

REAL ESTATE

THE GEORGETOWN HERALD
THURSDAY, DEC. 10th, 1970
B2 39VA

REAL ESTATE

**THINKING AHEAD HELPS
CHRISTMAS PREPARATIONS**

Thinking ahead to Christmas throughout the year can earn time for you, and you won't be struck with panic every time you hear that awful countdown of "90 more shopping days until Christmas." Tuck a little notebook where it is always handy. If you listen

through the year, you'll be surprised at how often friends or relatives will say "That's something I've always wanted" or "I wish I had..." Not it down then, it's always the wish-

FOR SALE: Two acres, Equestrian Township, close to Glen Williams - 877-9129
FOR SALE: Mobile home, No. 1464, 48x12, two bedrooms - 877-7703.
PRIVATE SALE: Two bedroom home, recently remodelled. Full basement, 10 minutes walk from downtown. Close to all schools and churches. Ideal retirement home - 877-7363.
1st AND 2nd MORTGAGES: consolidation loans, equipment loans, confidential consultation in your own home. Oakawa Realty Investments. 827-5713 anytime

**Three Are Winners
Odd Fellows Draw**
Prizewinners in a lucky draw were selected at a recent Christmas party of Orion Odd Fellows Lodge.
Frank Seddon, 10 Academy Road won the \$25 first place. David Voogel, 8 College St., was the second prize winner, \$15. And Mrs. Bob Martin, 10 Churchill Crescent won third prize of \$10.

Brethour

REALTY SERVICES (1961) LTD.
181 GUELPH STREET — GEORGETOWN
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SHELburne — Beautiful old brick home in need of loving care on 10 scenic acres. \$3,000 down, carries \$182.33.
EXECUTIVE BUNGALOW — 3 bedroom, master ensuite, 31x12 family kitchen, Chandelier in dining L. Stone fireplace in rec room and plumbing for third washroom, two car garage. Excellent financing. Close to schools and shopping.
1 1/2 ACRE — suburban bungalow — custom built. Broadloom in living room and formal dining room. Beautiful stone fireplace, basement partially finished. Large pony barn and paddock for kids. Truly something special.
LAVISH HOME — On magnificent lot. Most desirable for professional or executive family, attractive stone fireplace, rec room with bar. Broadloomed living room and dining room — many other attractive features. Don't be disappointed by a sold sign.
BEAUTIFUL — family bungalow with immediate possession. Broadloom in living room and dining room. Price includes stove and dishwasher. Carport. \$17,100 first mortgage carries for \$180 including taxes.
NEW CUSTOM HOMES — Only two left — one side split — \$28,745 and back split on ravine lot — \$29,475. Includes garages and custom kitchens, also 1 1/2 bedrooms and walk-outs to patios. Excellent financing. Immediate possession.

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ERIN INVESTMENTS
\$3,300 — Half acre, hillside building site in small hamlet surveyed and severed, excellent garden area, next to good trout stream.
\$5,500 — Lot 100'x198' on Erin outskirts, close to Main street stores and schools.
\$5,900 — 2 acre hillside lot in Erin Twp., 195' frontage, great view, surveyed and severed, \$2,500 down.
\$5,500 — 1 acre with pleasant view; just north of Erin; trees on north side; 100' frontage as low as \$1,500 down.
\$6,600 — Half acre building site just off Hwy. near Erin village, owners moving west; anxious to sell.
\$7,900 — 10 acres north of Ospringe, stream at back in bush — surveyed and severed.
McENERY AGENCIES LTD.
ERIN — 519-833-2323

