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July/August 2026

O.C.N.V.A. Executive July 2025- June 2026

President.....	Bryan Bucholtz
Past President.....	Karen Sutherland
1 st Vice President.....	Dennis Beattie
2 nd Vice President.....	Jeremy Jackson
Treasurer.....	Josh Middleton
House.....	Peter Keith
Entertainment.....	George Spilak
Membership.....	TBA
Publicity.....	Sandra Lightbody
Grounds.....	Bill Arthurs
Sports.....	Ed Cowie
Secretary.....	Marilyn McNeil
Master at Arms.....	Cheryl-Anne Haber
Directors.....	Bob Roloson Lyle Ball Dick Henshall
RCNA Director.....	Ken Eckenswiller

Oxford County Naval Veterans Association
(Woodstock Navy Club)

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President



The start of a new executive term and I am very excited to work with the new executives that will be joining us.

Help the club beat the “Summer slump” . Support your club!

- ★ George has scheduled live entertainment on the patio for most Saturday afternoons, check the schedule in the gangway and Facebook.
- ★ The galley is cooking lunch before the entertainment on some Saturdays, watch for what’s cooking on Facebook.
- ★ Bring your friends down during the week to enjoy the patio breeze or have a cold one in the air-conditioned indoors. Shuffleboard ,pool tables and darts are available for your enjoyment.
- ★ Make the most of the club this summer! Weekdays or weekends!

No General meeting during the summer months of July and August; they will start back up on Wednesday, Sept 30, 2026. We are officially halfway through the year. If you haven't yet attended your mandatory General Meeting, please make plans to attend one of our upcoming sessions in the Fall. Please attend the meeting to secure your membership for next year.

Cheers to Summer.

Bryan Bucholtz

Remove your hat before entering the club room.

- ✓ Sign in ALL guests you bring to the club. The book is at the entranceway to the club room.
- ✓ NO SMOKING ON THE CONCRETE PATIO! The smoking area is around the side of the building.
- ✓ BIN YOUR BUTTS. Put your cigarette butts in the containers provided.
- ✓ No verbal or physical abuse - Zero Tolerance.
- ✓ We will not agree on every issue. But let us respect those differences and respect one another



This meeting is dedicated to

HMCS LOUISBURG (k143)



February 6, 1943

On the afternoon of February 6, 1943, while escorting a convoy, the HMCS Louisburg was attacked by 2 separate formations of enemy planes. Hit by bombs and torpedoes, HMCS Louisburg sank! The torpedo hit her on the port side of the engine room and the ship sank within 3 minutes. Many of the fatalities were caused when the ship's depth charges detonated as she sank.

The Commander of the ship was last seen entering the mess decks to check for survivors, who had not yet followed his order to abandon ship

38 crew were lost.

We must never forget their sacrifice



Past President

As we head into the summer, I want to thank our outgoing executive team for all your efficiency and dedication, you have been a fantastic executive to work with.

A warm welcome to our incoming executive—I look forward to working with each of you in the year ahead.

To our members, please continue your amazing support, especially during the summer months when our usual pace slows down.

And to our incredible volunteers, you're the best around. You are appreciated so much! Thanks for all you do.

May this season bring you exactly what you need: rest, adventure, or a bit of both.

Karen Sutherland





House

Peter Keith



Bartenders

Daytime..... Dan Wilkins

Evenings and Weekends - (Alphabetical)

Tracy Ditchfield

Jamie Dixon

Mark English

Heather Ewen

Steve Gilbert

Sean Jackson

Jim Keith

Lindsay Lenaskas

Maryanne McMahon



am

Reminding members that there is a limit to what you can drink and still drive. If you had too many, let the bartender know to call you a cab or get a friend to drive you home.

Please be aware that driving impaired puts lives in danger and exposes our club to severe liability, including the loss of our liquor license and potential lawsuits.

