BARHAM VILLAS
570 EAST BARHAM DRIVE
SAN MARCOS, CA 92078

BARHAM NOVEMBER 2026

Community News

Happy November! As we enter the month of gratitude, we're taking a moment to reflect on how thankful we are to have you in our community. November is all about gathering, reflecting, and enjoying the simpler moments—whether that's relaxing at home or exploring everything happening around town this season. Thank you for making Barham Villas San Marcos such a wonderful place to live. Wishing you a warm, peaceful, and joyful month ahead!

November Resident Event

Paint & Sip - November 20

A little wine, a little creativity, and plenty of fall inspiration.

Something colorful is coming to Barham Villas! Join us in the Clubhouse for an autumn-inspired Paint & Sip with your neighbors, where creativity meets good company.

Friday, November 20th 6-8 PM

Event Calendar



Thanks For Joining Last Month!

Barham Villas Pumpkin Patch!

We brought the pumpkin patch home, and our residents showed UP!

Watch all the fun! From sipping cider and enjoying delicious fall treats to snapping adorable photos and picking out the perfect pumpkins, our Barham Villas pumpkin patch was one for the books!

The turnout was incredible, and seeing our community come together made it even sweeter. Thank you to everyone who joined us and made this fall celebration so special!

Life is gourd.



What Residents Are Saying

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"These are lovely and safe apartments with a very attentive staff and crew. Jorge and Stacey in the leasing office will go out of their way to help you get through all the paperwork and issues. The first day I moved in I had a couple minor maintenance issues and Manny was the nicest and most professional maintenance guy I have ever met. He really took the time to make it right! I feel safe! Thank you to all the staff for making this experience happen!"

What do You Love?

This is just a sample of our reviews*

Local Feature

Christophe Rull Patisserie

A Little Taste of Paris, Right Here in San Marcos!



Craving something sweet? Discover Christophe Rull Patisserie, a charming French bakery in North City, brought to life by award-winning pastry chef Christophe Rull and his wife, Wilma.

From buttery croissants and delicate macarons to freshly brewed coffee and irresistible French pastries, this neighborhood gem is perfect for a cozy fall morning, a coffee date, or a little weekend indulgence.

251 North City Drive, Suite 121A, San Marcos

Just another delicious reason to love calling Barham Villas home!

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Contact the office to be featured in a future newsletter

Live Well

Trot Before You Feast!

Start Thanksgiving on the Right Foot!



Lace up those sneakers and kick off Thanksgiving with a little movement, fresh air, and community spirit! The San Diego–North County Turkey Trot is back for its third annual celebration, welcoming runners, walkers, families, and little turkeys alike.

Whether you're chasing a personal best in the 10K, enjoying a festive 5K with friends, or cheering on the kids, it's a wonderful way to get moving, make memories, and start the holiday feeling grateful.

Thursday, November 26, 2026

4S Ranch Sports Park, 16118 4S Ranch Parkway, San Diego

10K: 7:15 AM | 5K: 7:30 AM | Kids' 1K: 8:45 AM

Ready, Set, GObble!

Pet Of The Month

Nova

Meet Nova, Our November Pet of the Month!



A little sass, a lot of love, and absolutely no patience when dinner is late!

Meet Nova, the adorable kitty of our very own Property Manager, Stacey! This playful girl knows exactly what she wants and isn't shy about meowing for it.

When she's not requesting snacks, you'll find her soaking up the sunshine on her favorite windowsill or enjoying a long afternoon catnap. But her sweetest habit? Greeting Stacey at the door every day when she comes home from work.

With her big personality and even bigger heart, Nova is stealing the spotlight as our November Pet of the Month!

Be A Good Neighbor

Love Where You Live

Be a Good Neighbor | Little Things Make a Big Difference!

A friendly reminder: keeping Barham Villas a beautiful, safe, and welcoming community takes teamwork!

Parking & Bulky Items: Please park only in designated areas and avoid leaving large furniture, mattresses, or other bulky items around the property. Contact the leasing office for guidance on proper disposal.

BBQ Courtesy: Enjoy our community grills, but please remember to clean up after yourself and turn off the grills completely when finished so they're safe and ready for the next neighbor.

Laundry Room Etiquette: Please keep track of your laundry cycles and promptly remove your belongings when finished. Our laundry room closes at **10 PM.** If security locks the room before you've collected your laundry, you'll need to wait until the following day to retrieve it.



Thank you for being considerate of your neighbors and helping make Barham Villas a wonderful place to call home!

Good Friends Make Great Neighbors

Do you know someone looking for a new home? Forward this newsletter and tell them about Barham Villas! ***Refer friends and family to get a $500 discount on next month's rent when they sign a 6-13 month lease. We also offer a Military Discount of a $99 security deposit and 1 waived app fee.***

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