Canada Trust
REAL ESTATE DEPARTMENT

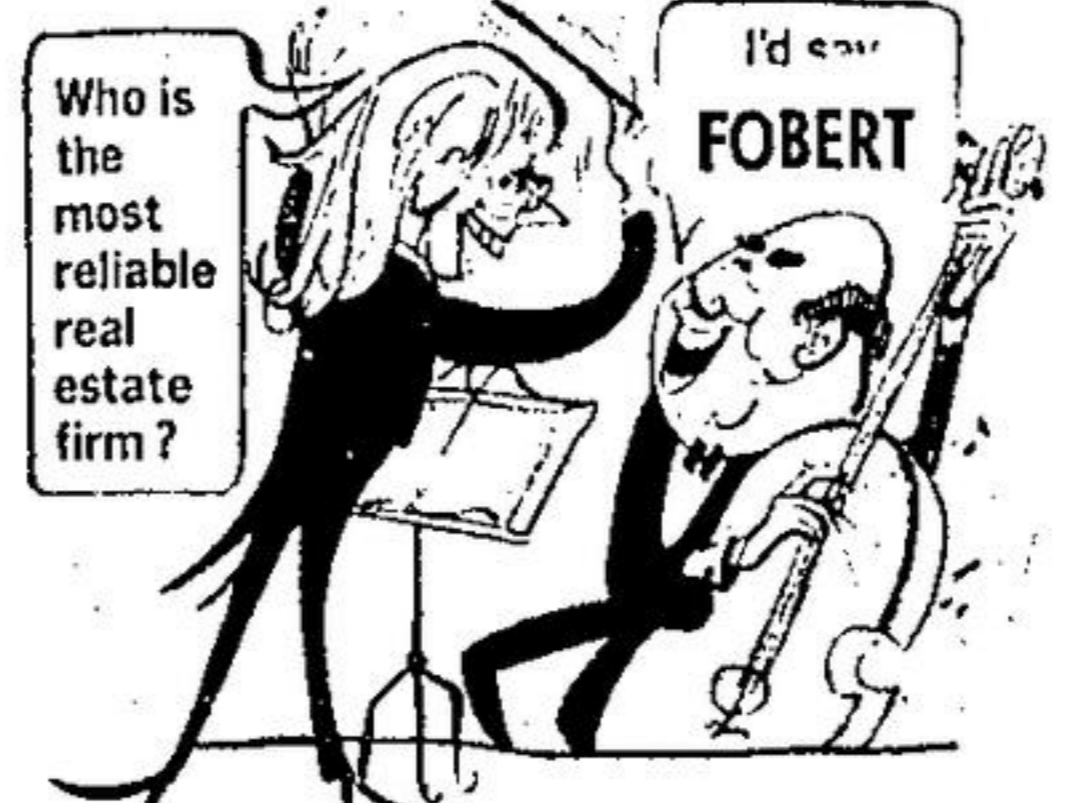
HALTON & PEEL DIVISION

TWO ACRES — BUNGALOW and pony stable. Rambling ranch style brick and stone bungalow, featuring sunken living room with tasteful cut stone fireplace and broadloom. Separate dining room, three large bedrooms, 3 bathrooms. Florida room, double garage. Well-situated and handy to 401. Asking **MLS \$49,000**
PRICED TO SELL—Modern 3-bedroom bungalow. Extra large living room; bright kitchen, abundance of closet space. Full basement; aluminum storms and screens. Large lot. Handy to stores. **MLS. Asking \$21,000**
CENTRE GEORGETOWN — Two storey home — suitable for larger family. 3 bedrooms; family-style kitchen and dining room. Some renovation and decorating needed. Large lot with rear drive. Open for offers. **MLS. \$22,500**
BRICK BUNGALOW — 1/2 APARTMENT. Solid brick home on 98' x 132' treed, landscaped lot. Two separate driveways. Apartment with separate entrance. Ideal investment. Asking **\$23,900**
SHARP CONDITION — Four bedroom home, living room, kitchen, laundry, large patio, garage, separate workshop. Excellent for family needing more space. Open for offers **\$23,500**
VALUE AND LOCATION — 3 bedroom brick bungalow in excellent area. Many attractive features — large kitchen with dining area; spacious living room with aluminum awning; rear garden. Chain-link fenced; 24 ft. swimming pool with filter and equipment. Large workshop-style garage. You will like it. See it today. **MLS \$24,900**
MODERN THREE BEDROOM BUNGALOW IN CHOICE residential area of town with required features. Picture window in living room; family kitchen 8'x16' with dinette. Finished recreation room 12'x20'. Large, well-landscaped lot. Paved drive. Asking **\$26,800**
BRAMPTON VALUE — 2 storey brick and clapboard home, 3 bedroom, living room with L. dining room; panelled recreation room. Well landscaped lot. 60x120, paved drive and patio — Asking **\$29,500**
LARGE TWO-STORY BRICK HOME with apartment with sufficient room for further accommodation. Ideal location for rooming house, plus workshop on the property for extra income. Over one acre, with plenty of mature trees. This property offers many opportunities. Priced at **\$39,500**

