

SEPTEMBER 2019

FREE GUIDE

*See Our Listings Inside!*



TOP **1%** OF REAL ESTATE AGENTS  
IN THE COUNTRY



Your home may be worth  
**WAY** more than you think!  
Call Jeff at 561.220.2098

2 easy ways to get your home value  
Text **"TTValues"** to 59559 or visit  
[www.HomeValuePalmBeach.com](http://www.HomeValuePalmBeach.com)



**kw** PREFERRED  
PARTNERS  
KELLERWILLIAMS

THE  
**TRICOLI**  
TEAM

# CLIENT TESTIMONIALS

The Tricoli team is very efficient and responsive. They helped me purchase a home for my mother in Riverwalk and made the process go smoothly. Tony was available 24/7 to answer my emails and didn't hesitate to work on weekends to get the job done. If you are looking to buy a home in Palm Beach, I would highly recommend using them.

**- Faith Devine**

Jeff and the entire Tricoli Team were excellent!

Very easy to get in touch with, explained everything thoroughly & took care of every need in a timely manner. I highly recommend them for a speedy buy/sell!

**- Breezy McMillan Fishing**

## RESTAURANT MONTH *in the* **PALM BEACHES**

FLAVOR OF  
PALM BEACH

• **SEPTEMBER  
1ST - 30TH**

.....  
**AVAILABLE FOR LUNCH & DINNER**

Lunch \$20+  
Dinner \$30-\$45  
.....



Since 2007, the Flavor of Palm Beach festival aims to introduce diners to the variety of restaurants in the Palm Beach area. Restaurants who participate in the Flavor Palm Beach restaurant month will present a variety of specially priced three-course meals, where diners can choose from three choices for each course!

.....  
**Reserve Online at [www.FlavorPB.com](http://www.FlavorPB.com)**  
.....



# Thinking of Selling? 2 Easy Ways to Get Your Home Value

Text "TValues" to 59559 or visit [www.HomeValuePalmBeach.com](http://www.HomeValuePalmBeach.com)



**[www.6056StrawberryFields.com](http://www.6056StrawberryFields.com)**

Great 3 bedroom, 2.5 bath, 2 car garage lakefront home in Strawberry Lakes!



**[www.7601Pineland.com](http://www.7601Pineland.com)**

Lakefront, townhome in Riverwalk a gated, resort style community located in West Palm Beach.



**[www.1199BayView.com](http://www.1199BayView.com)**

Beautiful pool home in Black Diamond which is located within an excellent school zone.



**[www.9058WindingWoods.com](http://www.9058WindingWoods.com)**

Spacious home situated on over 1 acre within an excellent school zone!



**[www.702NFederalHwy.com](http://www.702NFederalHwy.com)**

Live the lifestyle in this mid-century idealistic Florida condo.



**[www.6538StonehurstCircle.com](http://www.6538StonehurstCircle.com)**

Gorgeous 5 bedroom (1 downstairs), pool home in the desirable, gated community of Smith Farm!



**[www.6783ViaRegina.com](http://www.6783ViaRegina.com)**

Luxury lakefront townhome with attached garage, in exclusive, gated Boca Raton community.



**[www.6958HoultonCircle.com](http://www.6958HoultonCircle.com)**

Beautiful home in exclusive Journeys End community within an excellent school zone!



**[www.113CypressTrace.com](http://www.113CypressTrace.com)**

Beautiful home situated on a gorgeous lot in exclusive Estates of Royal Palm Beach!



**[www.600SDixieHwyApt307.com](http://www.600SDixieHwyApt307.com)**

Beautiful condo situated in the heart of downtown West Palm Beach.



**[www.6108Savannah.com](http://www.6108Savannah.com)**

Beautiful lakefront home situated in gated community within an excellent school zone!



**[www.3901SFlaglerDrive.com](http://www.3901SFlaglerDrive.com)**

Penthouse, corner unit located on the prestigious Flagler Drive Intracoastal waterfront.



**[www.1475GranthamDrive.com](http://www.1475GranthamDrive.com)**

Beautiful home in Greenview Shores which is located within an excellent school zone.

**Jeffrey L. Tricoli, PA**  
**Keller Williams Realty**

**[www.HomeValuePalmBeach](http://www.HomeValuePalmBeach)**

**Search the MLS for Free at [www.TricoliTeam.com](http://www.TricoliTeam.com)**

**561-220-2098**





# SELLING 1 HOME EVERY 29 HOURS!!



## 2731 Neaton Court

Beautiful home in Landings at Wellington!



## 7810 Blairwood Circle

Great home in Countrywood!



## www.13311N57thPlace.com

Wonderful 4 bedroom home on an expansive lot in the Acreage!



## www.9103DupontPlace.com

Beautiful home in resort style Wellington community Olympia in an excellent school zone!



## 2836 Kirk Road

Great townhome which was completely updated in 2016!



## www.123rdTrail.com

Build on this high & dry lot. 1.25 acres, cleared, in the heart of Royal Palm Beach!



## www.1628NLStreet.com

Great 3 bedroom home in the heart of Lake Worth!



## www.1500PresidentialWay102.com

Beautiful 1st floor luxury condo conveniently located close to everything!



## 6879 Langdon Way

Like new home in beautiful, gated community of Abbingdon.



## www.326CedarKeyCircle.com

Beautiful lakefront home located in an exclusive, gated community - The City of Atlantis.



## www.11581HawkHollow.com

Equestrian estate home built on 5 acres in the exclusive, gated community of Homeland.



## www.2864WatersEdgeCircle.com

Beautiful lake front home in the resort style community of River Bridge.



## www.100MadridStreet.com

Beautiful pool home in the desirable neighborhood of La Mancha.

