



**Welcome to The Carole Downing Group November Newsletter!**

Thanksgiving is a time for gathering with loved ones, enjoying delicious food, and making unforgettable memories. While the feast may be the main event, adding a few fun games can keep the festivities going and bring everyone closer together. From a lively scavenger hunt to a hilarious round of charades, these activities will keep everyone entertained and in the holiday spirit!

# TOP 5

## Thanksgiving Games and Activities for All Ages

### Family-Friendly Thanksgiving Scavenger Hunt

Create a Thanksgiving-themed scavenger hunt for your guests to enjoy around the house or backyard. Prepare a list of holiday-related items to find, such as mini pumpkins, acorns, or a Thanksgiving decoration. For added fun, include themed clues or riddles for each item.

### Thanksgiving Bingo

Bingo is a crowd favorite that's easy to set up and suitable for all ages. Create Bingo cards with Thanksgiving images, such as turkeys, pies, and autumn leaves. You can even add seasonal words to the mix, like "harvest" or "gratitude." Provide small prizes for Bingo winners to keep the excitement going.

### Turkey Tag

Perfect for burning off some pre-dinner energy, Turkey Tag is a twist on the classic game of tag. One person is designated as the "Turkey" and wears a feathered accessory, like a scarf or hat, to stand out. Other players chase the Turkey, trying to tag them. Once tagged, they become the new Turkey, and the game continues.

### Pin the Feather on the Turkey

A fun Thanksgiving spin on "Pin the Tail on the Donkey," this game involves pinning colorful paper feathers onto a large turkey poster. Blindfold each player, give them a gentle spin, and see who can place their feather closest to the turkey's tail.

### Thanksgiving Charades

Charades is a classic that always brings a lot of laughter, and it's easy to give it a Thanksgiving twist. Prepare a list of holiday-themed phrases or activities, like "stuffing the turkey," "falling asleep after dinner," or "watching the parade." Players act out their assigned phrase while others try to guess.

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# San Diego MARKET UPDATE

ACTIVE  
4,677

PENDING  
2,242

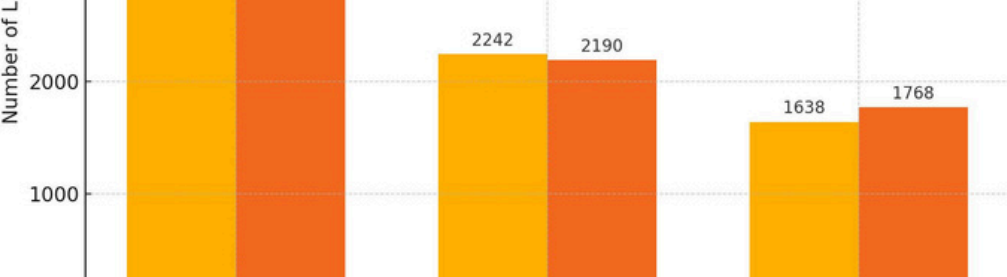
SOLD  
1,638

**BERKSHIRE HATHAWAY** | **CALIFORNIA PROPERTIES**  
HOMESERVICES | DRE#01446222

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**Current Market Snapshot**

- **Active Listings:** There are now 4,550 active listings on the market, a slight decrease from 4,677 in August.
- **Pending Sales:** Pending sales have decreased to 2,190, down from 2,242 in August.
- **Sold Properties:** The number of homes sold has increased to 1,768, up from 1,638 in August.



**Market Insights:**

Just like at a garage sale, the right pricing strategy in real estate can significantly affect how quickly a home sells and the final sale price. Our latest analysis shows that homes priced correctly from the start attract more buyers and tend to sell faster and for a better price. Here's what to consider:

**For Sellers:**

- **Act Smart with Pricing:** Start with a competitive price that reflects the current market to catch the attention of serious buyers.
- **Adjust if Necessary:** If your home isn't attracting offers, don't wait too long to adjust the price. It's crucial to stay responsive to the market to avoid missing out on potential buyers.

