



SEPTEMBER 2025
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Unemployment Surpasses Job Openings



Robert Antoniadis
Broker | DRE #01727428

619.852.8827
Robert@RobertRealtySD.com
RobertRealtySD.com



Robert's Spotlight Listing:
3380 Trumbull St
152 Ft of Frontage Overlooking
The San Diego Bay

Having completed eight months, or 2/3 of 2025 on a Year Over Year basis (Jan 1 – August 31) (2025 vs 2024) the market has decreased **-6%** in terms of the **Number of SOLD Transactions** (89 vs 95).

YTD, (01/01/25 - 08/31/25) the **Average Number** of homes **SOLD per month** (**11**) this year has decreased **-8%** over last year which was (**12**) Homes per month. The 2025 (01/01-08/31) Monthly Average (**11**) Homes Sold per month is **-15%** less than the 5-Year Trailing YTD (01/01-08/31) Average per month (**13**). At this rate annualized for 2025, the Number of homes SOLD will approximate 130 units which mirrors 2009, The Great Recession, when 128 homes were SOLD or more recently 2022 levels when interest rates doubled faster than they ever have in a matter of 90 days putting the brakes on 2022 Home Sales which finished the year with 138 SOLD Homes. For some perspective, post the 2009 Great Recession, and pre-2020 Pandemic, approximately 200 Homes would be SOLD in Point Loma. 2025 will be off **-35%** historical levels of sales pre-pandemic (130 vs 200).

On a **YTD Month over Month** basis, (01/01/25 - 08/31/25) the **YTD Number** of homes **SOLD per month Average** (**11**) increased **+10%** over (01/01/25 - 07/31/25) which resulted in a YTD Number of homes SOLD Average of 10 homes per month.

Total YTD Dollars Transacted **\$210,000,000** (Jan 1 through to Aug 31, 2025) versus \$211,000,000 (Jan 1 through to Aug 31 2024 represents a **-1%** decrease in Total Dollars transacted. 2025 Total Dollars transacted are **+4%** more than the 5 Year (01/01-08/31) Trailing Average which is \$202,000,000.

The **YTD (01/01/25 - 08/31/25) Median Sales Price** in Point Loma is down **-1%** to **\$1,900,000** from \$1,915,000 in 2024 for the equivalent period. Notwithstanding this, it appears the YTD 2025 Median will be drifting **North**, as we work our way into Autumn. This is attributable to (i) the current Median of Pending Homes, (not SOLD yet but under contract) as at 08/31 approximates \$2,025,000, (ii) the Median of Homes that went off market in the month of August (08/01-08/31) approximates \$2,000,000.

The **YTD 2025** (01/01- 08/31) **Median Sales Price** **\$1,900,000** of homes SOLD is **+16%** higher than the 5 Year YTD Median Sales Price Trailing Avg (01/01 - 08/31) which is \$1,632,000.

On a **Month over Month** basis, (01/01/25-08/31/25) the **YTD First Quarter Median Sales Price** **\$1,900,000** increased **+3%** over last month's YTD (01/01/25 - 07/31/25) Median Sales Price which was \$1,840,000.

Point Loma **YTD** (01/01/25 - 08/31/25) Single Family Detached Homes **SOLD Median Days on Market** this year is (**17**) Days, represents **(-10%)** less market time over YTD (01/01/24 - 08/31/24) which was (19) Days on Market. The market is moving **+10%** faster for desirable sought after properties but **Supply** on a Year over Year basis is rising even faster at **+24%** resulting in less desirable properties sitting much longer with an **Expected Market Time** of **140** days or not selling at all. The **+24%** increase in inventory levels offsets and **Trumps** a market moving **+10%** faster resulting in a **+15%** increase in the Expected Market Time of 140 Days as at 09/01/25 versus 93 Days last year 09/01/24.

The YTD (01/01/25 -08/31/25) SOLD Median Days on Market for homes (**17**) is **+13%** longer than the YTD (01/01-08/31) 5-Year SOLD YTD Median Days on Market Trailing Average which was 15 Days.

On a **YTD Month over Month** basis, (01/01/25 -08/31/25) the **YTD SOLD Median Days on Market** (**17**) lengthened **+6%** from last month (01/01/25 - 07/31/25) YTD SOLD Median Days on Market which was (16) Days.

01/01/25 - 08/31/25) the **YTD Sold / List Ratio** remained flat at **98%**, from last year (01/01/24 - 08/31/24) when the YTD Sold / List Ratio was also 98%. The YTD 2025 (01/01 – 08/30) YTD Sold/List Ratio also decreased **-1%** in relationship to The 5-Year Trailing Average (01/01-08/31) YTD SOLD/List Ratio of **99%**

On a **Month over Month** basis, (01/01/25 -08/31/25) the **YTD SOLD / List Ratio** of **98%** decreased **-1%** over (01/01/25 - 07/31/25) which also produced a YTD SOLD / List Ratio of 99%. The Point Loma (01/01/25 - 08/31/25) **YTD Median Sales Price Per Sq Ft** decreased **-3%** to **\$928** per Sq Ft from \$957 last year (01/01/24-08/31/24).

The (01/01/25 - 08/31/25) **YTD Median Sales Price** **\$928** Per Sq Ft has increased **+12%** over the (01/01-08/31) 5- Year YTD Trailing Average Median Sales Price/Sq Ft which was \$828. On a **YTD Month over Month** basis, the **\$928** YTD (01/01/25-08/31/25) Median Sales Price/Sq Ft increased **+2%** over (01/01/25 - 07/31/25) which resulted in a YTD Median Sales Price/Sq Ft of \$906 Sq Ft.

2025 Median Home Sold:

3 BR 3 BA 2,294 SQFT 1955

January 1st - Aug 31st (2025 vs. 2024)

-8%	# Homes Sold
-1%	Total \$ Transacted
-1%	Median Sales Price
-3%	Median \$/Sq
-10%	Median Days/Mkt
+0%	Sold/List Ratio

Now analyzing what transpired last month only in the Month of August (08/01 - 08/31) reveals the following:

Year over Year, The **Number of SOLD** homes last month August 2025 (**13**) mirrored last year August 2024 when (13) homes were also SOLD. August 2025 Single Family Detached Home Sales (**13**) decreased **-13%** in relationship to the 5-Year Average for the Number of SOLD homes in the Month of August which was (15) homes SOLD.