We must ensure everyone gets home safely. S



Wednesday, July 1st

Open 11 am - 8 pm

Monday, August 3

Civic Holiday

Open 11 am - 8 pm





Summer AT A GLANCE



Meals and entertainment

Wednesday, July 1	Canada Day	11 am – 8pm
Monday, July 6	Bean Bag Toss League	6:30pm-9pm
Saturday, July 11	Live entertainment on the patio Steve Beach& Stan Szymkow	1-4 pm
Monday, July 13	Bean Bag Toss League	6:30pm-9pm
Tuesday, July 14	Parkwood Residents Visit	afternoon
Saturday, July 18	Live entertainment on the patio Angelo Piraino	1-4 pm
Sunday, July 19	Executive Meeting	10 am – 12noon
Monday, July 20	Bean Bag Toss League	6:30pm-9pm
Saturday, July 25	Live entertainment on the patio Piano Man – Steve stoneman	1-4 pm
Monday, August 3	Civic Holiday	
Saturday, August 8	Live entertainment on the patio Jeff Dawdy(HYW 24)	1-4 pm
Monday, August 10	Bean Bag Toss League	6:30pm-9pm
Saturday, August 15	Live entertainment on the patio Cobby's Kitchen Party	1-4 pm
Sunday, August 16	Executive Meeting	10 am – 12noon
Monday, August 17	Bean Bag Toss League	6:30pm-9pm
Friday, August 21	BBQ Steak dinner	5:30 -7pm
Friday, August 21	DJ Music DJ- Ian Crandall	7 – 11pm
Saturday, August 22	Live entertainment on the patio Steve Beach& Stan Szymkow	1-4 pm
Monday, August 24	Bean Bag Toss League	6:30pm-9pm
Saturday, August 29	Live entertainment on the patio Lynn Cayen	1-4 pm
Monday, August 31	Bean Bag Toss League	6:30pm-9pm

All meals and entertainment are subject to change or cancellation.



Signs of Over-serving: If you notice yourself or others swaying, rambling, or talking loudly/boisterously, dropping items or fumbling to pay.... your limit has been reached.



Membership - TBA

Elections - Voting

Tuesday, June 23, 1 -4 pm

Wednesday, June 24 5 -7 pm

Results will be announced in New Business at the General Meeting

Reminder;

If you are a **Social Member** and have or had a parent, grandparent, great grand parent, uncle or aunt in the Armed Services, please submit their service number to me so we can make room for more Social members. If you don't know how to obtain the number, contact.

Stephen J. Smith, historian, researcher, and collector

Stephenjsmith1978@rogers.com or call 519-536-9524

Past Membership

This report would normally be the first report for the new Executive but with the incoming Membership Chair still undeclared, I will take the opportunity with one last report, to bring all the members up to date on the club membership status.

In February this year, we started the 2026 membership year with 850 members and as we reach mid-year our total membership now stands at 877 members. Over and above this number, we also have 20 new member applicants already approved but still held waiting for payment and bringing these on board would bring our total numbers close to 900 members.

The breakdown of the numbers in each of the membership categories are shown below.

June 10th 2026 Membership by category:-

Navy – 21

Associate – 39

Affiliate – 431

Social – 365

H/L/P – 20

We have unfortunately lost some members over the last months, and we are still running a waiting list for new applicants and restricting new memberships to 10 applicants each month. The waiting list has dropped slightly and this month there are currently 70 membership applications on file. We have already approved the 10 new members for July. Our membership cap still stands at the 950-member maximum and we still bring new members on board based on Navy, Associate and Affiliate categories as priority.

The breakdown of the numbers in each of the membership categories on the waiting list are shown below.

Affiliate – 5

Social – 65

Until the new Membership Chair is introduced, if you have any questions about the membership, I can still be reached by email at membership@ocnva.ca

Dick Henshall

Membership Chair (Outgoing)



Publicity

I have been asked “*why am I not receiving emails from Publicity*”?



Although I am not an IT expert, here are a few possible reasons why you are not receiving publicity’s emails:

It is often due to spam folder routing, strict inbox filters, or missing email authentication.

Emails landing in spam or junk

Sometimes your emails end up in your junk or spam folders. If you find the email you've been looking for in your spam folder, mark it as "Not Spam" and move it to your inbox.

Emails sorted into other folders

Besides spam, there's a chance the email you're expecting is being sorted somewhere else. This could include Gmail's Social or Promotions tabs, Outlook's "Other" folder, or a custom folder you created.

Click "**All Mail**" instead of just the inbox to display every message from every folder. If you find an email in the wrong place, move it to your inbox and adjust your filters to prevent this from happening again.

Storage capacity reached

Your email account may have reached its maximum storage limit. Every account is allocated a certain amount of storage, typically measured in GB. Try deleting unnecessary emails, emptying your trash folder, or removing large attachments. (I often get “return to sender” emails because email boxes are full!!)