**For Buyers:**

- **Opportunity to Negotiate:** With a slight decrease in competition, now might be a perfect time to find a great deal. Buyers have more room to negotiate, especially with homes that have been on the market a little longer.

**Looking Ahead:** As the seasons change, so does the real estate market. Both buyers and sellers need to stay agile and informed to take advantage of the current trends. For sellers, that means keen pricing and timely adjustments, while buyers should keep an eye out for opportunities to secure a favorable deal.

# TOP 5 THANKSGIVING FOOD DRIVES IN SAN DIEGO

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As we approach Thanksgiving, it's the perfect time to reflect on gratitude and give back to our community. If you're looking for ways to make a difference, your contributions of non-perishable items can help bring comfort and nourishment to families and individuals in need this holiday season. Here are five local food drives where your support can go a long way in spreading joy and hope.

### San Diego Food Bank's Annual Thanksgiving Food Drive

The San Diego Food Bank collects non-perishables like canned vegetables, beans, soups, and pasta. They have bins at grocery stores and donation centers, making it convenient for community members to donate.

### Feeding San Diego's Give Hope, Share Joy Campaign

Feeding San Diego partners with local stores to collect food donations. They especially appreciate healthy staples like peanut butter, rice, and canned proteins.

### Father Joe's Villages Thanksgiving Donation Drive

This drive supports homeless and low-income families. They welcome canned goods, pasta, rice, and other non-perishables to help provide Thanksgiving meals for those in need.

### The Salvation Army San Diego Thanksgiving Food Drive

The Salvation Army collects food donations to distribute Thanksgiving meal boxes. Donations like canned yams, boxed stuffing, and other holiday favorites are especially appreciated.

### San Diego Rescue Mission's Thanksgiving Food Drive

The San Diego Rescue Mission hosts a food drive to support homeless individuals and families. They encourage donations of canned vegetables, fruits, and other non-perishables to help provide meals for those in need.

# Recipe OF THE MONTH

**Apple Cake**



**Ingredients:**

- 5 or 6 apples, pared, cored & sliced about 1/4-inch thick
- 2 teaspoons cinnamon
- 5 tablespoons Sugar
- 3 cups Flour
- 2 cups Sugar
- 1 cup salad Oil
- 4 Eggs
- ¼ cup Orange Juice
- 3 teaspoons Baking Powder
- 2½ teaspoons Vanilla
- 1 teaspoon salt

**Instructions:**

1. Grease or spray an angel food pan. If desired, sprinkle the inside with a little granulated sugar.
2. In a small bowl, combine 5 tablespoons of sugar with 2 tsp. cinnamon
3. Sprinkle the cinnamon/sugar mixture over the sliced apples.
4. In the bowl of the stand or handheld mixer, add 3 cups of flour, 2 cups of sugar, 1 cup salad oil, 4 eggs, 1/4 cup of orange juice, 3 teaspoons of baking powder, 2 1/2 teaspoon vanilla and 1 teaspoon salt. Mix until well combined.
5. Pour half of the batter into the prepared angel food cake pan.
6. Arrange half of the apples over batter.
7. Cover the apples with the remaining batter.
8. Top with the rest of the apples.
9. Bake for 1 1/2 hours at 350 degrees until a toothpick inserted into the center of the cake comes out clean.
10. Remove the cake from the oven and allow to cool in pan 10-15 minutes. Run a knife around edge of the pan to loosen. Turn out of pan to a plate or cooling rack.

**Recipe Note:** To make mini-loaf cakes, I used six 5 x 3-inch pans and bake 1 hour 5 minutes to 1 hour 10 minutes or until a toothpick inserted comes out clean.

# November EVENTS

FUN EVENTS FOR EVERYONE

**San Diego Harbor** – For a fun free San Diego activity, enjoy a stroll along the San Diego Harbor and admire the historic ships. Spend the afternoon on the USS Midway. Enjoy dinner at Seaport Village overlooking the waterfront. Make this one of your annual San Diego events October!