2025 on a **Month over Month** basis, the **Number of SOLD** homes in August this year (**13**), increased **+63%** over the previous month July 2025 when (8) Single Family Detached Homes were Sold.

Total Dollars SOLD this year In the **Month** of August (08/01/25 - 08/31/25) **\$38,000,000** increased **+31%** compared to the \$29,000,000 that SOLD in the months of August 2024. Even though the number of transactions in August 2025 mirrored August 2024, Total Sales in the month of August were skewed higher due to (2) \$6M+ sales resulting in the increase in Total Sales for the month. The **\$38,000,000** of SOLD transactions in the month of August this year increased **+41%** over the 5-Year Trailing Avg Total Dollars SOLD in August which was \$27,000,000. Adjusting for the two sales anomalies mentioned above, 2025 August Home Sales would have approximated \$26,000,000 mirroring the 5-Year Trailing Total Dollars Sold in August.

On a **Month over Month** basis, (08/01- 08/31) vs. (07/01- 07/31), the Total Dollars SOLD increased **+111%** to \$38,000,000 in August from \$18,000,000 in July. Part of the increase was a **+63%** increase in units Sold (13 vs 8) but the other part was explained earlier (two Sales anomalies).

The **Median Sales Price Sold** in the **Month** of August (08/01/25-08/31/25) at **\$2,625,000** increased **+37%** from last year (08/01/24 - /08/31/24) which produced a Median Sales Price Value of \$1,915,000 for the equivalent period. The Average **\$2,954,000** Sales Price for the month of August 2025 was heavily skewed due to two anomaly sales stated earlier, which resulted in a **+33%** increase over the Average Sales Price in August 2024 of \$2,227,000.

For the period (08/01/25 - 08/31/25) the **\$2,625,000** Median Sales Price increased **+63%** over (08/01-08/31) 5-Year Median Sales Price Trailing Avg which is \$1,613,000.

The August (08/01/25 - 08/31/25) Median Sales Price **\$2,625,000** increased **+21%** over last month's (07/01/25 -07/31/25) Median Sales Price which was \$2,173,000. The 2025 August Median Sales Price of \$2,625,000 will decline over **-20%** as we work our way into and through Autumn/Fall due to the fact the Median Pending Sales Value as at 09/01/25 is **\$2,025,000** and the Median Value of Point Loma Homes that came *off market* and went into escrow the last 30 days is **\$2,000,000**.

On a Year over Year basis, the August **SOLD / List %** for the period (08/01/25 - 08/31/25) compressed **-5%** to **93%** compared to last year for the equivalent period (08/01/24 - 08/31/24) which was 98%. The August (08/01/25 - 08/31/25) **SOLD / List %** of **93%** declined **-7%** from the 5-YR August (08/01-08/31) **SOLD / List %** which was 100 %.

On a **Month over Month Basis**, (08/01/25-08/31/25) the **93% Sold / List %** decreased **-4%** over last month (07/01/25 - 07/31/25) which was 97%.

The August (08/01/25 - 08/31/25) **Median Sales Price per Sq Ft \$1,037** increased **+21%** over the August (08/01/24 - 08/31/24) Median Sales Price per Sq Ft \$854. The August 2025 \$1,037 (08/01/25 - 08/31/25) Median Sales Price per Sq Ft increased **+22%** over the 5-YR August (08/01-08/31) Trailing Avg of \$852 /Sq Ft.

The **Month** of August (08/01/25 - 08/31/25) **Median Sales Price Per Sq Ft \$1,037** increased **+23%** on a Month over Month basis from last month (07/01/25 - 07/31/25) which was Sq Ft of \$846 Sq Ft.

The **Supply** of Point Loma Homes for Sale as at August 31, 2015 (**42**), increased **+24%** over August 31, 2024 which was (34) homes. The August 31, 2025 Supply of Point Loma Homes for Sale (**42**) increased **+40%** in relation to the August 31, 5 YR Average which sits at (30) homes.

The Inventory of Point Loma Homes for Sale as at August 31, 2025 (**42**) increased **+5%** over last Month July 31, 2025 which was (40).

The August 31, 2025 steady buildup of Inventory (**42**) with a 2025 Average level of Supply of (**40**) units puts us back to 2019 Pre Pandemic levels of Supply / Homes for Sale that approximated 45 when the 30 Year Mortgage was hovering at or below 4%.

A quick glance in the rear-view mirror, August 31, 2021 during the depths and troughs of The Pandemic with interest rates at **3.12%**, Supply of Point Loma Homes for Sale was a meager **14** units. With interest rates today at **6.5%** higher, Supply of Homes for Sale sits at **42 homes**, **(+300%)** higher. For every % point increase in interest rates, Supply has risen **+44%** faster.

During The Great Recession 2009-2010, the Supply of Homes for Sale in Point Loma was 3X over 120 units. Even with Demand for homes off **-35%** on a normal yearly basis where approximately 200 Homes are SOLD in Point Loma, Supply is off **-65%** from The Great Recession levels resulting in values holding with modest single digit 1-5% give backs.

Analyzing the **Number** of homes in Point Loma that Sellers received and accepted an offer that **Went Off Market**, the (**9**) in the Month of August 2025, decreased **-18%** from the (11) homes that went Off Market in August 2024.

The **Number** of homes in Point Loma this year that **Went Off Market** (**9**) in the month of August (08/01/25-08/31/25), compressed **-25%** in relation to the 5-Year Avg of (12) for homes that Sellers received and accepted an offer that Went Off Market for the same period.

On a **Month over Month** basis, the **Number** of homes that Sellers received and accepted an offer that **Went Off Market** (08/01/25 - 08/31/25) (**9**) shrank **-44%** over last month (07/01/25 - 07/31/25) which was (16).

