



PAAR January 2025 NEWSLETTER



President's Letter: I hope everyone is staying warm during this brisk weather! Despite the chill, PAAR kicked off the year on a positive note by donating half of the proceeds from our Christmas Dinner Auction to House 2 Home on January 17, 2025. The remaining half will be donated to WV Suicide Prevention.

Our Education Committee is hard at work planning the upcoming Education Fair, scheduled for April 16, 2025. Registration and Sponsorship opportunities will be sent after the first of February. Meanwhile, the Community Service Committee met on January 23, 2025, and has begun organizing this year's events.

If you're interested in joining one of our committees, feel free to reach out to me or Tammy Taylor 304-485-6626, and we'll help you get started!

Sincerely,

Melary Banziger,
2025 President
740-440-0193

WELCOME NEW MEMBERS: Amy Beckett-THA Realty, Joshua Gibson-Coldwell Banker, Aleena Minnite-PMC Realty and Timothy Farnsworth-EXP Realty

Upcoming Events

January 30, 2025, at 9AM-PAAR Office-Ed Fair committee meeting
February 13, 2025, at 9:30AM-PAAR Office Community Service Meeting
February 14, 2025, Valentines Day
February 17, 2025, Presidents Day-PAAR Office Closed
March 4, 2025, Broker Class-Grand Pointe Conference Center 8:30AM-12:00PM
March 25, 2025- Membership Luncheon Grand Pointe Conference Center 12PM
April 16, 2025-Ed Fair-Grand Pointe Conference Center 7:30AM-



Beginning January 1, 2025, the National Association of REALTORS® (NAR) will require all REALTORS® to complete two hours of Fair Housing training once every three years. This new requirement will align with the existing Code of Ethics (COE) training cycle.

There are three ways to fulfill this requirement:

1. **Fairhaven 2.0 (Recommended)** – Free
2. **At Home With Diversity**
3. **Bias Override**

All courses can be accessed on the Center for REALTOR® Development website at <https://crd.realtor/>.

Additionally, consider completing **C2EX (Commitment to Excellence)**, which satisfies both the COE and Fair Housing training requirements.

Instant Reaction: Mortgage Rates January 9, 2025

Facts: The average 30-year fixed mortgage rate from Freddie Mac rose to 6.93% from 6.91% last week. At 6.93%, with 20% down, a monthly mortgage payment is \$2,114 on a home with a price of \$400,000. With 10% down, the typical payment would be \$2,378.

Positive: Despite the current affordability headwinds, there has been an increase in both pending and existing-home sales activity. Homeowners are making trades with housing equity gains, offsetting higher mortgage rates.

Negative: Rates hitting a 6-month high will plague first-time buyers who are more rate-sensitive. Mortgage applications declined last week as home buyers reacted to higher mortgage interest rates in late December/early January. Eyes will turn to home builders who borrow to build and watch rates acutely.



Dr. Jessica Lautz is the Deputy Chief Economist and Vice President of Research at the National Association of REALTORS®.

- [Content by Jessica Lautz](#)



Home trends for 2025 From HouseLogic-

1. Brassy fixtures
2. Biophilic design (A homes connection to nature)
3. Wallpaper
4. Wood Accents
5. Hidden Storage
6. Calming Outdoor retreats
7. Colorful Bathroom Suites

MELISSA DITTMANN TRACEY

Melissa Dittmann Tracey loves to talk real estate and is obsessed with the design of other people's homes (but in a noncreepy way!). You can hear her weekly on the syndicated radio show and podcast, [Real Estate Today](#), in her housing trends segment "Hot or Not?" She is also the creator of the [Styled, Staged & Sold](#) blog and host of [The Housing Muse](#) podcast. Follow her on [Instagram](#) or [Twitter](#) @housingmuse.

Go to: <https://www.houselogic.com/organize-maintain/storage-ideas-hacks/home-trends-to-watch-in-2025/> for more details.

Important Numbers to Have:

Supra Help Line: 877-699-6787

MLS Now: 216-485-4100 ext. 412

CoreLogic Answerlink (help with Matrix Related questions on weekends for MLS) 8:30AM-3:30PM

888-549-5003

PAAR Board Office: 304-485-6626

P.A.A.R Office Hours

M-F 8AM-4PM

(M-TH Lunch 12PM-12:30PM)

(F-Lunch 12PM-1PM)