

**ROYAL LEPAGE**

**KINGSBURY REALTY, BROKERAGE**

Independently Owned & Operated



**SELLING? THERE IS A DIFFERENCE!**

- Record Breaking Results
- Next Generation HD Video & Web Exposure
- Full Colour Glossy Magazines
- Extensive Overseas Connections
- FREE Professional Home Staging Consult
- Strategic Offer Negotiator & Market Timing

**FREE EVALUATION!**

**STEVEN FRIENDLY, S.R.E.S. JENNY TANG, B.A. (Sales Representatives)**

**INTEGRITY • INNOVATION • RESULTS**

**PRESTIGIOUS JOSHUA CREEK**

**\$899,000**

- Located on quiet court
- Gourmet granite kitchen
- Spa-like ensuite baths

**WALK TO LAKE**

**CORNER LOT**

- Magnificent French Chateau in Lakeshore Woods
- Minutes from Downtown Oakville
- Family friendly crescent

**PRESTIGIOUS JOSHUA CREEK**

**POOL & HOT TUB**

- Exclusive Fernbrook home
- Approx. 3,500 sq. ft. luxury
- Gourmet kitchen, walk-out to deck

**PRESTIGIOUS JOSHUA CREEK**

**BACKS ONTO RAVINE**

- Premium lot with huge backyard
- Walk-out basement to ravine
- Professionally landscaped

**PRESTIGIOUS JOSHUA CREEK**

**\$625,000**

- Executive 4 bedroom luxury home
- Access to garage from inside home
- Gourmet kitchen with glass backsplash

**PRESTIGIOUS JOSHUA CREEK**

**3-BDRM PENTHOUSE**

- Unobstructed SE views of Lake and Downtown Skyline
- 10 ft. ceilings, huge terrace

**6 MONTHS NEW**

- Approx. \$100K in elegant upgrades
- 2 parking spots
- Across from parkette

**TRIPLE CAR GARAGE – BUNGALOW**

**\$699,000**

**3-BDRM PLUS DEN**

**FREE SEMINAR – HOW TO BUY A U.S. PROPERTY THE CANADIAN WAY**

Guest Speaker: David Altro, Legal Counsel, Altro & Associates  
CALL STEVEN FRIENDLY 905/416-568-2121 FOR DETAILS

**WE HAVE OVERSEAS CASH BUYERS FOR YOUR HOME**

Call Steven Friendly  
**905-568-2121**

**FREE SEMINAR – OWNING U.S.A. PROPERTY THE CANADIAN WAY**

**FLORIDA REAL ESTATE: HOW, WHEN & WHERE TO BUY!**

with legal and real estate professionals from

Two of the most highly regarded professionals in their respective fields will discuss the “how, when and where” to purchase real estate in Florida. You’ll also learn about the hottest new TPC Golf Country Club community in Naples, Florida!

**David A. Altro • Managing Partner, Altro Levy, LLP**

- Florida attorney & Canadian legal counsel
- Noted author: Owning U.S. Property – The Canadian Way, 2nd Edition
- Tax issues (Probate, Incapacity, U.S. Estate and Capital Gains)
- Ownership structures for U.S. assets (trusts, partnerships etc.)
- Interviewed by and quoted in The National Post, Calgary Herald, Montreal Gazette and Winnipeg Free Press and featured on television & CBC radio

**Fred Moresco • Top Selling Sales Associate, Lennar**

- Florida Real Estate market Statistics: Sales are up and prices are on the rebound!
- Lennar Corporation, founded in 1954 and headquartered in Miami, Florida, currently builds homes in 18 different states in some of the finest markets in the nation. Lennar has consistently been one of the largest quality home builders in the U.S. and publically traded on the NYSE.
- Learn about TPC Treviso Bay Golf & Country Club, the only Tournament Players Club community in Florida offering a bundled membership. (Ownership includes a coveted TPC Passport – U.S. wide!)

**Southwest Florida Real Estate – Great Prices right now!**

**(905/416) 568-2121**

**FREE SEMINAR REGISTRATION: Steven@stevenfriendly.com**  
**Wednesday June 26th, 7pm-9pm. Glen Abbey Golf Course**