

# HOMeward Bound

THE GIVING IT BACK AND PAYING IT FORWARD REAL ESTATE NEWSLETTER | FEBRUARY 2022

**B**  
WALKER  
RANCH

WORTHY CAUSE



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



Leticia Almaro Nicolini  
925.216.7720

  
The **Almaro** Team

**Selling Your Home and  
Getting Top Dollar!**

**Call me TODAY for a free  
consultation.  
925.216.7720**

WHEN YOU PUT OTHERS FIRST  
**GO  
SERVE  
BIG!**  
YOU WILL NEVER BE SECOND



Not that I am the Dr. of Love or anything like that... But then again, most people would probably like to believe they are. After all -Love is a many splendored thing. When my husband and I were planning our wedding back in 2001, our wedding planner suggested we reveal to all in attendance those words that convey our

LOVE for one another. My favorite Love Description is from **1 Corinthians 13: Love is patient, love is kind. It does not envy, it does not boast, it is not proud. It is not rude, it is not self-seeking, it is not easily angered, it keeps no record of wrongs. Love does not delight in evil but rejoices with the truth. It always protects, always trusts, always hopes, and always perseveres.**

It doesn't matter your 'religious persuasion' to say, "Yea, that **IS** a great description of **LOVE**". I am talking **LOVE** because February is the month of Love, rightly celebrated with Valentine's Day.

*I could go on and on, with all kinds of examples like – 'Love Your Neighbor as Thyself'; 'Love doing business with you'; 'Love your referrals'....but the point is we do love helping people buy and sell real estate! And those people say we are good at it!*

*(see inside for details)*

**Your Referrals Help  
The Community!**



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**Go Serve Big!!! Investing in the People of Our Great Community.**

# If you or a friend are thinking about selling, make sure to choose a real estate team you can trust!

## A real estate team with experience, proven results and a give-back philosophy!



### AS YOU KNOW, WE LOVE MAKING GUARANTEES!

Like our Buyer Satisfaction Guarantee: Love the home, or we'll buy it back! Or our Seller Guarantee: Your Home Sold or We'll Buy It! And we guarantee that a portion of our income WILL go to a very worthy cause like B Walker Ranch.



**Call me today for a free consultation. I am here to help with your real estate needs.**

**Leticia Almaro Nicolini**  
**925.216.7720**

In fact, if it's OK with you, let me focus just a bit on the REFERRAL request.

Please know that my team and I are eager to help anyone you know wanting to make a move so much so that we are willing to make an offer that they will LOVE.

### HAVING PEACE OF MIND AND GETTING TOP DOLLAR FOR YOUR HOME IS WHERE EXPERIENCE COUNTS!

As a result of working with over 5,000 families during my 20+ year career and through three documented recessions, we have developed a special market-proof program to quickly get an acceptable "cash" offer on any home at market value. So, we are giving homeowners wanting to make a move a **very special gift** this Valentine's Day.

### OUR GUARANTEE to you, your friends and family—

For the month of February, anyone considering making a move that you refer to me, I will guarantee to them in writing their home will sell or we'll buy it at a price acceptable to them.

We just need to agree on the price and possession date with the seller. ***This is where you can help!***

If you or anyone you know is considering making a move, we would like to offer them a FREE No Obligation Market Analysis that will give them a real idea of what they can expect to sell their home for.

Just like we are thankful for you and your business, I am confident your referrals will be thanking you for steering them in the right direction on getting their home sold!!!

## A Real Estate Team that Gives Back

And remember... Your Referrals Help Continue the Life Changing Work by B Walker Ranch!

Most don't know, however, that B Walker Ranch is a non-profit.

They depend on sponsorships and donations to deliver their world class assistance to our neighbors in need!

This year, my team and I are on a mission to raise \$10,000 for B Walker Ranch, a day program for adults with autism. We do this by donating to them a portion of our income from homes we sell..



Go Serve Big!!! Investing in the People of Our Great Community.