The September 2025 **Expected Market Time** of (**140**) Days, from the time you list your home for sale to the time an offer is accepted, is arrived at by dividing Current Inventory of homes for sale (**42**) by the Sales Velocity the last 30 Days, (Off Market/Pending Sales the last thirty days) (**9**). The September 2025 **Expected Market Time** has lengthened **+51%** to **140** Days from Last year at this time when the Expected Market time was 93 Days. The current September 2025 **Expected Market Time** of **140** Days is also **+49%** longer than the 5-Year **September Expected Market Time Trailing** Avg which is (94) Days.

On a **Month over Month** basis, the Sept 2025 **Expected Market Time** of **140** Days, has lengthened **+87%** from the previous Month August 2025 which had an associated (75) Days EMT.

The 2025 YTD Avg EMT is **134** Days as at Sept 1st.

Less than **60** Days is considered a Hot Seller's Market which is now firmly in the rear-view mirror, years 2020-2022.

<60 Days	=	Hot Seller's Market
60 - 90 Days	=	Slight Seller's Market
90 - 120 Days	=	Balanced Market
120 - 150 Days	=	Slight Buyer's Market

This year, **75%** of the time 6/8 months Buyer have had a slight advantage over Sellers. With current rate of absorption, Market times of 4-5 months, Buyers have **choice** and multiple homes for consideration providing them **leverage** over Sellers which results in **Price concessions**. We are talking single digit price concessions, (1% - 5%) on average

Traditionally, Fall/Autumn and its associated slumping Demand / Slower Sales Velocity propels the Expected Market Time in a northerly trajectory due to the kids being back to school and folks settling in for The Holidays. It is not certain that this year will follow suit as interest rates have softened to 6.5% the lowest they have been all year, improving affordability, which has the capacity to prop up Demand that normally begins to wane this time of year.

In conclusion, it is a great time to be a Buyer as Supply and selection of homes for sale this year 2025 in Point Loma has doubled over the average inventory levels of the last four years.

The Current interest rate of 6.5% is the lowest it has been all year, a milestone we have not seen since October 2024, which helps with affordability.

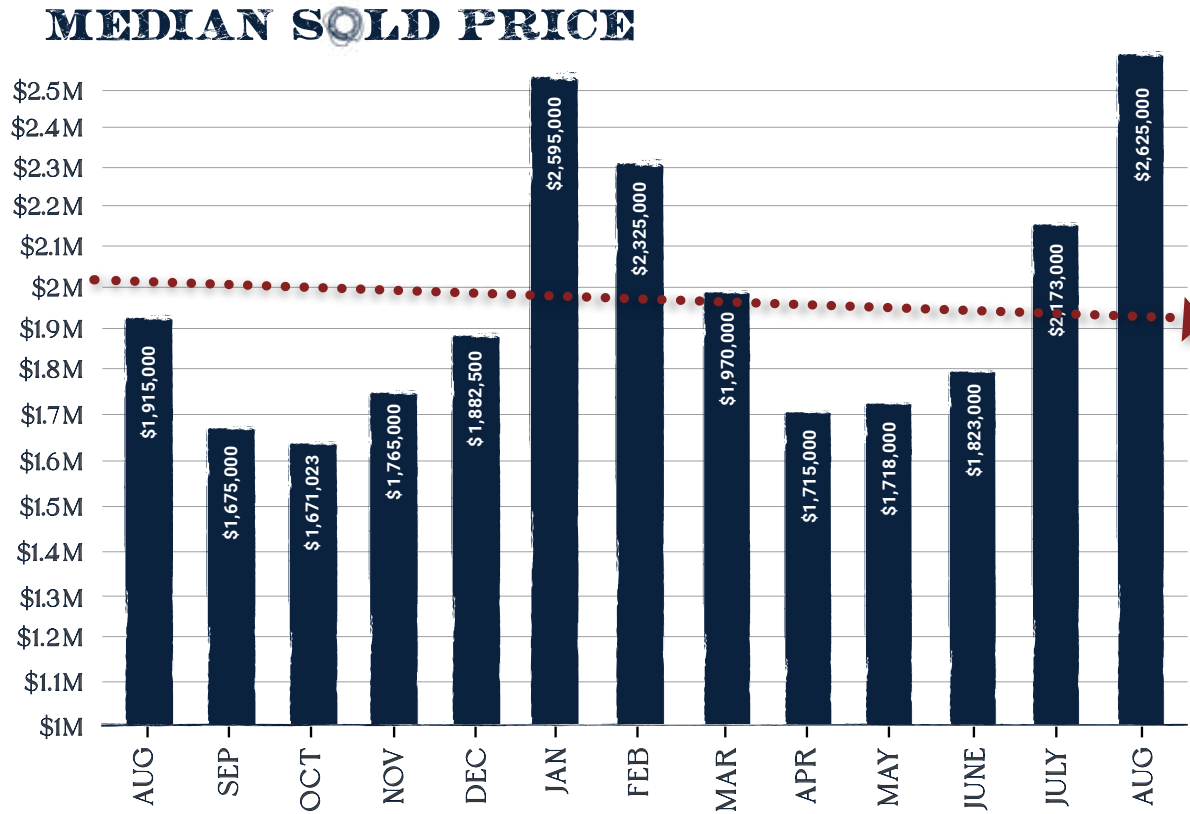
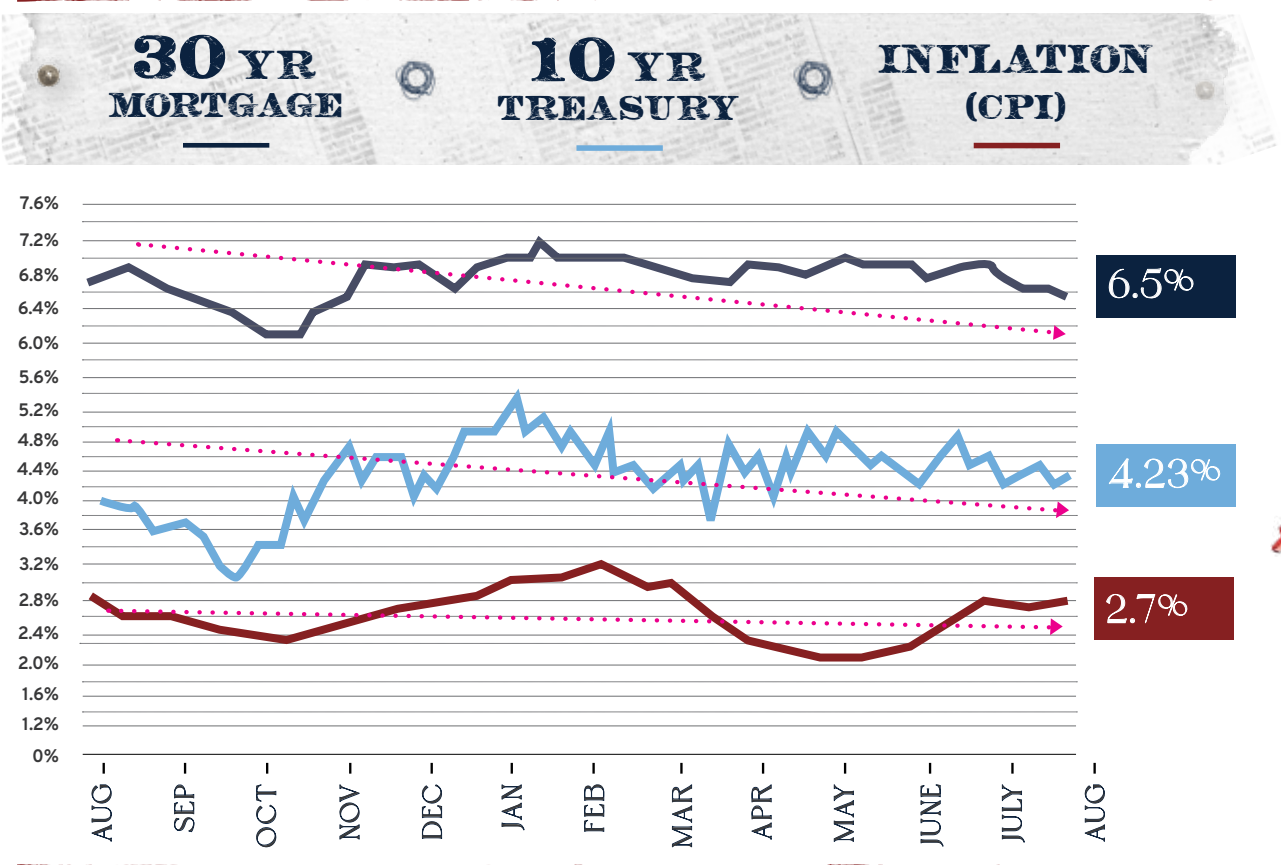
Demand and potential Buyers bidding on the same house is off **-35%** (11mth vs 17mth) from what it normally is, which helps reduce the risk of chasing and losing a home to another Buyer.