Whitelist the Address: add Publicity email address to your "SAFE SENDERS" list or “CONTACTS” to prevent future emails from being blocked. publicity@cnva.ca

Security lockouts

Email providers sometimes pause incoming mail if they detect suspicious activity on your account. Until you verify your identity, new messages may be held back.

Unfortunately, if none of this works, I am as puzzled as you as to why you are not receiving my emails?

Sandra Lightbody



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Treasurer



As I assume the role of Treasurer for the Oxford County Naval Veterans Association, I would like to begin by expressing my sincere appreciation to the outgoing treasurer, Lyle Ball, for his dedication, diligence, and unwavering service over the past several years. His commitment has ensured the stability, transparency, and integrity of our financial operations, and the Association is stronger because of his efforts.

In stepping into this position, I bring my professional background as an accountant and a strong commitment to maintaining the high standards already established. My focus will be on ensuring accurate financial reporting, responsible stewardship of Association funds, and clear communication with the executive and membership. I look forward to supporting the continued success of our organization and upholding the trust placed in this role.

I extend my gratitude once again to Lyle for his exemplary service and for leaving the financial affairs of the Association in excellent order. It is an honour to continue this important work on behalf of our members and community.

The financial statements will be posted in the gangway for any member to have a look at them. Our year-end statements will be posted when the financial statements are completed.

Josh Middleton

Most-needed food items

- Peanut butter
- Jam
- Cheez Whiz
- Canned Meats
- Instant Oatmeal Packets
- Juice Boxes
- Instant mashed Potatoes
- Sidekicks
- Pudding cups
- Applesauce
- Chunky Soups
- Canned pastas
- Canned Beans

Donations for canned goods and non-perishable food items are being accepted at the club. 

The donation box is inside the club in the gangway.

All goods donated to Operation Sharing Woodstock 

Patio Etiquette

- ✓ DO clean up after yourself! Return glasses, bottles and cans to the designated areas or to the bar. Discard any trash in the appropriate bins.
- ✓ Do smoke in designated areas only. Cigarette butts belong in the provided containers not on the lawn!!
- ✓ Do turn down your table umbrella at the end of the day





1st Vice

Keep the Club Informed

When you know of a Veteran, Club member, or immediate family of a club member who has "Crossed the Bar" or is in the hospital, please let us know by contacting the Club's office at 519-537-8991.



Dennis Beattie

Members

Roger S. Arthur

Jason Mayberry

May 9, 2026

May 28, 2026

O.C.N.V.A. MEMBER

O.C.N.V.A. MEMBER

Member of the OCNVA Colour Party

To the memory of those stout hearts, our shipmates and messmates who have not returned and will not be returning from the dark waters.

Somewhere in those unlit depths today they lie,
a torn steel hull their sepulcher, an ocean floor their abbey.
One remembers them not alone for the gallantry
of their sacrifice, but too because somehow
one's own life seems the richer for
having known their friendship.



RCNA DIRECTOR

Ken Eckenswiller



Secretary

secretary@ocnva.ca

Marilyn McNeil





Grounds

The newly completed island in front of the club looks fantastic. We have placed two beautiful plants on either side, creating a very welcoming entrance. The potholes in the parking lot have been filled. We planted the hosts from the old flower bed around the island and some on the hill. Thanks to the Sports Committee and Julie Porter for all their help. Please remember the ground crew work here all summer! Once again, if you see garbage on the ground, pick it up and dispose of it! "Bin your Butts", dispose of your cigarette butts in the provide containers. Let's work together to keep our grounds clean, and litter-free. Welcome to the new executive! Looking forward to working with you. Happy Summer! Wishing you sunshine, good food, and great company.



Bill Arthurs

BEFORE



AFTER



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21

YTD MARKET UPDATE

OXFORD COUNTY

Average Sale Price


 **\$628,581**

2025

4.0% **\$654,581**

WOODSTOCK

Average Sale Price


 **\$592,799**

2025

4.5% **\$620,910**

INGERSOLL

Average Sale Price


 **\$589,169**

2025

5.7% **\$557,470**

TILLSONBURG

Average Sale Price

 **\$561,406**

2025

3.0% **\$579,064**

*Data sourced PropTx The Habitat Analytics-Platform Jan 1, 2025 - May 31, 2025 vs Jan 1, 2026 vs May 31, 2026



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no obligation Market Evaluation!