**A Real Estate Team that Gives Back!** *Continued from page 2.*



***B Walker Ranch is still on target to be a flagship property that will be a model program that can be duplicated in communities everywhere.***

BWR, a 10.63-acre parcel, is developing a variety of programs for adults with autism designed to foster self-advocacy by recognizing their individual needs and harvesting a sense of purpose within a farm environment. When our children graduate from high school at 18 they have an opportunity to go onto the next stage of their lives. There are few next steps for those children with autism. We have an epidemic in this country as 1.5 million children are turning 22 and aging out of their existing program with little or nowhere to go, it's critical.

## MAKING A DIFFERENCE

As a 501(c)3 nonprofit, B Walker Ranch survives on Sponsorships and Donations to change and support an idea who's time has come. We proudly donate a portion of our income from real estate sales to B Walker Ranch to help them continue building this program and increase their awareness.

**SO, YOUR REFERRALS REALLY DO HELP YOUR NEIGHBORS WHO NEED HELP THE MOST!**

If you would like to find out more about B Walker Ranch and Sponsorship Opportunities visit their website by clicking **HERE**

Life moves fast and we are eager to make the Home Selling and Buying experience a smooth and rewarding one. Who do you know considering buying or selling a home that you could refer to our real estate sales team? Not only will they benefit from our award-winning real estate service, but a very worthy cause will too. It is very easy to refer your friends, neighbors, associates or family members who are considering making a move.

**Thank you in advance for your referrals!**

**The best number to reach me: 925-216-7720.**

In over 2 decades of helping thousands of families sell and buy the place they call home, we have met so many wonderful, loving, caring people. We are so grateful. Thank you for reading this month's Homeward Bound and for the many referrals over the years. Rest assured when you refer family and friends they are in good hands, we treat them like our own.

Go Serve Big!!!  
Leticia Almaro Nicolini  
& The Almaro Team  
925-216-7720

*Leticia*



Photo courtesy of B Walker Ranch

***When You Put Others First, You Will Never Be Second!***

**Go Serve Big!!! Investing in the People of Our Great Community.**

## A real estate team with experience, proven results and a give-back philosophy!

Over the last two decades of helping thousands of families sell their home and/or buy another, we have met some wonderful, loving, caring people.

People like you! So your referrals can rest assured that not only will they get the award-winning service we are known for and the guarantee to back it up, but that a solid portion of the income we receive will go toward a very worthy cause.

## Refer your friends, neighbors, associates or family members considering making a move:

1

If you received this newsletter via email and want to refer a friend, it's easy! Just **CLICK HERE!**

2

You can pass along my business card to them. Simply text LETY to 925-392-3202 and forward it to them.

3

You can go to [www.ReferralsHelpAutism.com](http://www.ReferralsHelpAutism.com) and enter their contact info online or forward the link to who you know is considering a move.

4

Of course you can always call me direct as well at **925-216-7720**.

Your Home Sold  
**GUARANTEED**  
Or I'll Buy It!\*

\*Some conditions apply

## Contact Us



**(925) 216-7720**

Visit us on the web at:  
[www.TheAlmaroTeam.com](http://www.TheAlmaroTeam.com)



  
The **Almaro** Team

**Leticia Almaro Nicolini**

BROKER REALTOR

DRE# 01155073

## Why I Give to B Walker Ranch:

I was born and raised in Mexico City. My family moved to Los Angeles, California when I was fourteen. After obtaining my BS Degree in Accounting in 1981 from USC, I became a US citizen.

I am passionate about helping others. When I became aware of the amazing work my colleagues at B Walker Ranch are doing to support children and young adults with autism, I felt motivated to help. I love that I can utilize a portion of my income to contribute further to the work and awareness of B Walker Ranch, in addition to volunteering my time and energy.

There is so much joy in giving! Helping to build the community where we live is very important to me, so bringing together my business, my clients and a worthy cause inspires me to give it my all and pay it forward to making the world a better place.



My team and I are committed to providing outstanding results for buyers and sellers referred to us by our past clients. I know the founders of B Walker Ranch and share their sense of commitment and purpose in improving our community. They rely on sponsorships and personal donations.

I hope you will join me in supporting B Walker Ranch, by referring people ready to make a move –buying or selling. Simply go to: [www.ReferralsHelpAutism.com](http://www.ReferralsHelpAutism.com) and together, we can make a BIGGER difference!