Notwithstanding this, Point Loma home values are still selling within a 1-5% range of a correct list price.

Even in this market, certain rare sought after properties (1/10) are still generating multiple offers and or being Sold for over List Price.

If your life circumstance dictates a sale, take comfort knowing you are still realizing within single digits, all time high value. Furthermore, with current interest rates the lowest they have been all year and its positive effect on affordability, Sellers this Fall /Autumn seem poised to enjoy a soft run up in Buyer interest and demand.

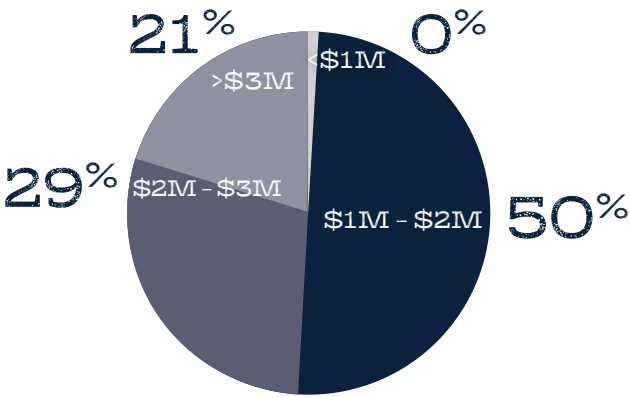
If you have no necessity to Sell, the quality of life provided by virtue of being encapsulated by the Pacific Ocean to the West, and Bay to the East and the cool ocean breezes they provide resulting in arguably one of the Best climates on the entire planet while enjoying values that have more than doubled since 2005 is comforting as me move into and through Autumn, welcoming The Holidays.



- Robert

INVENTORY

AS OF 08/31/25

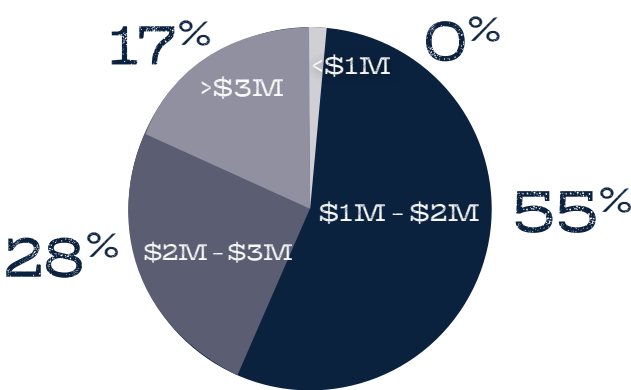


0%	Homes < \$1M	>>	0
50%	Homes between \$1M - \$2M	>>	21
29%	Homes between \$2M - \$3M	>>	12
21%	Homes > \$3M	>>	9

100% 42

SALES

01/01/25 - 08/31/25

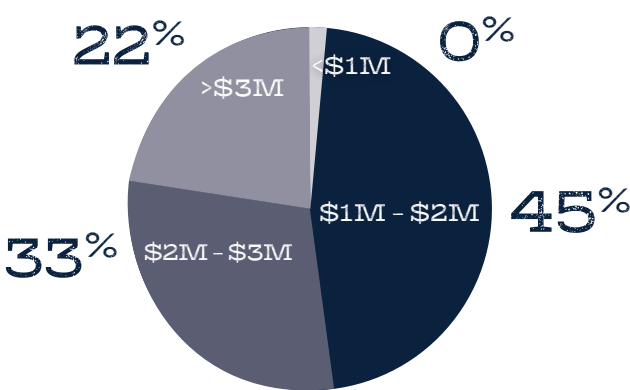


0%	Homes < \$1M	>>	0
55%	Homes between \$1M - \$2M	>>	49
28%	Homes between \$2M - \$3M	>>	25
17%	Homes > \$3M	>>	15