**Art Galleries** – Friday November 1, 2024 from 4 – 7 PM. Explore the art galleries in La Jolla on the first Friday of each month. Explore original artwork including paintings, photography and sculpture at over 15 local art galleries. [lajollabythesea.com](http://lajollabythesea.com)

**More Than Pink Walk** – Sunday November 3, 2024 in San Diego. Join this Susan G. Komen 5K run/walk to raise awareness and help cure breast cancer. For more information on this fun and worthwhile San Diego event in November see [www.komensandiego.org](http://www.komensandiego.org)

**Carlsbad Village Faire** – November 3, 2024 from 8 AM – 4 PM in Carlsbad, CA. This great North County San Diego event features over 850 vendors, making it the largest street festival of its kind in the county. Art fair, arts and crafts, antiques, unique clothing, restaurants, food and more. Don't miss this festival, another of the best San Diego events.

**Silver Strand Half Marathon, 10 Miler and 5K** – November 10, 2024. Runners and skaters welcome to run along the Strand from Coronado to Imperial Beach. Register now for one of the best race San Diego events November. [www.silverstrandhalf.com](http://www.silverstrandhalf.com)

**Farmers Market** – most weekends and weekdays throughout San Diego county. Enjoy fresh local produce, flowers and yummy food at a San Diego farmers market. There are many to choose from throughout the county. [San Diego County Farmers Markets](http://San Diego County Farmers Markets)

**San Diego Bay Wine and Food Festival** – November 3 to 10, 2024 at San Diego Embarcadero Marina Park North and other locations. Don't miss the San Diego Bay Wine and Food Festival featuring 170 world-class wineries and spirit producers, 70 of San Diego's fine dining restaurants, gourmet foods, cooking classes, wine tasting classes, yummy food samples and more. Tickets on sale in the fall. This San Diego event is for adults ages 21 and up only. [www.sandiegowineclassic.com](http://www.sandiegowineclassic.com)

**Explore Tidepools** – November 14 to 18, 2024 at various times at low minus tides. Fall and winter are the best times to explore the San Diego tide pools. It's free and a great weekend kids activity. Here is a list of best times to visit and more information about the [San Diego Tide Pools](http://San Diego Tide Pools).

**Botanic Garden Lightscape** – select dates from November 15, 2024 to January 5, 2025 from 5 to 10 PM at San Diego Botanic Garden in Encinitas. Enjoy a one mile evening walk through the lighted garden filled with one million twinkling lights, as well as "cathedral" of lights, a laser garden, lantern trees and more. Reservations required. For more information see [www.sdbg.org](http://www.sdbg.org).

**Weekend Beach Walks** – Saturday and Sunday November 16 and 17, 2024 from 2:00 PM to 4:45 PM (sunset) will be a nice time to walk some of the local beaches at low tide. [Best San Diego Beaches for Walking](http://Best San Diego Beaches for Walking)

**Encinitas Street Faire** – Sunday Nov. 24, 2024 in Encinitas, Cali. South Coast Highway 101, from D to J street, from 9 AM – 5 PM. 400+ arts and crafts vendors, food, music, family amusement & entertainment. [www.encinitas101.com](http://www.encinitas101.com)

**Ice Skating by the Sea** – mid November 2024 to January 2025 at The Del, Hotel del Coronado. Enjoy outdoor ice skating at Coronado beach, overlooking the Pacific Ocean. For more information and schedule see [www.hoteldel.com](http://www.hoteldel.com).

