

Dear Reader,

Welcome to our latest newsletter. We are well into April now and with May's Festival just around the corner things are certainly heating up in Brighton and Hove. Now one of the country's biggest cultural events, the city will play host to a magnificent range of entertainment – from book readings to fire eating!

For those of you that can't wait we've got a taster of what's coming up, plus details of other local events happening in the next fortnight. We also look at the difference a good solicitor can make to your sale...and stress levels!

Regards,

David Maslen M.N.A.E.A.
Director



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Communication is the Key

There are so many emotions tied up in a home move that anything which could destabilise your sale or purchase can cause anxiety. Until exchange of contracts actually occurs, nerves can become frayed and patience stretched.

However, anyone who has moved house would probably agree that delay, uncertainty, and poor communication can contribute as much towards the stress of moving as any technical glitch.

One of the most common reasons for being left in the dark is a breakdown of communication between the various parties involved. This accusation is often levied at solicitors, who of course have historically seen themselves as fierce defenders of their client against "the other side". The role of a good estate agent is to ensure that good communication is maintained – indeed – one of the most common complaints by solicitors is against estate agents hounding them for conveyancing progress reports – and quite right too!

But enough of this bickering! To progress a sale and keep stress levels to a minimum, estate agents and conveyancers need to work effectively together. It is a good idea to ask your estate agent if there is a solicitor they would recommend. This has two advantages: you get someone with a proven track record, there is an existing good relationship, ensuring good communication.



NEWS – Brighton Festival 2008

With only a few weeks to go and tickets rapidly selling out, everybody is talking about this year's Brighton Festival. Running from the 3rd-25th May, it is incredibly in its 42nd year! The Festival is established as one of the biggest and best arts festivals in England, bringing a wonderful array of world-class art and entertainment to the city.

The festival includes performance art, dance, book readings, theatre, music, plus dedicated events outdoors, over lunchtimes and especially for families. These take place in a wide variety of venues, parks and unusual spaces all over the city. With 9 exclusives, 12 premieres and 30 free events taking place, there really is something for everyone!

Excitement is also building over this year's Fringe Festival, taking place from the 2nd-26th May. It is packed with over 600 events this year including comedy, theatre, music, dance, kid's shows and late night entertainment.

Greatly missed last year, the Fringe Festival sees the welcome return of the Spiegeltent and the cow is back! The Udderbelly is even bigger this year, with its headline show being the Tom Tom Club – a beat boxing, acrobatic extravaganza!

This year's Festival is set to be bigger and better than ever, so for tickets and more information, please visit www.brightonfestival.org or www.brightonfestivalfringe.org.uk.



DATES FOR YOUR DIARY

- **23rd April 2008 – Sparkles and Surprises a St Georges Day Children's Parade** - Come and join in the patriotic celebrations with this great children's parade, including a fancy dress competition and a drama street production. Fun for all the family, taking place on George Street in Hove, from 12-6 pm.
- **27th April 2008 – Jaguar Run** - Witness approximately 350 jaguars of all shapes and sizes, from old classics to state of the art automobiles as they make their way down from The Royal Artillery Museum to Madeira Drive on Brighton Seafront. From 12-6 pm.
- **27th April 2008 – Children's Kite Day** – Let's go fly a kite! This community kite flying day for families is taking place at Beacon Hill in Rottingdean to raise awareness of the nature reserve. Taking place from 12-4 pm.

N.B. Please check dates, times and venues before setting off



GET IN TOUCH

At Maslen Estate Agents we want to make moving home as stress-free and enjoyable as possible. As one of Brighton's leading independent estate agencies, our reputation is built on an ethos of honesty and integrity and always putting the customer first.

Whether you are buying or selling, our professionalism and unrivalled knowledge of the local property market makes us a refreshing estate agent to deal with.

To ease the process of buying and selling property further, we also have an independent mortgage advisor available to advise our customers on all aspects of taking a mortgage. We also offer conveyancing, advice on life assurance, critical illness policies, mortgage protection policies and buildings/contents insurance.

Contact us by emailing, popping in to one of our offices, or call us on 01273 677001.

For the latest Brighton properties or to get a market appraisal get in touch

Click here or call us on 01273 677001