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Granite Bay, CA

Granite Bay, California is an unincorporated community in Placer County, located just 25 miles north-east of Sacramento. Located off of Interstate-80, Granite Bay is situated along the north shore of Folsom Lake.

Granite Bay homes are notorious for upscale living due to the city's average median income of over \$98,000. Granite Bay real estate is the choice for home owners who want a tranquil lifestyle in a small town with all of the comforts and conveniences of nearby big city living.

Each neighborhood in Granite Bay offers distinctive features and advantages. For spectacular views of Folsom Lake, consider the Eden Roc neighborhood. Located on the border of Loomis and nestled in the hills, typical lots in this community span one or two acres in size.

For newer homes, Los Lagos is a sub-division that began development in the 1990s and continues to grow today. Homes in this community are custom built with a variety of home styles ranging from Mediterranean and Country French to contemporary. Lot sizes range from ½ acre to 2.5 acres.

One of the more affordable neighborhoods in Granite Bay is Ashley Woods. Custom homes in this neighborhood sit on lot sizes of .25 acres or less. Located near the border of Roseville at Douglas Boulevard, Ashley Woods consists primarily of smaller, contemporary homes.

Also on the border of Roseville and located near Ashley Woods is Hillsborough. Homes in this neighborhood were built in the 1980s and 1990s and have lots averaging ¼ acre and under. Hillsborough residents enjoy the convenience of being located near plenty of shopping and restaurants. The community also features its own park with two play areas, a baseball diamond, and a picnic area.

Because of its close proximity to Folsom Lake, Granite Bay residents also enjoy all of the advantages the lake has to offer. There is a 32-mile long bicycle path that connects with many area parks. Fishing offers trout, catfish, bass and perch. Kayaking, sailing, water-skiing, and other boating activities are popular at Folsom Lake along with camping, picnics and swimming.

The climate is typical of California; summers are hot and dry with an average of 95 degrees during the day and 60 degrees in the evening, while winters average 54 degrees



during the day and 40 degrees in the evening. An average of 25 inches of rain falls each year, primarily in the winter months.

Active families in Granite Bay can enjoy several scenic golf courses and busy tennis clubs. Children can benefit from highly rated schools, a soccer program, little league, youth football and an aquatics club. No community would be complete without Girl Scouts and Boy Scouts, and Granite Bay has both of these groups to offer its residents. Granite Bay is also a horse-lover's paradise with several equestrian centers throughout the town and several active horse trails.

One of the most popular destinations in Granite Bay is the Quarry Ponds Shopping Center, a massive upscale outdoor shopping plaza that overlooks the beautiful six-acre Quarry Ponds property. Featuring over 40,000 square feet of exceptional shopping and dining, this is a premiere location for Granite Bay residents and neighboring communities in Northern California.

The population growth is on the rise and Granite Bay real estate is keeping pace. Between 2000 and 2004, the population increased by 34.6% to over 63,500 people. Families come from all corners of California and the U.S. to enjoy the tranquility, low crime rates, and majestic scenery. The distinctive Granite Bay homes are also a major attraction for home buyers and real estate investors.

With just a short commute to major employment areas in Roseville, Rancho Cordova, Sacramento, and El Dorado Hills, Granite Bay provides luxury living with many conveniences. Whether you want to enjoy a day at the lake or prefer shopping, theater or dining out, Granite Bay is an ideal location for every lifestyle.



Roseville, CA

Roseville, California is one of the most family-friendly communities in Northern California and an ideal city to call home. Notorious for having one of the highest ratios of parks per capita in the nation, Roseville is brimming with miles of nature trails for hikers and bikers and thousands of acres of open space property.

Located in Placer County, Roseville was originally home to the Maidu Indians and has long been a popular railway hub. Today the Roseville real estate market is strong due to the city's growing population of over 104,000. An active housing authority offers a variety of real estate support programs for Roseville home buyers and existing Roseville home owners.

