



Are you currently working with our team to sell or purchase a home? Perhaps you've sold or purchased with us or referred to us in the past. To show our gratitude, we are offering your family a **FREE** pie from Stew Leonard's for your Thanksgiving holiday! Choose from **Dutch Apple** or **Pumpkin Pie** — certainly a tough decision! And for the first time ever, we're giving you a **10" pie** instead of an 8" pie so you can have a second slice! This is our way of saying **THANK YOU** for your business, support and, let's not forget . . . those **AWESOME** referrals!

Once again, we will serve as a collection site for the **U.S. Marine Corps Reserve Toys for Tots Campaign**. Brighten a child's holiday by bringing a **new, unwrapped toy**. Visit **HomeMan.net/Wishlist** for more information! We will also collect **gently used sweaters and coats** to help keep those less fortunate in our community warm during the cold winter season. All sweaters and coats will be donated to **The Interfaith Council For Action**. We will accept all donations through **December 15th** at our office:

 1238 Pleasantville Road, Briarcliff Manor
 Monday–Friday, 9am–5pm

Thanksgiving is the time of year to express our gratitude for our health, family and friends. And, everyone at **The Mark Seiden Real Estate Team** is grateful for **YOU**, our valued clients!



Seiden is BRIARCLIFF MANOR Community Participation!

Mark Seiden:

-  Raised in the Chilmark section of Briarcliff Manor until high school graduation
-  Real estate office (BBB rating of A+) headquartered in Briarcliff Manor since 2008
-  Briarcliff Chamber of Commerce Member
-  Briarcliff Manor Rotary Club: Past President and Paul Harris Fellow
-  Briarcliff Manor Little League Sponsor
-  Briarcliff Manor Harlem Magic Masters Basketball Event Sponsor
-  Briarcliff Manor Education Foundation Supporter
-  Briarcliff Manor High School Cultural Arts Supporter
-  Briarcliff Manor Garden Club Supporter
-  Briarcliff Manor-Scarborough Historical Society Supporter
-  Briarcliff High School Yearbook Advertiser
-  Village of Briarcliff Halloween store painting participant
-  Ragamuffin parade participant

Do Turkeys Make Good Pets?



While many people look at turkeys and think lunch, first graders at Todd Elementary school **took a closer look**.

They researched whether turkeys would make good pets. Over the past two years, students watched a pre-recorded video of an expert. But, this year, it was a **live Q and A** and they spoke to a **turkey expert!**

The entire first grade spoke virtually to **Trish Vasta of Hemlock Hills Farm**. The students asked many questions including whether turkeys are loud and how often they need to **eat and drink!** Ms. Vasta indicated that turkeys eat and drink all day long and need special feeders. In the wild, they have to look for food such as **berries** and **leaves**. Turkeys require a special house so they cannot live in your house. Everyone enjoyed the learning session!



Halloween Was a Blast!



The Mark Seiden Real Estate Team participated in many Halloween events last month in Briarcliff Manor and Ossining. There were many **smiling faces** as we gave away almost **1,000 treat bags** filled with yummy candy!



Put the Most Money in Your Pocket When You Buy or Sell Your Home!

Local Real Estate Sales and Market Trends*							
Briarcliff Manor/Pocantico Schools Sales	October 2022			2022 - YTD		2021 - YTD	
# of Months YTD** : 10	Sold	On Market ¹	In Contract ¹	Sold	Avg/mo.	Sold	Avg/mo.
Single Family: \$300,000 to \$699,999	1	1	0	7	0.7	9	0.9
Single Family: \$700,000 to \$999,999	2	4	1	23	2.3	41	4.1
Single Family: \$1,000,000 and above	4	6	6	40	4.0	33	3.3
Condominium: up to \$499,999	0	1	2	2	0.2	8	0.8
Condominium: \$500,000 and above	0	2	0	1	0.1	6	0.6
Co-Ops: All Prices	1	1	1	7	0.7	5	0.5

*Total combined sales by ALL Brokerages reporting sales into the OneKey™ MLS. Mark Seiden R.E. Team (MSRET) does not represent that these are all MSRET sales.

**YTD = Year To Date ¹ = Data as of: 11/3/2022

Great Service = Happy Clients!

Our agent, Michele Hamburg, was **extremely helpful** in helping us navigate a unique situation of relocating my mother from a home out of state to a condo in New York. Knowing we would have to make an offer sight unseen on behalf of my mother, Michele took the time to meet with her a few months prior when she was in town to **understand her needs and preferences** so we could be prepared to act quickly in a tight market. Michele's **patience and genuine desire to find the right home** for my mother paid off and she is now in a beautiful condo with neighbors that she loves. Michele was **a true professional** from start to finish – we couldn't have asked for a better agent to help us through this process. **I highly recommend Michele Hamburg and the Mark Seiden Real Estate Team!**

—Michelle Kessel, 607 Chestnut Drive, Carmel



1238 Pleasantville Road, Briarcliff Manor, NY 10510



Recently Sold/In Contract Properties



224 Pleasantville Road,
Pleasantville
\$540,000



130 Marlborough Road,
Briarcliff Manor
\$1,025,000

800-749-6600

For 24 hour recorded information and a texted link to the property's website, enter the extension below!

Featured Properties for Sale



14 Meadow Place,
Briarcliff Manor
Completely updated Chilmark home on a cul-de-sac!
\$799,222
Ossining schools
Ext. 2024



420 Nanny Hagen Road,
Thornwood
18th Century Farmhouse Colonial w/stainless steel pool on 2 acres!
\$949,222
Mount Pleasant schools
Ext. 2094

An Equal Opportunity Company. Equal Housing Opportunity.

If your property is currently listed with a real estate broker, please disregard. It is not our intent to solicit the offerings of other real estate brokers. We are happy to work with them and cooperate fully.