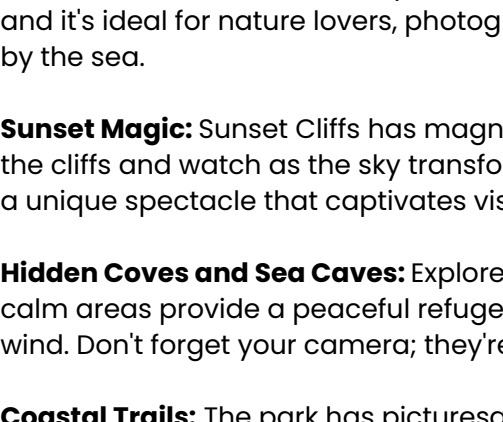
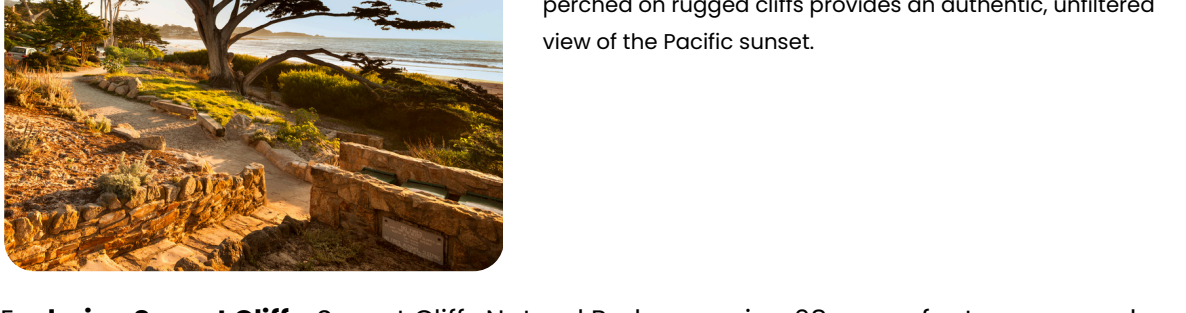
**Dr. Seuss' How the Grinch Stole Christmas!** – November 06 – December 31, 2024 at the Old Globe Theatre in San Diego Balboa Park. Shows at various times. [Buy Grinch Tickets](http://Buy Grinch Tickets)

**Christmas Arts, Crafts and Santa** – November 2,3,29 & 30, 2024 at Bates Nut Farm. Over 100 artists, handmade crafts and fine art. Face painting, farm zoo for the kids. [www.batesnutfarm.biz](http://www.batesnutfarm.biz)

**O'Side Turkey Trot** – Thanksgiving Day 7 AM at the Oceanside Pier. Wear your thanksgiving costume for this turkey trot 5K run/walk or kids 1 mile fun run. See Oceanside Turkey Trot Festival information at [www.osideturkeytrot.com](http://www.osideturkeytrot.com)

**Father Joe's Thanksgiving Day 5K Run/Walk** – Thanksgiving Day 7 to 10 AM at Balboa Park. This annual event benefits St. Vincent de Paul Village, the largest homeless charity in San Diego. Join in the fun and take home a fresh baked pie on Thanksgiving while benefiting the city's homeless. Pies must be ordered in advance. <https://thanksgiving-day-5k>

**Julian Christmas Tree Lighting** – Sat. after Thanksgiving (November 30, 2024) at Julian's Pioneer Park. A great family tradition. Take your family to the old town of Julian for the festivities to open the Christmas season. Starts at 4 PM, and the tree lighting at 6 PM. Christmas carols, Santa. Free admission for this Christmas event. [www.julianca.com](http://www.julianca.com)



### Sunset Cliffs Natural Park: Where the Sky Paints Its Masterpiece

Sunset Cliffs Natural Park in San Diego is a coastal treasure, a haven where nature develops a nightly symphony of colors as the sun sets. This small sanctuary perched on rugged cliffs provides an authentic, unfiltered view of the Pacific sunset.

**Exploring Sunset Cliffs:** Sunset Cliffs Natural Park, spanning 68 acres, features rugged cliffs, hidden caverns, and exquisite beaches. It's a favorite with both locals and visitors, and it's ideal for nature lovers, photographers, and anyone looking for peace and quiet by the sea.

**Sunset Magic:** Sunset Cliffs has magnificent sunsets. As darkness sets, find a spot near the cliffs and watch as the sky transforms into a colorful painting. Each evening presents a unique spectacle that captivates visitors with nature's splendor.