Sun	Mon	Tue	Wed	Thurs	Fri	Sat
***pp Private Party			1 Canada Cay Open 11am - 8pm	2	3	4
5	6 Bean Bag League 6:30pm	7	8	9	10	11  Steve Beach 1-4pm
12	13 Bean Bag League 6:30pm	14 PP Parkwood	15	16	17	18  Angelo 1-4pm
19 Executiv e meeting 10am	20 Bean Bag League 6:30pm	21	22	23	24	25  Piano Man 1-4pm
26	27 Bean Bag League 6:30pm	28	29	30	31	



August

Sun	Mon	Tue	Wed	Thur	Fri	Sat
						1
2	3 Civic Holiday Open 11 am- 8 pm	4	5	6	7	8 Jeff Dowdy 1-4pm 
9	10 Bean Bag League 6:30pm	11	12	13	14	15 Cobby's Kitchen Party 1-4pm 
16 Executive Meeting 10 am	17 Bean Bag League 6:30pm	18	19	20	21 BBQ Steak dinner 5:30-7pm DJ Ian Crandall 7-11pm	22 Steve Beach 1-4pm 
23	24 Bean Bag League 6:30pm	25	26	27	28	29 Lynn Cayen 1-4pm 
30	31 Bean Bag League 6:30pm					



Entertainment
George Spilak



Live
summer

Entertainment on the Patio

1-4pm

Sat. July 4
Sat. July 11
Sat. July 18
Sat. July 25

No entertainment
Steve Beach
Angelo
Piano man



Sat. Aug 1
Sat. Aug 8
Sat. Aug 15
Sat. Aug 22
Sat. Aug 29

No entertainment
Jeff Dawdy
Cobby's Kitchen Party
Steve Beach
Lynn Cayen

In case of inclement weather, entertainment will be brought in side the club.

All entertainment is subject to change or cancellation.





2nd Vice Jeremy Jackson

SEE YOU
IN
SEPTEMBER



- No Friday Lunches until September
- No Friday Dinners until September



Cold drinks every day
Inside or on the patio

Ready, Set, Summer!



POS System

When purchasing from the bar:

- ✓ Cash or Cards only
- ✓ No cash back
- ✓ No tabs
- ✓ Debit cards - .04¢ per transaction charge included in your total sum.
- ✓ Credit Card - 3% of the total transaction cost included in your total sum.



**Some people want it to happen,
Some wish it would happen,
Others make it happen - Michael Jordan**



Sport's

We are looking for member volunteers to help run games and keep score at the Annual RCNA Sports Day on Saturday, September 19. If you're available to lend a hand, please let me know at ed.cowie@century21.ca.

Ed Cowie



RCNA Sport's Day - Sat Sept 19th, 2026

Hosted by O.C.N.V.A. THE Woodstock Navy club
◇ Brantford ◇ Kitchener ◇

The sign-up Board will be in the Gangway

Darts • Euchre • Cribbage • Golf
Horseshoes • Snooker • Washoes
Bean Bag Toss • Shufflebord

Sign up sheet will be posted in the gangway.



Thanks to the Bean Bag League for their donations to:



\$310.00 Donation to the
Kids Christmas Party
OCNVA President Bryan Bucholtz
Bean Bag League Coorodnators:
Dave LaBlanc & Denice Gowdey

\$310.00 Donation to
Sea Cadets/Navy League
Commanding Officer Lt N
Josh Middleton
OCNVA President Bryan Bucholtz
Bean Bag League Coorodnators:
Dave LaBlanc & Denice Gowdey



Summer Meeting Dates

Executive meetings

Sunday, July 19, 2026 10 am

Sunday August 16, 2026 10 am



**No General Meetings in
July and August
See you in September.**

Master at Arms



Hello fellow members.

My name is Cheryl-Anne Haber. I have been a member of the Woodstock Navy Club for three years and have had the pleasure of meeting many through my involvement with the Colour Party. I am honoured to have been elected Sergeant-at-Arms and I look forward to serving the members alongside the executive and other volunteers in the coming year.



If you have questions, concerns, or ideas you'd like to share, please feel free to connect with me. I look forward to working together to support our club and its members.

Cheryl-Anne Haber

Past Master at Arms

Greetings to all. I would like to take this opportunity to send my thanks to all of the hard working Executives , Volunteers and those behind the scenes who make this Club a success. As most know I'm stepping down as the Master at Arms . I've thoroughly appreciated the opportunity to serve as this for the Club . That being said I would hope nothing but the respect I've been shown in the last two years to continue to our New Master at Arms Cheryl Anne Haber . Cheryl will serve this club in a fair but yet stern way when needed. We are all Masters of this Club so let's keep it that way.