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[www.11139SandpointTerrace.com](http://www.11139SandpointTerrace.com)

Home in Boca Springs situated on an expansive corner lot with tons of room to roam and privacy!



[www.374841stLane.com](http://www.374841stLane.com)

Great home on over an acre. This home is being sold completely furnished.



[www.10033ShadywoodPlace.com](http://www.10033ShadywoodPlace.com)

Great home in 55+ community located in Boynton Beach.



[www.360WilmaCircle.com](http://www.360WilmaCircle.com)

3 bedroom condo on the Intracoastal offering spacious living areas & sweeping water views.



[www.3800WashintonRoad.com](http://www.3800WashintonRoad.com)

Gorgeous condo in Portofino w/ Intracoastal views situated in the heart of West Palm Beach.



[www.10091WellingtonParcDrive.com](http://www.10091WellingtonParcDrive.com)

Luxury, like new, lakefront townhome in desirable Wellington.



[www.6542SpringMeadow.com](http://www.6542SpringMeadow.com)

Beautiful home on corner lot with large yard in gated community of Dillman Farms.



[www.15218OakChaseCourt.com](http://www.15218OakChaseCourt.com)

Beautiful home in Binks Forest which is located in an excellent school zone.



[www.4259DanielsonDrive.com](http://www.4259DanielsonDrive.com)

Beautiful home in Cypress Lake Estates which is located in an excellent school zone!



[www.2356BellarosaCircle.com](http://www.2356BellarosaCircle.com)

Beautiful lake front home situated on an expansive lot in the gated community of Portosol!



[www.6705BulrushCourt.com](http://www.6705BulrushCourt.com)

Great 4 bedroom home in Sagewood.



[www.4508WindmillRoad.com](http://www.4508WindmillRoad.com)

Beautiful and private, tree line 5 acre property located in Loxahatchee!



[www.6918KingstonDrive.com](http://www.6918KingstonDrive.com)

Bring your boats to this wonderful pool home on navigable canal to Lake Osborne!

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**[www.118SwanParkway.com](http://www.118SwanParkway.com)**

Brand new roof, marble in family area, new tile in patio and bathroom - 2 car garage!



**[www.1326OntarioDrive.com](http://www.1326OntarioDrive.com)**

Wonderful 4 bedroom pool home just steps from beautiful Lake Osborne!



**[www.9785KamenaCircle.com](http://www.9785KamenaCircle.com)**

Beautiful lakefront townhome in gated community featuring 3 beds/2.5 baths!



**[www.2751AshleyDrive.com](http://www.2751AshleyDrive.com)**

Spacious villa in pet friendly (2 dogs up to 20 lbs) active, adult community of Cresthaven!



**[www.1346DonwoodsLane.com](http://www.1346DonwoodsLane.com)**

Great pool home in the heart of Royal Palm Beach!



**[www.1109660thStreet.com](http://www.1109660thStreet.com)**

Wonderful equestrian and car lover's dream home situated on 1.25 acres on a paved road!



**[www.11255MellowCourt.com](http://www.11255MellowCourt.com)**

Great 4 bedroom home in The Acreage.



**[www.4461161stTerrace.com](http://www.4461161stTerrace.com)**

TOTALLY SOLAR POWERED makes this property unique! Private 5+ acre property.



**[www.1503HighRidgeRoad.com](http://www.1503HighRidgeRoad.com)**

Wonderful 4 bedroom home just steps from beautiful Lake Osborne!



**[www.6793FinamoreCircle.com](http://www.6793FinamoreCircle.com)**

Gorgeous courtyard home in Journeys End!



**[www.7007HoultonCircle.com](http://www.7007HoultonCircle.com)**

Gorgeous courtyard home in Journeys End!



**[www.233RioVistaCircle.com](http://www.233RioVistaCircle.com)**

Beautiful lakefront home located in an exclusive, gated community - The City of Atlantis.

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**Interested in a career in real estate? Email: [hilda@TricoliTeam.com](mailto:hilda@TricoliTeam.com)**

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*recipe courtesy of eatwell101.com*

# LEMON GARLIC BUTTER CHICKEN AND GREEN BEANS SKILLET

## INGREDIENTS

- 3 - 6 skinless, boneless chicken thighs
- 1 pound (450g) green beans, trimmed
- 3 tablespoons butter, divided or (ghee for paleo diet)
- 4 garlic cloves, minced
- 1 teaspoon paprika
- 1 teaspoon onion powder
- Salt and fresh cracked pepper
- Juice of 1/2 lemon + lemon slices, for garnish
- 1/2 cup (125ml) chicken stock
- 1 tablespoon hot sauce (we used Sriracha)
- Crushed red chili pepper flakes, optional
- 1/2 cup fresh chopped parsley

## DIRECTIONS

1. Combine onion powder, paprika, salt, & pepper in small bowl. Rub onto chicken thighs.
2. Cook green beans in the microwave with 1/2 cup water for 8-10 minutes.
3. Melt 2 tbsp butter in a large skillet over med/low heat. Cook chicken thighs until cooked through. Transfer chicken to a plate & set aside.
4. In the same skillet, lower the heat & melt remaining butter. Add parsley, garlic, hot sauce, red crushed chili pepper flakes, & pre-cooked green beans - cook to your liking. Add lemon juice & chicken stock - reduce the sauce for a couple of minutes, until slightly thickened.
5. Add cooked chicken thighs back to the pan to reheat. Garnish with more crushed chili pepper, fresh parsley, and a slice of lemon if you like. Enjoy!



**CONTACT US TODAY TO HAVE YOUR HOME ADVERTISED IN OUR NEXT EDITION**