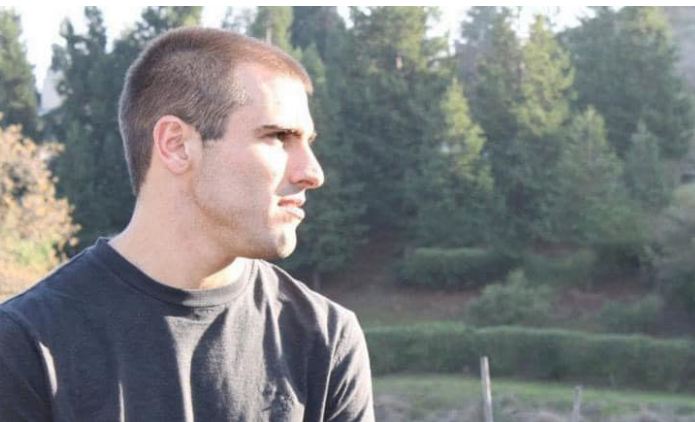
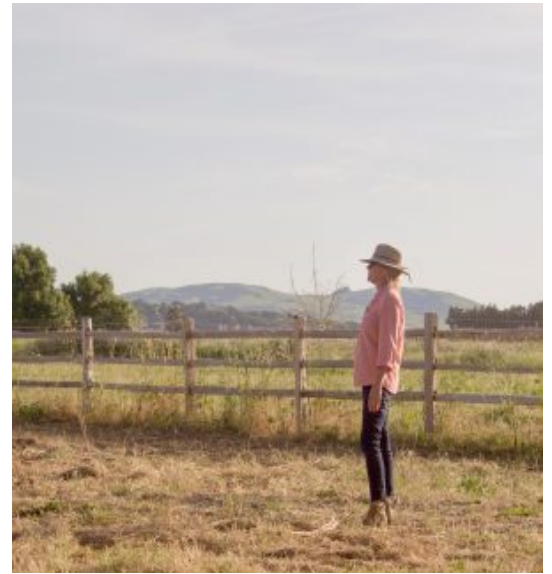
# Autism – “A Mother’s Story” (Jeanine Stanley)

If moms are the heart of the family then special needs mothers have to be the enlarged heart! We take on the extra burden of raising children who require more. The colossal task of rearing special needs children is daunting, isolating, overwhelming and yet, ultimately rewarding. Without us even realizing it, the experience changes us profoundly. We don’t Sweat the Small Stuff, we just try and survive it and in time learn to celebrate and embrace it.

My son’s diagnosis of Autism occurred when he was three years of age. With the diagnosis went a life of dreams that I had for my only boy. I began a time of depression and grief as I ventured into this different world of Special Education.

It was nothing I knew as my two daughters had attended regular schools. I fought the “little yellow bus” with all my being, as it symbolized anything but normalcy. That moment arrived on our first day of school when that bus pulled up to the curb and my son, donning his cutest little Gap outfit, had to get on. He took that big step up, faced the bus driver and asked “Will you bring me back to this house with this mom?” and I beamed as I knew in that instant that I was “**special**” too.

A year prior when symptoms were just beginning, I remember justifying the different things I saw my son do. I couldn’t face the possibility that something might be wrong. Is he just tuning me out because he is preoccupied? Is he relentlessly taping that hanger on the floor because he is going to be a drummer one day? Eventually he was tested and that fateful diagnosis came and my hope for a regular life with a regular boy began to slip away.



What I grieve most is the dream of raising a son who would play team sports, get a drivers license, possibly go to college, get married and eventually allow me grandchildren. I don’t know to what extent these events will happen as the story is not yet over, but the reality is many of our children never get these opportunities and moms lament over these losses.

Surviving the small stuff is the order of the day. We have easily given up the notion of perfection and just pray we don’t drown in another day of challenges.

There were too many shopping trips where I would reach to grab some vegetables only to find my son in an instant eating out of the bulk bins. Will the school call with a calamity? “Your son was standing too close to some girls at recess and now the parents want to talk to you.” Do our neighbors want to levy another complaint? Will the cat live through another flight from the second floor? It is all small stuff yet any one of these things can cause you severe angst and can bring the strongest of us to our knees.

For full article Click: [bwalkerranch.org](http://bwalkerranch.org)