FARMS - LOTS - ACREAGES

YEAR ROUND ENJOYMENT on this 20 acre horse farm with snowmobiling in the winter and ride the trails and hurdles the balance of the year. You will appreciate the possibilities of the older style stone house (7 rooms plus) and attractive large bank barn, separate implement shed for storage. All this situated centrally on the property, giving the atmosphere of estate arrangement. Close to paved road and town. **MLS. — Priced at \$67,800**
20 ACRE PARCEL VACANT LAND on paved highway. Separated, fenced and ideal homestead property suitable for gardening and orchard. Natural pond site — Asking per acre **\$1,250**
LIKE TO BUILD your own home? Excellent building lot 219 foot frontage. Over one acre in size. Just off Hwy. No. 7, close to town. Call us today. Terms **\$9,200**
4 ACRES, VACANT LOT, separated and surveyed. Excellent location for larger home. Two miles from town and highway. Priced at **\$8,500**
CHOICE RESIDENTIAL LOT — 75'x150, located on highway handy to stores, schools and facilities. Priced at **\$8,000**
FARMER'S PRICE, 100 ACRES — 95 acres workable, one mile from main highway and handy to town. Solid brick 4 bedroom home with modern conveniences. Bank barn; overflowing well and creek; ideal location for pond between house & road. Call today and be ready for spring Asking **\$42,000**
20 ACRES — Georgetown - Aclon area per acre **\$1,250**
25 ACRES — 750 ft. Hwy. frontage per acre **\$1,000**
LOT — Belfountain area, 150x200 **\$7,900**
LOT — near 401 **\$12,000**
LOT — 317' frontage by 550' Erin Twp. **\$8,500**
LOT — 3 acres — Erin Twp. **\$8,000**
LOT — 8 1/2 acres — escarpment area **\$25,000**
70 ACRES — within city limits of Guelph; per acre **\$2,500**
88 ACRE FARM — near Georgetown; per acre **\$9,500**
100 ACRE farm, good buildings, convenient location **\$73,000**

For complete Real Estate Service, call Canada Trust Company, Realtor, Georgetown 877-9500.
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BRAMPTON — Decorator's Dream — a lovely 3 bedroom side split with a two piece washroom off the master. An optional 4th bedroom or den on the entrance level with another two piece washroom handy. The entire living room, dining area, halls and stairs are covered in a beautiful luxurious broadloom and the specially built-in book shelves with built-in lighting are really a master touch. The kitchen is large and well designed and the built-in stove and oven are a big plus. Nicely located in beautiful Peel Village. This home should really be seen. It's a real buy at **\$34,900**

NEWEST LISTING — Big family size six room solid brick semi bungalow, conveniently situated on an extra deep lot on a quiet crescent close to schools and shopping. For the family on a close budget you can't beat this home for value and livability. If you hurry you can move in before Christmas **\$20,900**

FABULOUS — Nearly new, huge four bedroom brick bungalow with a massive living room, dining room and kitchen. Recreation room started. Two bathrooms, garage, stone front and a beautiful garden. Oak panelled cupboards in kitchen. 6 1/2% first mortgage that carries for \$164 monthly, including taxes. A pleasure to show. Impossible to duplicate today at **\$28,900**

EXTRA LOT — Yes, a lovely 65 x 130 foot extra lot goes with this two storey home that has one bathroom, two kitchens (one modern), four rooms up and three larger ones down. A little imagination, time and effort, you could make this comfortable older home into a dream of a place to live. The extra lot could be resold or an ideal spot to build your new home. Come and explore its potential with us. It's a bargain at **\$21,900**