Thank you **Terry Cunningham**



Directors (3 positions)

Welcome aboard Dick Henshal and Lyle Ball to the new Executive for 2025-2026.

Thank you to Brenda Wilson and Rick D'Entremont for serving on the past year's Executive.



Bob Roloson,
Director

Lyle Ball
(formerly
Treasurer)



Dick Henshal
(formerly
Membership)



Saturday Lunches



Volunteers needed to prepare a Saturday lunch!

We have over 900 members and only need a few to pick a Saturday and prepare a lunch.

Something simple as soup/sandwich, hamburgers/fries or something more.....you choose.

It's a great way to have fun with friends and support your club!



Sign-up yourself or your group
The sign-up sheet is in the gangway.

Port and Starboard Sponsors



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Sport Committee

The Sports Committee would like to thank the Wednesday afternoon mixed shuffleboard league and the Thursday evening mixed shuffleboard league for their donations to the Sports Committee. These donation will be used to help keep our shuffleboard table in tip top shape.

The remainder of the Monday, September 7 Tigercat bus trip tickets are on the bar. Get yours before they are sold out, this will be a great day of tailgating and football.

We will be hosting a Steak BBQ on Friday August 21, flyers are in the gangway, Port and Starboard and on Facebook. Tickets will go on sale Monday, June 22 at the bar. Only 120 tickets available and members can purchase up to 4 tickets max.

Wishing everyone a great summer

Rob Osmond



OCNVA Sports Committee

Friday, August 21

STEAK BBQ

5:30pm - 7pm

★ *steak*, ★ *corn on the cob*, ★
★ *salads* ★

\$27.00

(only 120 tickets available)

Only 4 tickets per member



DJ Ian Crandall **7-11pm**

LL

Colour Party

We had a great turn out for D-day at the ship at Southside Park. It was a great day as the cadet's said goodbye to the ship.

We had one of our own Colour Party member Jason Beitema's son, Dierk Beitema receive the most outstanding senior cadet, "the Lord Strathcona medal" along with his 4-year service medal. We are very proud of Dierk. Keep up the good work.

We are saddened to say we have lost one of our long time Colour Party members of 17 years. Jason Mayberry passed away suddenly and will be greatly missed. He was our past Colour Commander and was a great support to the Colour Party. He led many Christmas parades and did many other events, and special services. He was very proud to be a member of the Colour Party, enjoyed helping when we cooked for the Sports Committee Christmas dinner and dance. He will be greatly missed by everyone. Rest in peace Jason.

Mary Couch & Bob Brown



Jason Mayberry
June 7, 1973 – May 29, 2026



Closing of the Cadet Ship

Sheet-Pan Meal

Lemon- Pepper Chicken with Sweet Potato and Green Beans

4 Chicken Thighs: Bone-in, skin-on chicken thighs are a dinnertime secret weapon. The moist dark meat is very forgiving, making it an ideal choice for sheet-pan meals. Look for thighs that are about 6 to 8 ounces each.

1 tbsp Lemon-Pepper Seasoning: Most purchased lemon-pepper seasoning contains salt, so if your blend doesn't have it, please be sure to season the chicken with salt. Swap in your go-to seasoning blend instead if you aren't a lemon pepper fan.

2 Sweet Potatoes: To ensure even cooking, look for two medium sweet potatoes that are similar in size and shape, about 6 ounces each. Any variety of sweet potato will cook through in the allotted time. Sub in russet potatoes of the same size if you want more savory flavors.

1 bag Green Beans: Skip the trimming and stringing! Pre-trimmed and washed green beans are sold at most grocery stores, and we recommend grabbing a bag for this recipe.

Other Ingredients

**3 tbsp Olive oil,
salt, and pepper.**

Lemon slices



Heat oven to 400F

Season the chicken and sweet potatoes with the olive oil, lemon-pepper and salt, and add to the sheet pan. Start cooking them while you prep your green beans.

25-30 minutes. Increase oven heat to 425F

.Remove the pan from the oven, add the green beans to the pan, and return to the oven continuing roasting for another 20 minutes or until chicken reaches an internal temp of 165F and potatoes are tender. The meal is done when the chicken is cooked through, the sweet potatoes are soft, and the green beans are crisp-tender. Finish with a squeeze of lemon.