100% 89

OFF MARKET

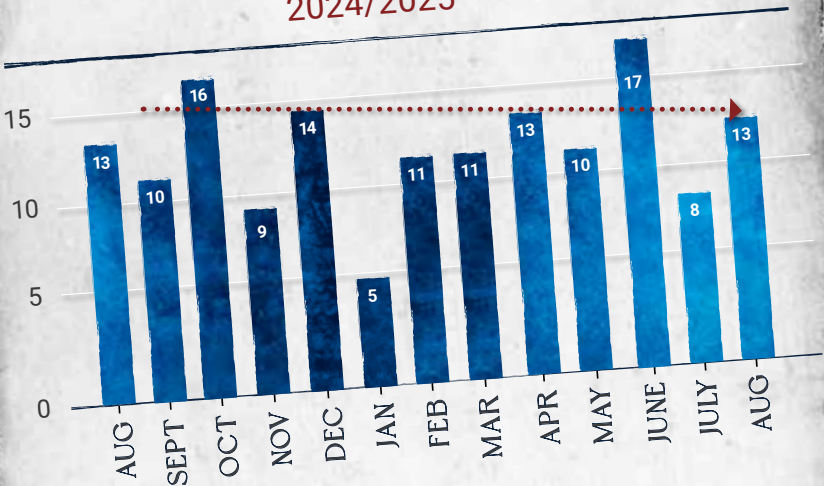
08/01/25 - 08/31/25



0%	Homes < \$1M	>>	0
45%	Homes between \$1M - \$2M	>>	4
33%	Homes between \$2M - \$3M	>>	3
22%	Homes > \$3M	>>	2