MOST WOMEN — Have smart husbands, who will immediately recognize the value in this very excellent split level home featuring a 70 foot lot, garage, family room with all weather carpet on first floor, living room, dining room, kitchen on the second level, and three extremely large bedrooms on the upper level plus a picture bathroom with vanity. Carries for \$197 monthly including taxes. Tastefully landscaped. Call us today, we are eager to show it to you **\$28,900**

WOMEN'S RIGHTS — Entitles them to a sparkling three bedroom brick bungalow with dining room, a convenient well planned kitchen to make cooking a pleasure, a full basement for the children to play on those rainy days, a carport with privacy, fence for sunbathing and family cookouts and a good neighbourhood, close to shopping and schools. A wife needs all of these beautiful features so her husband can enjoy the time he spends with his family. Come and see the women's lib home for just **\$27,900**

ALCAN-DESIGN HOMES LIMITED
A SUBSIDIARY OF ALCAN ALUMINUM LIMITED

Two storey — four bedrooms, two bathrooms, carport. Split level — family room, two bathrooms, excellent plan. All homes include: broadloom, dishwasher, frig and stove. TAKE YOUR CHOICE. NOW ONLY — \$26,500. HURRY!!

LIVE COUNTRY STYLE
QUIET, FRIENDLY, OPEN, FREE

CHRISTMAS IN THE COUNTRY
Majestic centre hall two storey home with breezeway and attached two car garage magnificently situated on a twelve acre rustic wooded site. Raised hearth and split a slider fireplace in living room, big formal dining room with bay window, den or fifth bedroom, four piece bathroom with vanity; exquisitely designed kitchen affording a pleasant view of nature's beauty from dinette area, utility and laundry room off. Four huge bedrooms up, the master being 13 1/2 x 18, another four piece bath with vanity plus doors to front and rear balconies. (Duplex potential). Separation into two lots a definite possibility. A grand buy at **\$47,900**
A TRUE COUNTRY ESTATE — Sixty three of the most breathtaking acres you could find anywhere, situated in the famous Terra Cotta area. Through the entry of stone pillars and plank gate you wind your way along the tree lined drive five hundred feet to the secluded site of this splendid contemporary home that's architecturally designed to take full advantage of the magnificent view. The upper 12 acres is flat and many young trees have been planted, the balance of the property is heavily wooded valley and hillside with the Credit river flowing thru. The imagination could run wild with all the recreation possibilities. Hunt deer and rabbits, fish, swim, skate, ski, snowmobile, horseback riding, golf, tennis, you name it, it's all there. Two fireplaces, three car garage, sundeck sunroom, formal dining room, modern kitchen and four bedrooms. It's a rare and exciting property the kind everyone dreams about but only 5% can afford. We would love to show it to you. **\$125,000**
YOU'RE THE WINNER — With this most attractive 6-room brick bungalow, pleasantly situated on a half-acre completely fenced lot about two miles from Aclon. Three bedrooms, broadloom in the bathroom, gleaming parquet flooring throughout, ultra modern kitchen, very tastefully decorated. Extended patio and rock garden. You'll love it, at **\$24,900**
IT'S WINTER AND IT'S GREAT — Especially where this fabulous ranch bungalow is located. Trees all around decked out in their fall colour. What a welcome relief from the crowded city. All brick with stone front, two car garage, three bedrooms, living room, breakfast room; Hollywood kitchen, laundry room and den on first level. Full open basement with extra shower. Exceedingly well insulated — heats for just \$128 yearly. Low interest first mortgage. Do drive out to see it. Priced to sell **\$31,900**
COUNTRY HOMESITES — Neighbouring village, in an area of fine new homes, high and beautiful **\$8,500**
Panoramic view for miles from this gorgeous hillside acre about 3 miles from town. Ideal for split level home with walk-out basement. **\$11,150**
Two and a half of the prettiest acres you could find anywhere, with lane winding through the tall birch and cedars **\$11,900**
Twenty five acres, ten clear and fifteen heavily treed. A marvelous site for a horse lover, or anyone that just plain likes lots of space **\$14,500**
Thirty two acres in the famous Terra Cotta area — vicinity of a development **\$22,500**
Ten acres, partly wooded, stream; a dream spot for your new home **\$10,900**