**Hidden Coves and Sea Caves:** Explore hidden coves and caves along the shore. These calm areas provide a peaceful refuge where you can hear the waves and feel the ocean wind. Don't forget your camera; they're ideal for capturing memories.

**Coastal Trails:** The park has picturesque pathways along the cliffs that provide breathtaking ocean views. Whether you're a seasoned hiker or a leisurely stroller, these trails allow you to enjoy nature's beauty. Look for coastal plants such as sagebrush and poppies along the way.

**Cliffside Charm and Coastal Serenity**  
Nestled on Point Loma's western edge, Sunset Cliffs is a canvas of awe-inspiring cliffs that frame the sun's descent into the horizon. Choose a spot along the trail or in the rocks and allow the coastal breeze to envelop you in a genuine embrace of nature.

**Nature's Playground: Tide Pools and Wildlife**  
At low tide, the park reveals its hidden treasures—tide pools teeming with life. Witness crabs and anemones in their natural habitat, adding to the immersive experience of this coastal sanctuary.

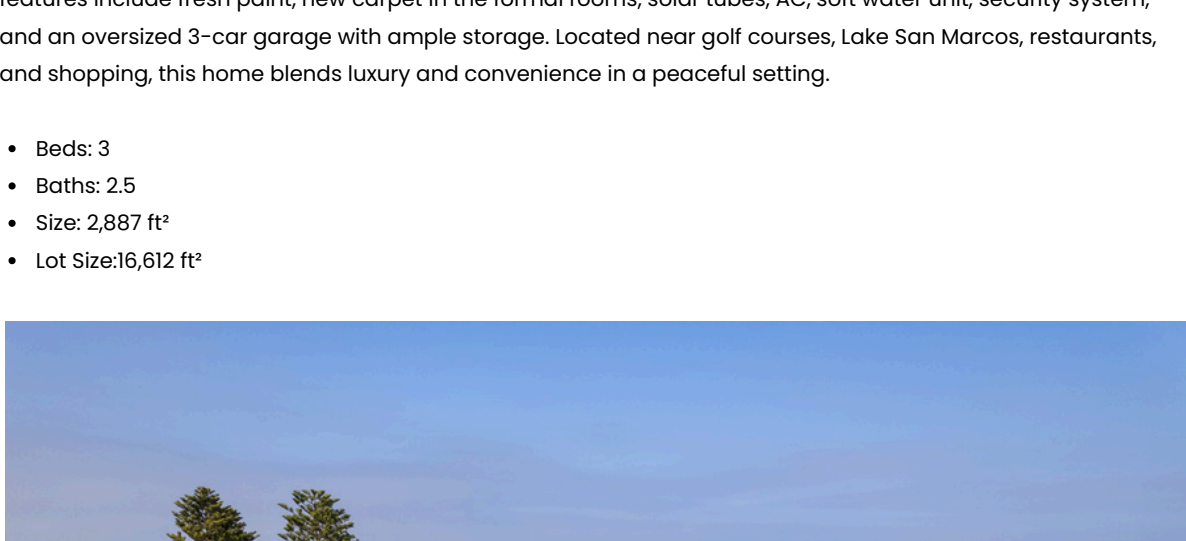
**Community and Connection**  
Sunset Cliffs is a gathering place, a community hub where locals and visitors alike come together to celebrate life's simple pleasures. The park fosters connections against the backdrop of the setting sun, from yoga sessions to intimate picnics.

*Tips for Your Sunset Escape*

- **Arrive Early:** Secure your spot in time to witness the full spectrum of colors as the sun sets.
- **Trail Exploration:** Wander the cliffside trails to find your perfect view. Ladera Street and Sunset Cliffs Boulevard offer stunning perspectives.
- **Tidepool Adventure:** Check the tide schedule for a unique exploration of tide pools during low tide.
- **Picnic Pleasures:** Pack a blanket and snacks to savor the moment during a leisurely evening picnic.
- **Respect Nature:** Preserve the park's beauty by staying on trails, respecting wildlife, and leaving no trace.