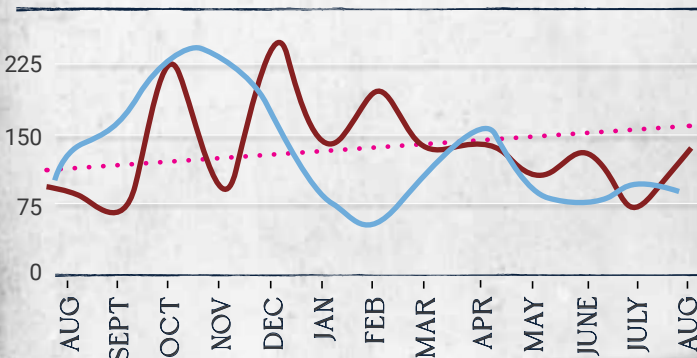
100% 9

Total Transactions
2024/2025



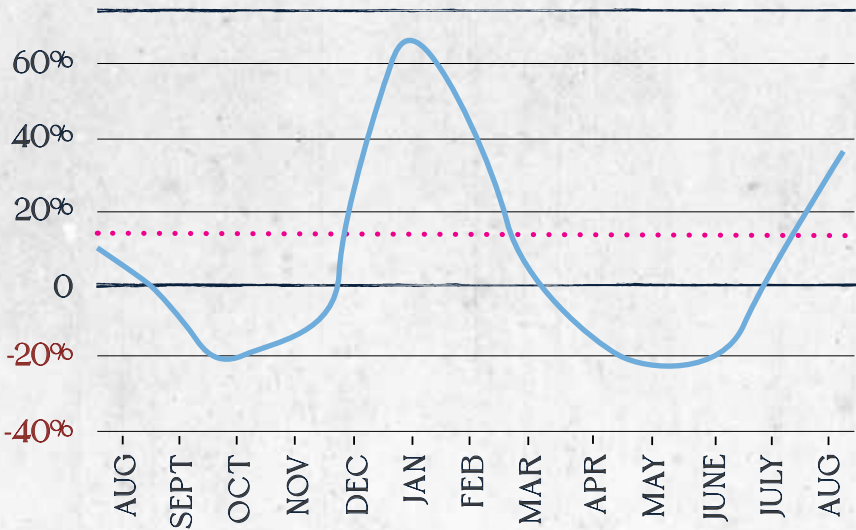
Expected Market Time

2025/24 2024/23 AVG

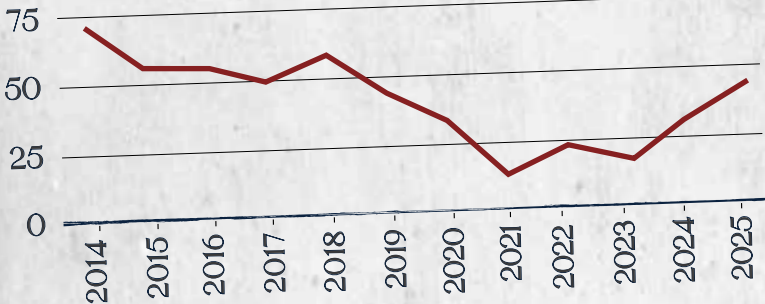


MEDIAN PRICE

YEAR OVER YEAR % CHANGE

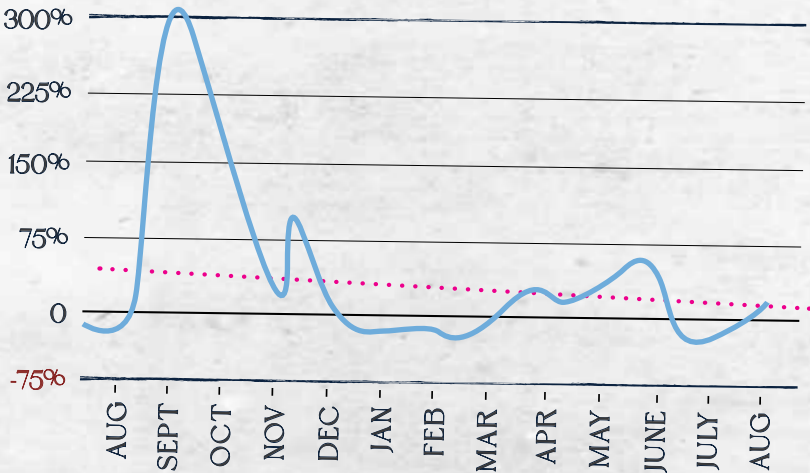


INVENTORY TREND



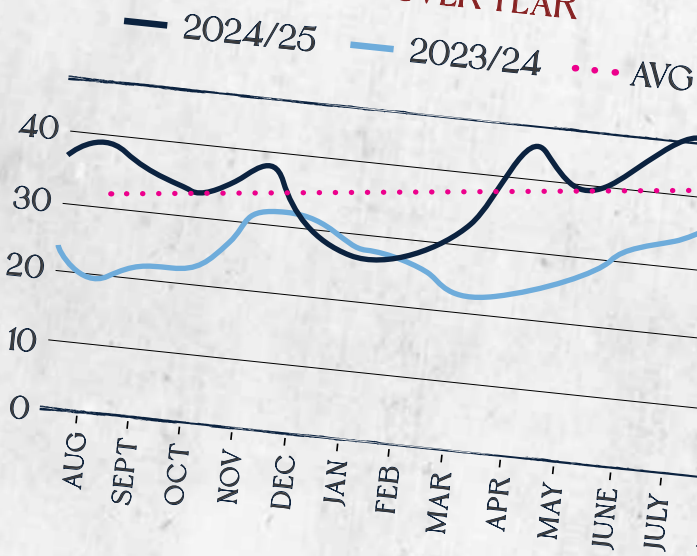
TOTAL TRANSACTIONS

YEAR OVER YEAR % CHANGE



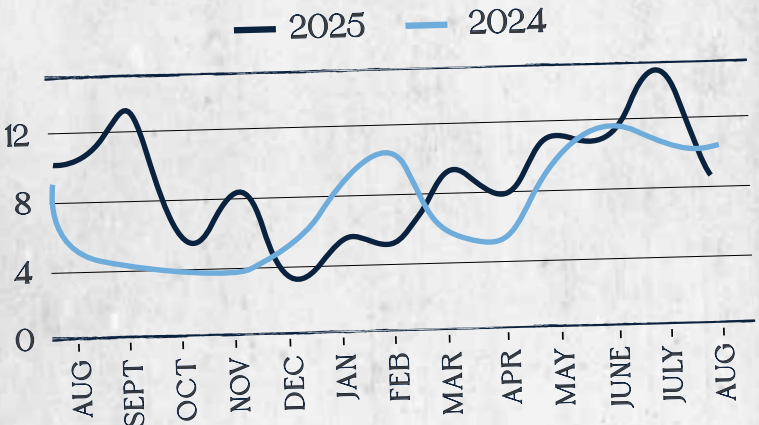
INVENTORY

YEAR OVER YEAR








PENDING SALES

YEAR OVER YEAR



92106

POINT LOMA MARKET
8 MONTH YEAR OVER YEAR REVIEW

	-6%	SINGLE FAMILY HOMES SOLD 89 transactions from 95
	-9%	HIGHEST PRICED HOME \$10,700,000 from \$11,700,000
	+9%	LOWEST PRICED HOME \$1,055,000 from \$965,000
	-1%	MEDIAN HOME VALUE \$1,900,000 from \$1,915,000
	+0%	TOTAL MARKET VOLUME \$210,000,000 from \$211,000,000



Circa 1904

YEAR OVER YEAR \$ SALES & # UNIT DISTRIBUTION






YEAR	#	\$ LOW	\$ MEDIAN	\$ HIGH	# < \$1M	# \$1M - \$2M	# \$2M - \$3M	# > \$3M	TOTAL \$
2025	89	\$1,055,000	\$1,900,000	\$10,700,000	0	49	25	15	\$210M
2024	95	\$965,000	\$1,915,000	\$11,700,000	1	52	27	15	\$211M
	-6%	+9%	-1%	-9%	--	-6%	-7%	+0%	+0%

POINT LOMA MARKET
8 MONTH YEAR OVER YEAR REVIEW

92107



Circa
1920

	+0%	SINGLE FAMILY HOMES SOLD 76 transactions from 76
	-29%	HIGHEST PRICED HOME \$5,275,000 from \$7,400,000
	+11%	LOWEST PRICED HOME \$825,000 from \$745,000
	+7%	MEDIAN HOME VALUE \$1,800,000 from \$1,688,000
	+1%	TOTAL MARKET VOLUME \$158,000,000 from \$157,000,000