VALLEYVIEW AREA — Extremely attractive six room ranch bungalow handsomely situated on a 97' x 204' lot that fronts on two streets and overlooks Cedarvale Park. Two fireplaces, two bathrooms, garage and two oversized lots. Big formal dining room and living room, broadloom and fireplace. Three large bedrooms. Redecorate to your choice. Full price **\$49,500**

IT'S A SURE BET
That you will think that this is one of the finest six room brick bungalows on the street. You'll like the generous size recreation room, combination living room and dining room plus the spotless condition of the entire home. Move right in. It's a honey of a buy at **\$22,500**

YOU SCORE BIG
With this family sized two storey brick home. Plenty of room for the kids and lots left over for mom and dad. Three bathrooms, one ensuite and shower enclosure in the main, plus washroom on first floor level. Four bedrooms, formal dining room and garage. Very desirable Court location — excellent financing. Make this home a must see on your list **\$30,700**

SUDDENLY
It's winter, the snow hangs heavy on the trees, a fire burns in the fireplace, a large family room, living room and dining room to entertain, a helpful kitchen to ease mother's chores, and two cosy bedrooms is what you and your family will enjoy. Plus plus you get a second 3 bedroom home to rent to help with the payments. It's a grand opportunity to live in the Park district and build an estate at the same time for just **\$32,500**

'TIS TRUE — Beyond the shadow of a doubt, this lovely three bedroom brick bungalow is exceptional value in the perfect location for your family. Antique gold carpet in the living room, dining room and halls. Patio and carport. Steps to shopping and schools. 8 1/2% first mortgage for easy carrying — only \$182 monthly including taxes. It's truly a delightful home. You must see it **\$27,800**

FREEDOM
From cramped quarters and busy streets. See this large exquisitely designed split level home with foyer entrance, and family room rustically finished with authentic barn siding. Four unusually spacious bedrooms, picture bathroom with 10 foot vanity, formal dining room and separate dinette area in the super modern kitchen, 9 1/2% mortgage carries for \$238 monthly including taxes. Priced to sell **\$29,600**

BEAUTY AND LUXURY
A gorgeous four bedroom split level home with family room tastefully finished with baseboard siding, avocado oak grain paneling and all weather carpeting on the floors. It's a landscaper's delight, plus paved drive and garage. Your family would feel the warmth of this truly comfortable home that's ideally located in a lovely area in town. It can be yours for only **\$31,500**

STOP HUNTING
We have just listed one of the smartest six room brick bungalows in the park area. Professionally finished recreation room, new broadloom in living room and dining room, extensively landscaped garden with stone patio. An extremely fine home at **\$33,900**

PRESTIGE TOWN LOT
Maple Avenue — high and overlooking one of the most magnificently landscaped properties in town. We'd love to help you pick your dream home to build on it. Give us a call **\$12,500**

**PRICES SLASHED
EVERYTHING MUST GO
Up to \$2,400 Reduction**

Steeles Avenue, near 401, a fine location in a growing area (100 x 183.) **\$13,500**
Nineteen acres, partly bush with trout stream flowing thru, good clearing at front for home **\$16,900**

Business and Investment Properties

APARTMENT SITE — concrete block garage, two truck bays, two car bays, office and parts room. Lot 98x150, designated for hi-rise on new official plan **\$35,000**
SMALL MANUFACTURING PLANT — Ideal for the enterprising person to start a business of his own. 4,600 sq. ft. including office, washrooms, wiring and heating. Call us today for further details **\$38,000**

FOR PEOPLE WHO ARE GOING PLACES — This super modern 6plex apartment building with extra large suites will give you a net return of \$4,400 a year. It's a real hedge against inflation — it will add to your present income save on income tax appreciate in value build an estate for you and your family Always 100% occupied.
DON'T CALL ... unless you want to get ahead.

