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**IT'S APRIL, WHICH MEANS ERIN IS ALMOST DONE COMPLAINING ABOUT THE COLD.**



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**QUOTE OF THE MONTH:** *You can cut all the flowers, but but you cannot keep spring from coming.* - Pablo Neruda

**THE BIG NUMBER IS ... 74.**

As in \$74 million, which is the amount [Colorado Springs invested in its downtown in 2017](#). This year? [The city gets a whole lot of hotel rooms](#).

## STUFF HAPPENING IN AND AROUND DENVER

- Denver gets a [kid-friendly ride share](#).
- Pablos on Colfax [slightly less pretentious than other Pablos locations](#) with adoption of Internet.
- Do you think [this](#) will work?
- Definitely [don't love my dog this much](#).
- Oh yeah, [and real estate](#) trends.

## THE BUSINESS

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### UPCOMING GROUPS

**4/19** - NEW Ladies' Investing Club hosted by Erin Spradlin | Max's Wine & Dive | 6PM (RSVP [here](#))

### UPCOMING CLASSES - SIGN UP ON OUR SITE

**4/19** -- [Roadmap to Buying Your First Home \(Colorado Free University\)](#).

**4/25** - [Airbnb Investments \(Denver\)](#).

5/2 - [Airbnb101 \(Colorado Free University\)](#).

5/10 - [First Time Seller's Class](#)

6/9 - [First Time Seller's Class](#)

#### **BIGGER POCKETS BLOGS**

[5 WAYS TO KNOW YOU'RE NOT READY FOR INVESTING](#)

[HOW TO USE ESCALATION CLAUSES](#)

[WHAT APPRAISAL GAP COVERAGE IS](#)

## **AIRBNB**

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#### **WANNA BUY AN AIRBNB INVESTMENT PROPERTY?**

Airbnb is a profitable investment strategy. [Learn the ins and outs of how to capitalize on Airbnb](#) in various Front Range cities.

#### **CHECK OUT YOUR CITY'S AIRBNB LAWS & HOST CHECKLISTS**

[Find the current Airbnb laws](#) for Denver, Colorado Springs, Boulder, Lakewood, Wheat Ridge and many others on our site.

[Find checklists](#) for furnishing a rental property, cleaning for your guests, communication before there stay and more!

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#### **FOLLOW US ON SOCIAL MEDIA**

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