

Your Home **SOLD** in less than 90 Days or else...

I'll Buy It!*

Arbitrage Guaranteed Sales Program

*Some Restrictions Apply

24-Hour Recorded Info tells you more...

800-522-1803 Ext. 3185



We also have more buyers that are not listed below...

The "Preferred Arbitrage Buyer Program"

"Where we list the buyers and you decide if your home matches what they're looking for!"



All Arbitrage Buyers are pre-qualified with verified downpayment!

- | | |
|---|---------|
| 1. Engaged couple looking for a 3 bedroom / 2 bath home in Glendale/Burbank up to \$575,000. | x. 4015 |
| 2. Couple looking for 4 bedroom / 3 bath home in Glendale/La Canada, 3500 sq.ft. up to \$1,500,000. | x. 4025 |
| 3. Newlywed couple looking for a condo in Glendale/Burbank, 2 bedroom / 2 bath up to \$350,000. | x. 4035 |
| 4. Couple looking for a 3 bedroom / 3 bath home in Glendale with a view up to \$900,000. | x. 4045 |
| 5. Teacher looking for a 2 bedroom / 2 bath condo/townhome in Glendale or La Crescenta. Approved for \$500,000. | x. 4055 |
| 6. Newlyweds looking in Glendale or La Canada. \$1M-\$1,500,000 with 40% down. 4 bedroom/4 bath with nice yard for future children. | x. 4065 |
| 7. Couple looking to invest in a condo. \$200-300k, 1 bed / 1 bath, \$100k down, minor fixer ok; must have balcony facing street. | x. 4075 |
| 8. Young pharmacist looking for a 3 bedroom / 2 bath home in Glendale, La Crescenta, or Burbank. Nice floor plan and yard. | x. 4085 |
| 9. Couple looking for 2 bedroom / 2 bath home, up to \$650,000. Glendale and surrounding area. Privacy is preferred. | x. 4095 |
| 10. Family of 3 looking for 2 bedroom / 1 bath, up to \$325,000. FHA approved. Prefer small house on a small lot. | x. 4105 |
| 11. Looking for 2 bedroom / 1 bath in Glendale or Burbank up to \$500,000. Nice neighborhood and area is a must. | x. 4115 |
| 12. Couple looking for turnkey property with 3 bedroom / 2 baths in Glendale. \$650,000-800,000. Quiet street in nice neighborhood. | x. 4125 |
| 13. Pre-approved buyer looking for \$650,000-800,000. They want a turn-key home that has good curb appeal. | x. 4135 |

24-Hour Recorded Hotline (800) 522-1803 and enter the Buyer Code



Albert M. Hairapetian

Your Real Estate Consultant for Life!

818-244-2939

www.CityOfGlendale.com



Free Client Moving Truck

Reserve today! Call (800) 522-1803 ext. 3065

Arbitrage Real Estate Group



Arbitrage News for Facebook Fans
Join "Arbitrage Real Estate Group"



Arbitrage Updates via Twitter
www.twitter.com/arbitragegroup

Rossmoyne - Woodlands - Oakmont CC - Royal Cyn - Sparr Heights - Montecito Park - Emerald Isle - Chevy Chase - Glenoaks Cyn - Collegedale

A year ago, while celebrating our one year anniversary in France, Mania and I were having a cup of coffee discussing when we'd be ready to have our first born child. Two and a half months later, she surprised me and told me that she was pregnant! The due date was 07/07/09 – our 2 year anniversary!



The following 9 months were the most enjoyable ever... at least for me they were. I never thought I'd spend so much time preparing a single room as I did for the arrival of my son, or treating Mania to so many frozen yogurt treats and Quiznos. Throughout her entire pregnancy, Mania progressed more beautifully than I ever imagined.

July 7th came and went and there was no sign of labor. Mania was scheduled for an induction the following Monday at Huntington Memorial Hospital in Pasadena. That last week felt like an entire year as we waited in anticipation of his arrival.

Then, on July 13, 2009, I closed my biggest escrow ever!

(Continued on Page 4)

Our Mission Statement is Very Visual

SELLERS:

1. Get you the Highest Price
2. In the Shortest Time
3. With Little or No Hassle to You

BUYERS:

1. Provide FIRST CLASS Service
2. Without ever pressuring you to buy
3. While being available at All Times!



Arbitrage Financial Group Presents:

24-Hour Recorded Hotline tells you how easy it is to finance a home through Arbitrage Financial Group

Dial 800-522-1803 enter code: 3155

Most Popular Programs at Arbitrage

- 20% Down up to \$1.1M
- 25% Down \$1.1M-\$5M
- 30-Year Fixed at 5.0%¹
- 15-Year Fixed at 4.5%²



1. Rates and programs are subject to change at any time and without notice. 2. Pre-qualifying or taking out a home equity loan or line of credit may increase the total number of monthly payments and the total amount paid when compared to your current situation. Some loan programs may require your principal balance. Arbitrage Financial Group is licensed by the Department of Real Estate. Lic. No. 01329590



Joseph Albert Hairapetian was born! He was born at 7:24 p.m., weighed 6lbs. and 14ozs., while measuring at 19.5 inches tall. He had 10 fingers, 10 toes, beautiful eyes, with dimples and cleft chin resembling his father – yes, that's me. It was truly the most amazing experience we had ever seen, and we still can't stop talking about how amazing that day was.

The drive home was extremely scary as I stayed in the slow lane on the 210 and 134 freeway driving 45 mph from Pasadena to Glendale. We welcomed him home as he was greeted by the storks that were surprisingly placed on our front lawn.

We thank our families and friends for all the support they have given us. I thank my wife, who gave me the biggest gift life has to offer. Most importantly, we thank God for answering all our prayers every night while pregnant for Joey to come home healthy!

It seems today I've turned out to be a professional photographer/videographer. Other than changing diapers every hour, Joey and my new Sony Handycam have become my best friends. Everyone is referred to as Uncle and Auntie. I even catch myself accidentally calling my clients those names during work hours. With no more sleep and lots of rocking and swaying, all I can say is that I'm ready for the journey that's ahead of me. In fact, I can't wait for the 2nd one.

To be continued...



See more pictures at www.RealEstate123.com/Joseph



ARBITRAGE REAL ESTATE GROUP
300 W. Glenoaks Blvd, Suite 106
Glendale, CA 91202

PRST STD
U.S. POSTAGE
PAID
ARBITRAGE
PERMIT #15

5/22/09 APR 14 7:16 APR