SERVICE STATION — Going Business — growth unlimited, large corner lot 121' x 200' in a high traffic area, over 3,000 sq. ft. modern solid masonry building, part of which is leased to others. Oil and gas contract with one of top three. An exceptional opportunity to get into business for yourself. One third cash, vendor will hold a mortgage for balance. Full price **\$89,000**

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MLS
122 Guelph Street Georgetown

AND ALL THROUGH THE HOUSE — The things you always wanted in this 3 bedroom aluminum siding with stone trim bungalow, situated on a large 66x220 scenic lot on a quiet dead end street. Many extras, including paved drive, hot water heating, water softener, low taxes, and all within walking distance of shopping centre. You can wrap it all up for Christmas for \$21,000 with real good 8 1/2% mortgage.

YOU CAN'T AFFORD TO MISS — this lovely rug brick rancher with attached double garage on over 1/2 acre of land on a paved highway north of Georgetown. This owner built home has a gorgeous fieldstone fireplace in the beautifully paneled living room (natural birch), separate dining area with sliding glass doors to patio. Full high, dry basement and 3 lovely bedrooms. The price is right at **\$29,900**

CUSTOM-BUILT COUNTRY HOME — Tri-level Tudor style home on beautifully treed lot with circular drive, 3 miles from Georgetown. This 7-roomed home has a family room with sliding doors to patio and a heatolator-type fireplace, step-down kitchen, bathroom, and formal dining room on first floor. The large second floor living room has a beamed cathedral ceiling and features another lovely fireplace. Three large bedrooms and master bathroom with double sink vanity on the third level complete the picture, 1600 sq. ft. living area and attached double garage with breezeway. There are many extras included, such as broadloom and drapes throughout, attractive light fixtures, swimming pool with accessories, and many others. Owner transferring. By appointment only **\$52,500**

CALIFORNIA CHALET — Custom built 1700 square feet. Luxurious entertaining size living room with exposed beams, open hearth fireplace, sliding doors to 28 foot sun deck. Formal dining room, ultra modern kitchen with dinette. Cherry bedrooms, coloured bathroom. Second floor gallery overlooking living area. Partially completed family room with fireplace, sliding doors, attached garage. Very private and secluded. Located on 1 1/4 acres beautifully wooded lot. Ten minutes to town **\$41,500**

HOME WITH CHARACTER — This two storey comfortable older home has been completely renovated inside and out. You have nothing to spend, just move right in. New main-tenance free aluminum siding with aluminum storms and screens on all windows and sparkling carriage lights at the doorway. Inside there is a myriad of modern ideas in the seven lovely large rooms, 4 down and 3 up. Close to everything. Good 7 1/2% mortgage **\$31,250**

BUSINESS OPPORTUNITIES — For the family who want to be on their own. Set up the business of your choice in this two storey building situated on the main street of a thriving village on a main highway. There are eight large rooms for living quarters with all conveniences plus a store suitable for general store, gift shop, or antiques, etc. Priced at **\$22,500** with terms

ACREAGES AND FARMS
COMMERCIAL — Vacant C-2 land, serviced, 300' frontage just off No. 7 Hwy., heavily travelled, excellent location for triple A rated business. May be purchased in lots
BEAUTIFUL WOODED LOT 125' x 200' in exclusive area **\$11,000**
6 DESIRABLE ACRES—6 miles from town, paved road, 429 feet frontage x 635'; excellent building site **\$16,900**
2 BUILDING LOTS — 125 x 250 — side by side on paved road. Each **\$8,000**

IN ERIN — 2 residential Lots — 75x200. — Price \$4,900 each with easy terms.
COUNTRY LOT — Off Hwy. 24; 100 x 220 **\$6,500** \$1,500 down.

NORVAL AREA — One prestige lot, 425 x 235 overlooking valley on good country road. Easy terms **\$9,500**

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