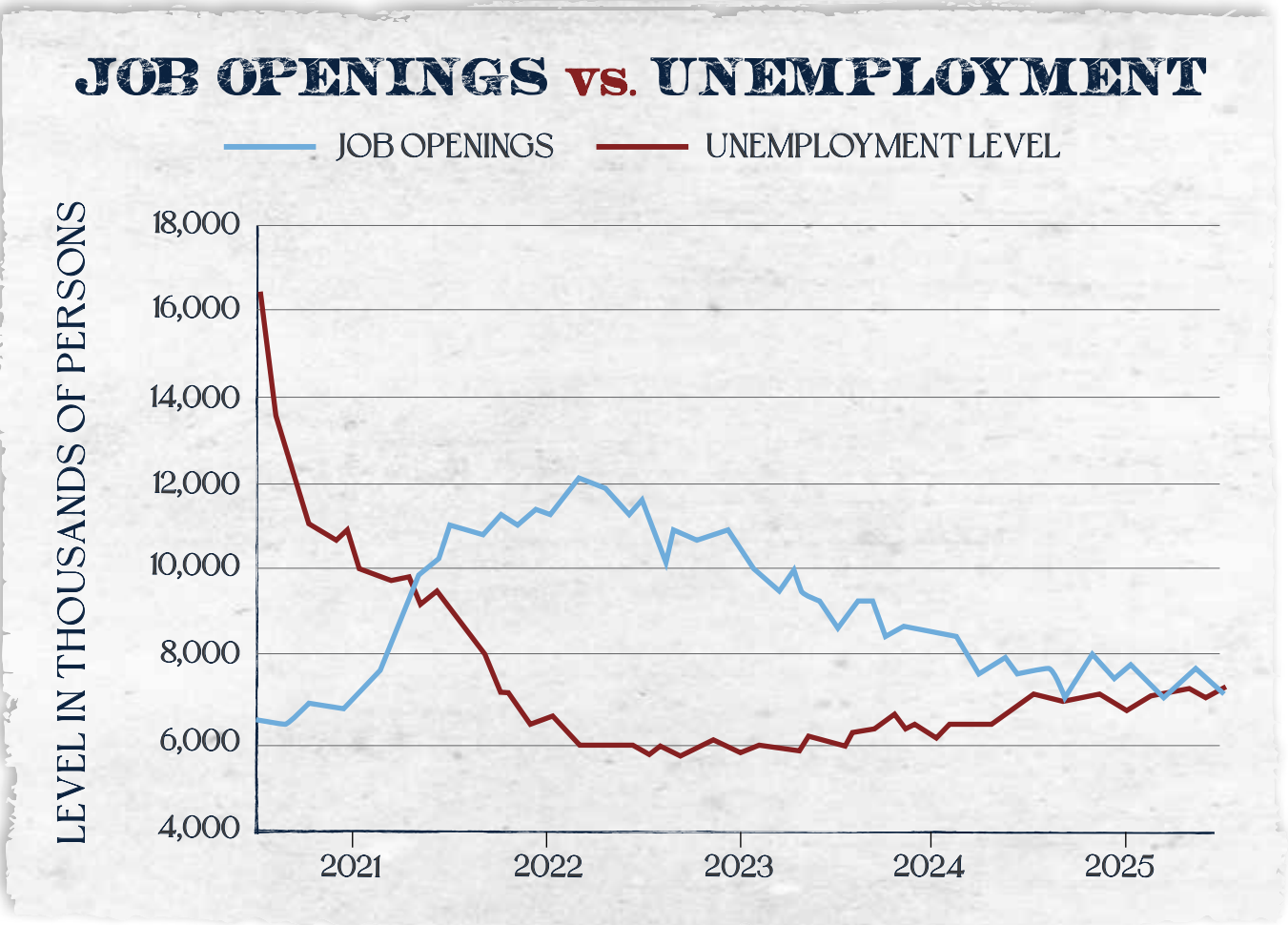
YEAR OVER YEAR \$ SALES & # UNIT DISTRIBUTION

YEAR	#	\$ LOW	\$ MEDIAN	\$ HIGH	# < \$1M	# \$1M - \$2M	# \$2M - \$3M	# > \$3M	TOTAL \$
2025	76	\$825,000	\$1,800,000	\$5,275,000	2	47	19	8	\$158M
2024	76	\$745,000	\$1,688,000	\$7,400,000	3	49	14	10	\$157M
	--	+11%	+7%	-29%	-33%	-4%	+36%	-20%	+1%

MORE UNEMPLOYED THAN JOB OPENINGS

FIRST TIME SINCE COVID

With **Unemployment** as of July at 7,236,000 vs. 7,181,000 job openings, a shortfall of **55,000** jobs, **Labor** now poses a bigger risk than **Inflation** to the US economy.



SOURCE: US BUREAU OF LABOR STATISTICS VIA FRED®

The Fed Reserves Dual mandate, (i) maximum employment, (ii) price stability up until now has been heavily skewed curtailing inflation by way of maintaining a lofty *Fed Feds* rate effecting the *10 YR Treasury* and by extension the *30YR Mortgage*. With this new deteriorating labor data bond markets are reacting favorably resulting in the 30 YR Mortgage at it lowest level since Oct 2024.

If the deterioration in labor holds with duration, interest rates will continue to ease, affordability will improve, and Point Loma sales activity will increase. 2025 is poised to be the bottom we work up and off into 2026.

ROBERT'S UNDER THE RADAR APPROACH

PRIVATE & DISCRETE - NO SIGNAGE, NO OPEN HOUSES



766 Rosecrans • 117' X 139' LA PLAYA LOT

North of
\$30 MILLION

Sold Under The Radar



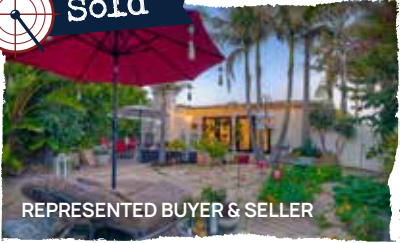
Sold



459 Tavera Pl
4 BR • 5 BA • 4,742 ESF



Sold



1640 Chatsworth Blvd
3 BR • 2 BA • 1,567 ESF



Sold




3710 Pio Pico
2 BR • 1 BA • 1,204 ESF



Sold



3617 Fenelon
3 BR • 2 BA • 2,312 ESF

#	ADDRESS	REP	\$ PER SQ FT	DAYS ON MKT	LIST PRICE	SALES PRICE	SOLD/ LIST %	TOTAL PROD'N
1	1419-21 Cypress	Seller	\$1,070	3	\$895,000	\$920,000	103%	\$920,000
2	1852 Locust St	Seller	\$1,170	28	\$1,295,000	\$1,250,000	97%	\$1,250,000
3	3637 Richmond St	Seller	\$808	4	\$1,495,000	\$1,450,000	97%	\$1,450,000
4	3040 Tennyson St	Seller	\$692	20	\$1,695,000	\$1,675,000	99%	\$1,675,000
5	3728 Curtis St	Seller	\$423	24	\$1,995,000	\$1,900,000	95%	\$1,900,000
6	3706 Jennings St	Buyer	--	--	--	--	--	\$2,100,000
7	3115 Edith	Seller	\$763	4	\$2,150,000	\$2,100,000	98%	\$2,100,000
8	1300 W Walnut	Seller	\$580	6	\$1,995,000	\$2,450,000	123%	\$2,450,000
9	675 Silvergate	Buyer	--	--	--	--	--	\$2,595,000
10	1575-85 Cable St	Seller	\$555	22	\$2,635,000	\$2,600,000	99%	\$2,600,000
11	812 San Antonio Pl	Dual 	\$1,171	41	\$3,500,000	\$3,100,000	89%	\$6,200,000

AVERAGES/TOTAL \$804 17 \$1,961,667 \$1,938,333 100% \$25,240,000

SIMPLY PUT: ROBERT WILL SELL YOUR HOME
FASTER AND FOR MORE MONEY

AGENT	PRODUCTION	SOLD/LIST	DAYS /MKT
Robert	\$25M	100%	17
Avg Agent	\$2M	98%	36



HEALTH & WELLNESS

WHEN IT COMES TO FOOD:
PROCESSED OR ULTRA-PROCESSED?