**Preservation Efforts:** The community is committed to conserving the park's natural wonders. Ensuring that Sunset Cliffs remains a wildlife sanctuary and a pleasant respite for all by promoting conservation and ethical tourism.

Sunset Cliffs Natural Park is a sanctuary where nature's masterpiece is revealed every evening. Whether you're a local looking for peace or a traveler looking for genuine beauty, Sunset Cliffs will leave an indelible mark on your heart. Visit, breathe in the salty air, and witness the genuine magic of a sunset that embodies San Diego's coastal charm.



### 1176 La Sombra Dr., San Marcos, CA 92078 | \$1,850,000

Welcome to this stunning single-story home, offering the perfect balance of style and comfort on a private elevated lot with fully owned solar and gorgeous views of the golf course and mountains at Lake San Marcos. As you step through the double doors into the formal entry, Brazilian cherrywood floors lead you into a bright and inviting living space. The formal living room has vaulted ceilings and a fireplace framed by expansive windows showcasing beautiful mountains. The adjacent formal dining room also shares these captivating views, perfect for intimate gatherings. The chef's kitchen includes a center island, built-in Subzero refrigerator, Wolf 6-burner stove, double ovens, and soaring ceilings. The spacious daily dining area, featuring a chandelier and large windows overlooking the golf course, with electric sunscreens providing shade when needed. The family room, equipped with a second fireplace, custom wall unit with a wine fridge, wine rack, and two built-in refrigerator drawers, is just steps to the patio for effortless entertaining. The primary suite, with vaulted ceilings, offers a sitting area with French doors that open to the backyard and a luxurious bathroom with a jetted tub, large vanity, separate walk-in shower, and a walk-in closet. The secondary bedrooms are generously sized and connected by a Jack-and-Jill bathroom, with one bedroom offering a private entrance. A powder room and laundry room complete the floor plan. Outdoors offers lush landscaping with an array of fruit trees, a spacious covered patio with an electric screen, built-in BBQ island with counter seating, sauna, and firepit. Additional features include fresh paint, new carpet in the formal rooms, solar tubes, AC, soft water unit, security system, and an oversized 3-car garage with ample storage. Located near golf courses, Lake San Marcos, restaurants, and shopping, this home blends luxury and convenience in a peaceful setting.

- Beds: 3
- Baths: 2.5
- Size: 2,887 ft<sup>2</sup>
- Lot Size: 16,612 ft<sup>2</sup>



### 74 Saint Malo Bch. Oceanside, CA 92054 | \$2,400,000

Discover a rare opportunity to own one of the last remaining buildable lots in the prestigious St. Malo community, situated on the picturesque Buena Vista lagoon, offering breathtaking and unobstructed views that are simply unparalleled. This expansive 7,410 sq ft parcel includes modern architectural plans for a 4,714 sq ft, two-story home with 4 bedrooms, 4.5 baths, a three-car garage, a sauna, and a cold plunge. As you pass through the exclusive guard-gated entrance of St. Malo, you are transported into a serene enclave of homes resembling a French village. Imagined nearly a century ago, this 24-hour guard-gated community stands as a testament to charm and sophistication, offering a unique ambiance that sets it apart. St. Malo offers residents a private beach area complete with volleyball courts, a cabana with BBQ facilities, and direct access to the beach. A lifeguard on duty from Memorial Day through Labor Day ensures peace of mind during peak beach seasons. The community boasts an impressive array of amenities, including multiple courts for tennis, paddleball, and pickleball, as well as bocce ball. The prime location along Southern California's most sought-after coastline ensures that you are within walking distance to a variety of restaurants and shopping options. Experience the distinctive charm and history of this one-of-a-kind community, which has maintained its allure and exclusivity over the decades. This lot provides the perfect canvas to build your dream home, where you can create a sanctuary that blends the fairy tale charm of St. Malo with the stunning beauty of the Southern California coast. Embrace the unparalleled lifestyle and exquisite setting that only St. Malo can offer. Your dream home awaits.

- Lot Size: 0.17 Acre