Roller Coasters

Find and circle all of the roller coasters that are hidden in the grid. The remaining 20 letters spell a Ernest Hemingway quotation.

AFTERBURN	GHOSTRIDER	MIND BENDER	SHEIKRA
ALPENGEIST	GOLIATH	MONTU	TATSU
BALDER	GRIFFON	NEMESIS	THUNDERBOLT
BIZARRO	HADES	NITRO	TITAN
COLOSSOS	INTIMIDATOR	PHOENIX	TREMORS
COMET	JUPITER	PROWLER	TROY
CYCLONE	KATUN	RAGING BULL	TWISTER
DESPERADO	LEVIATHAN	RAPTOR	VIPER
DIAMONDBACK	MANTA	RENEGADE	XCELERATOR
EL TORO	MAVERICK	ROAR	

```

R E D I R T S O H G U S T A T H R
E E N L L P H O E N I X T T I A E
D N I R L I T V S S N S E N N D T
L O T A R U E H E S I O R A T E I
A L R O O L B M U E O E F M I S P
B C O R T L E G G N N L I F M P U
H Y T O A N L N N E D N O I I E J
T C R R R Z E E G I D E S C D R N
A O E F E P I A V B G H R N A A G
I T L R L M D B E I E A U B T D M
L W W A E E O N E I A T R I O O O
O I O P C T D R K O A T T E R L N
G S R T X E T R S K H E H E P F T
U T P O R L A K C I R E V A M I U
L E E R A F T E R B U R N S N O V
T R O Y D I A M O N D B A C K T C
    
```



I might have a slight drinking problem...

My husband asked me to toast some bread for him.

I raised my wine glass and said, 'Here's to bread.'

No club can succeed without the support
of its membership.
A heartfelt “Thank you” to all the members
who volunteer in any way
and who give so much of themselves to make
our club Great!

Volunteers are the heart and soul of our organization

Executive email addresses

President	president@ocnva.ca
-Any issues or inquiries about the club.	
Secretary	secretary@ocnva.ca
-correspondence	
Publicity	publicity@ocnva.ca
-publicity, email addresses	
Entertainment	entertainment@ocnva.ca
- entertainment bookings and correspondence	
Membership	membership@ocnva.ca
-Membership-related issues	
House	house@ocnva.ca
2 nd vice – Galley	2ndvice@ocnva.ca
Treasurer	treasurer@ocnva.ca

The hidden message is: LIVE LIFE TO THE FULLEST



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519-537-5222 | ernie.hardemanco@pc.ola.org

An advertisement for Postal Plus Express Inc. Junk Removal. The text is arranged vertically: "POSTAL PLUS EXPRESS INC." in blue and red, "YOUR PARCEL, OUR PASSION" in small black text, "JUNK REMOVAL" in large red letters, "FAST, AFFORDABLE JUNK REMOVAL" in white text on a blue background, "WE HAUL, YOU RELAX!" in bold black text, a list of services (Furniture, Appliances, Yard Waste, Garage Cleanouts, Construction Debris) in black text, "FREE ESTIMATES - CALL OR MESSAGE TODAY!" in white text on a red background, and the phone number "519-535-5188" in large black text at the bottom.

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I can't speak highly enough of Karen and the care she brought to every step of our journey. From the very beginning, she approached the process with kindness, professionalism, and an incredible amount of patience—especially as she worked alongside my elderly father and me during such an emotional transition.



Karen went far beyond what we expected from a realtor. She provided hands-on support with downsizing, helped coordinate an estate auction (including being onsite to help with sale), arranged movers, and helped ensure that items were thoughtfully donated. Every detail was handled with intention and care. What meant the most was her understanding and compassion. She took the time to support my father through a difficult and deeply personal process, always offering thoughtful guidance while respecting our pace.



Along the way, she became someone we truly trusted—not just as a professional, but as a friend. Her strong understanding of the market, combined with her insight into the true value of our home, ensured a quick and timely sale—something we are incredibly grateful for. We feel incredibly fortunate to have had Karen lead us through the sale of our family home. I would wholeheartedly recommend her to anyone navigating a move, especially during such meaningful life transitions. While no move is ever easy, Karen made the entire experience feel seamless and lifted so much of the stress from our shoulders. - Sue Gallo



Not intended to solicit those currently listed or under contract.