BARBARA INTERMILL - Ultra-processed foods (UPFs) are often devoid of essential nutrients, which can be a problem if they make up the bulk of one's diet. A recent government report says "a growing body of research associates ultra-processed foods with negative health outcomes, including in children."

Today, everything from bread and cut vegetables to canned tuna and peanut butter are considered processed foods. Some processed food can be safer and even more nutritious than their natural counterpart. Canned tomatoes, for example, are a better source of lycopene — a strong antioxidant that may help lower the risk for prostate cancer in men — than fresh tomatoes.

Let's look at examples from several sources:

- Corn kernels cut off the cob, cooked and frozen: **Minimally processed**
- Canned corn: **Processed**
- Corn chips: **Ultra-processed**
- Canned tomatoes: **Minimally processed**
- Tomato sauce or paste: **Processed**
- Ketchup: **Ultra-processed**
- Whole grains such as wheat or oats: **Minimally processed**
- Whole grain flour, bread, tortillas, fresh or dried pasta: **Processed**
- Refined flour, instant noodles, pastries, sweetened breakfast cereals: **Ultra-processed**
- Fresh milk: **Unprocessed**
- Pasteurized milk: **Minimally processed** with heat to kill bacteria
- Cheese/plain yogurt: **Minimally processed**
- Sweetened, flavored yogurt: **Processed**
- Milk chocolate, packaged yogurt snacks: **Ultra-processed**



- Dried fruit and dried nuts and seeds: **Minimally processed**
- Fruit juice and nut butters: **Processed**
- Boxed juice drink and peanut butter cookie mix: **Ultra-processed**
- Fresh meat, poultry, fish: **Unprocessed**
- Ground meat: **Minimally processed**
- Hot dogs, sausage and other salted meats, canned fish: **Processed**
- Laboratory grown meat, chicken nuggets: **Ultra-processed**
- Fresh olives: **Unprocessed** (Note: Olives must first be cured to remove bitter compounds before they are edible.)
- Cured olives: **Minimally processed**
- Extra virgin olive oil: **Minimally processed**

September

9/1	SHARON ZELL
9/1	TERENCE JOPE
9/3	SHERRY OSTENSEN
9/3	VANDA CARDOSA
9/4	DON SPANINGA
9/5	KAREN HUTCHENS
9/6	DOUG COWARD
9/8	JUDY CONNER
9/8	SCOTT SHOEMAKER
9/16	WILLIAM CHARLEY
9/20	CAROL DILLON
9/25	RICHARD DISHMAN
9/25	VALERIE SARIF
9/26	MITCH MICHELLE
9/27	TYSON DETHLOFF
9/28	COLLETTE STARK
9/29	VINCE KASPERICK

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10/26
10/26

SCOTT GROVE
CHRIS CLEMENT
CALLIOPE ALLEN
CHRISTINA FIELDS
MICHELLE SHOEMAKER
JACQUE HUEY
PAMELA NAFSINGER
JOSH ZIGMAN
JILL SMITH
EVERLY MELOS
JOHN BRADLEY
AMY YIM
BIPINBHAI PATEL
JAMES HART
RHONDA RYAN
AKRIVE STATHAKIS
DEBORAH DE SOIUZA
BONNIE MACVAUGH
DANIELLE DA ROSA
TOM EGGART
LINDA HUYARD
DINA HEMMI

October

10/27	PAULINE DISHMAN
10/28	ASHLEYMULLEN
10/28	LARRY KATZ
10/29	CARSON EDGINTON
10/29	JANICE CHARLEY
10/30	KAREN KNAPP
10/30	TODD CAHILL
10/31	SARA CRYSTAL

Ingredients:

- 1 tbsp fresh lemon juice
- 1 tbsp finely minced shallot
- 3 tbsp extra-virgin olive oil
- Sea salt & freshly ground black pepper
- 1 large ear of corn, shucked
- 2 large nectarines, ripe but firm
- Extra-virgin olive oil
- 4 large, thin slices prosciutto
- 3 handfuls baby arugula (~3 oz)
- ¼ cup sliced almonds, toasted
- Crumbled feta (optional)

Directions:

1. Prepare the dressing: In a small bowl, combine the lemon juice and shallot; let stand for 15 minutes. Whisk in the olive oil, then season to taste with salt and pepper.
2. Bring a pot of unsalted water to a boil over high heat. Add the corn, cover, and remove from the heat. Let stand for 5 min. With tongs, transfer the corn to a cutting board. When cool enough to handle, cut the kernels off the cob.
3. Prepare a medium charcoal fire or preheat a gas grill to medium. Halve and pit the nectarines. Cut each half in half again. Brush all over with olive oil. Grill on the cut sides until the fruit is lightly charred and slightly softened, about 5 minutes.
4. Drape a slice of prosciutto on each of four salad plates (or put all four slices on one platter, if serving family style). In a bowl, combine the arugula and corn kernels and toss with just enough dressing to coat lightly. Divide among the salad plates. Top with the warm nectarine wedges. Sprinkle with sliced almonds and with crumbled feta, if using. Serve immediately.

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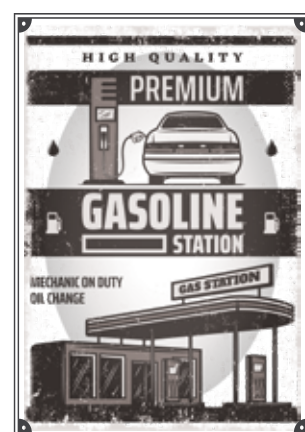
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