Rich in history, Roseville is home to the famous Tower Theater, an arts and entertainment venue that was built in 1940 and is still active today. The Maidu Interpretive Center and Historic Site is a natural area surrounded by trees and trails where visitors can learn about the history of the Indians and inspect ancient petroglyphs (rock art) and bedrock mortars—grinding holes used for acorns.

Families in Roseville can take advantage of the many city-operated facilities including batting cages, a skate park, the Roseville Sports Center, golf courses, public swimming pools, a 1.5 acre dog park property, and several museums. The city of Roseville also offers childcare programs, a teen center, and senior activities. Several of Roseville's schools have been honored with California Distinguished School Awards.

Shoppers will appreciate the Westfield Galleria shopping center which boasts over 180 shops and restaurants. Other entertainment destinations include Golfland Sun Splash and the year-round Denio's Farmers Market and Swap Meet. During the summer, many Roseville residents visit historic old town Vernon Street to attend the popular "Downtown Tuesday Nights" and enjoy live music and a variety of street vendors.

In 2006, Money Magazine ranked Roseville, California 11th in job growth with a 28.6% increase between 2000 and 2005. Some of the city's major employers include Hewlett Packard, Kaiser Permanente, and Union Pacific Railroad.

Located along the Interstate-80 corridor just 16 miles from Sacramento, Roseville is conveniently located just a few dozen miles from San Francisco, the Napa Valley and Lake Tahoe.

Home buyers from across California and the nation are investing in Roseville real estate and contributing to the city's growth. With its historic roots, solid economic growth, beautiful surroundings, and thoughtful community development, it's no wonder that Roseville homes are in demand and that the community continues to flourish.



Rocklin, CA

Rocklin, California is one of the fastest growing cities in Placer County. Between 2000 and 2006, the population increased by 40% to 51,951. Growth is projected to continue at a rate of 28% vs. the 5% growth rate projected for all of Placer County.

Along with the population growth, the Rocklin real estate market is booming for a variety of reasons. The city's crime rate is one of the lowest in all of Placer County. Rocklin also has a commitment to public safety and in 2004 opened a state-of-the-art facility for its police department.

Surrounded by the Sierra foothills, Rocklin is home to 26 parks and over 200 acres of open space property. The Rocklin Historical Society lists 19 historical destinations including Rocklin's Railroad Depot, several rock quarries, the Rocklin Skating Rink, and the Aitken Ranch which is currently home to State Senator Ralph Dills.

With its comfortable spring and fall weather, summers that are hot and dry, and winters that are cool and rainy, the climate in Rocklin is ideal and typical of California. Rocklin also boasts one of the lowest unemployment rates in the region and as part of Placer County, has one of the highest employment growth rates in the nation.

Rocklin real estate remains affordable while quality of life is extremely high. Located just minutes from Sacramento and Roseville, there are a variety of available family activities and plenty of dining and shopping options. It's no wonder that home buyers are flocking to the Rocklin real estate market and the city is experiencing such tremendous growth.



Loomis, CA

Loomis, California is a small town with an emphasis on family living. Even the town's slogan, "A small town is like a big family," reflects the charm and friendly lifestyle that Loomis home owners enjoy.

Located in South Placer County along the Interstate-80 corridor, Loomis became incorporated in 1984. Loomis homes are far from the cookie-cutter tract housing found in many California communities. Many of the homes in Loomis were custom-built and most feature large lots and abundant property. These unique California homes allow the Loomis real estate market to thrive.

Featuring an old-fashioned downtown area, activities for children, and plenty of trails for biking and hiking, residents don't have to look far for entertainment. Also popular is the annual Eggplant Festival featuring food, entertainment, and arts and crafts from around the region.

For those who want to venture outside of Loomis, Folsom Lake is just ten minutes away and within an hour's drive are Lake Tahoe, Roseville, and Sacramento. If you enjoy small town living with big city life nearby, a home in Loomis is a wonderful choice.