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**WOODLAND BEAUTY**  
Just a minute out of town, a most charming bungalow in a beautiful setting, gardens and greenhouse. 3 bedrooms master with cathedral ceiling and ensuite bath. Sunken 20' living room with brick wall fireplace, and lovely dining room. Family room & kitchen combination with fireplace and sliding doors. Outstanding rec room with rosewood and brick walls, wet bar. Separate games room for the kids. Excellent heating and air conditioning. 4 pc. bath plus 2-2 pc. one with a sauna. Double garage with winding paved drive. Owner transferred, asking \$129,000.

**25 ACRES COUNTRY HOME**  
One of a kind beautiful wavy cedar siding bungalow with walkout basement, about 10 acres workable land, balance in mixed bush with meandering drive. Excellent pond site. 3 bedrooms, large open kitchen and dining room with corner windows and wainscoting. Large living room with brick fireplace and unique plank walls. Priced at \$294,900 for quick sale.

**LOTS FOR SALE**  
\$21,900 - 57'x140' Village Lot, Town services.  
\$27,900 - 147'x132' Village Lot, old barn, river view.  
\$29,000 - 200'x150' Edge of Town, paved road, trees.  
\$32,000 - 1 acre Village lot, large garage on property.

**HILLSBURGH**  
\$67,900 - Well designed, easy to maintain brick bungalow on a quiet street. Country subdivision allows spacious lot 75'x125'. Inviting foyer, charming living dining room, bright sunny kitchen, 3 bedrooms. Full basement offer a great challenge with corner roughed in fireplace. Treat yourself to country living. OWNER WILL CONSIDER TRADE IN GEORGETOWN.

**25 ACRES RETREAT**  
West of Erin, country property with about 8 acres maple bush, rolling land with cedar and springs at front of property. Asking \$45,900.

**100 ACRES**  
Just outside of Hillsburgh all workable, excellent potato soils, large bank barn. House has been damaged by fire. Asking \$99,000.

**Canada Trust**  
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**Realtor**

**BUILDING LOT**  
In town, potential apartment site - zoned commercial, walking distance of 1/2 block to downtown.

**14 ACRES - HOUSE - BARN**  
Situated in Terra Cotta area, beautiful white brick home with glossed in patio, 3 baths, family room, formal foyer, separate dining room. Swimming pool and double car garage. Asking \$119,500. Try an offer.

**TRY \$5,000. DOWN**  
Your family will enjoy living in this sparkling 2 year old, 3 bedroom brick bungalow. There's pastel broadloom in living and dining "L". Eat in kitchen has plenty of cupboard space. Attached garage and well landscaped lot.

**"30 ACRES CALEDON"**  
5 year bungalow, "six" bedrooms, rec. room, walkout and fireplace, large living room and dining room with fireplace and walkout, beautiful family size kitchen, 2 games rooms, 3 bathrooms, walk in sauna, 3 acres bush stream, plus an excellent steel barn. "Set up" for pigs, stock also available. 2 car garage. School bus at door. Just reduced to \$130,000. Try your offer. File No. 2811.

**CENTURY HOME ON 4 ACRES**  
Between Georgetown and Brampton in a tree setting this Georgian two storey home offers gracious family living and entertaining with its formal dining room, bookcase lined library with fireplace and many more features that make this truly an extraordinary house, captivated with all the elegance and charm of its Era. Asking \$169,500.00.

**WHY PAY RENT?**  
We have 2 income properties to help you build up equity in a place of your own. Live in 1 apartment and let the rental income from the rest assist you in paying off the mortgage. Call us for details.

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**PARADE OF HOMES**

By MACK PARLIAMENT  
Director of Publications  
Canadian Real Estate Association

The group comprising the so-called post-war baby boom in Canada has probably received more attention from demographers than almost any other group in the country's history.

They were watched statistically as they started school; when day care centres were set up for them as more and more home-makers became working wives; as they proceeded through the secondary school stream and finally into university and then into the labor force.

No single group of equal size has been so well educated in Canadian history, nor so well paid on graduation. Marketing experts have monitored their progress from the time they donned diapers until the present as their wants changed from cereals with special prizes to noola, hoops, kites, cars, engagement rings and homes.

However, those in the wind-up phase of the baby boom have not been so fortunate as their older brothers or sisters. Despite their superior education balanced against the rest of the population, many have ended up as taxi drivers, restaurant employees, factory workers, or with no jobs at all - disappointed, disillusioned and dispirited.

A shrinking labor market and a growing labor force combined to thwart these highly qualified individuals - at least for the time being. This has meant the millions upon millions of dollars spent on their education in plant, salaries and tuition fees has paid back no dividends to the individual or to the economy.

Depending on how temporary or extended their forced idleness may be, the shattered dreams of many of the baby boom group have yet to be fulfilled.

Although it is taking them longer to get their foot on the first rung of the ladder in the long climb toward success, once the foot is on that elusive rung, the majority have the educational background to steam ahead. They will have an effect on the economy in many ways as their pent up demand hits the marketplace and the economy should be the better for it.

Among the unfulfilled dreams is the expectation of home ownership for which, according to Central Mortgage and Housing Corporation (CMHC), demand is expected to peak in the early 1990s.

This, the Crown agency says in a recently released report, will be followed by a declining phase, which will last until the middle of the 1990s, due to a corresponding declining fertility rate in the 40s and part of the 70s.

The baby boom group, who created an unusual bulge in the population stream for at least 15 years as they worked their way up from infancy to adulthood, will also be responsible for a "mini baby boom". It is already in progress and is expected to peak around 1998.

With the elevation in the age brackets of the original baby boom group the proportion of the population under 35 will decrease to 48 per cent of the population by the year 2001 from the present level of more than 60 per cent. All of these changes will have a decided effect on the nation's housing as Canada's population climbs from its present 23 million to between 28.5 million and 30.7 million, depending on the projection used, by 2001.

**INFLATION OUTLOOK BLEAK**  
The \$100,000 house is not an uncommon thing anymore. That point was reached less than a decade after the 10 per cent barrier for mortgage interest rates was breached. No one knows when the \$200,000 house will become commonplace. If, however, inflation was to continue at 10 per cent per year, that point could be reached in seven short years. It has not been far off that mark this year at 9.5 per cent.

A survey taken in the United States indicates that most people do not believe inflation will disappear in their lifetime. The same conclusion could conceivably be reached in Canada where there has been less success in keeping inflation under control than in the U.S.

While the demand for new houses declines in the 1980s, the existing, like their occupants, will be getting older. This will eventually result in more homes being demolished to make way for new ones in the absence of major rehabilitation programs. Demolitions are expected to rise from an annual rate of about 25,000 annually in 1977 to about 45,000 by the year 2000, according to the CMHC study.

So, except for heritage properties and other worth saving for various reasons, Canada's housing stock will gradually be renewing itself over time.

Many of the post-war baby boomers will become pensioners not too long after the year 2000 and the mini baby boomers will be absorbed into the population stream where they may cause some ripples but not the splash their parents did.

**EXCITING TIMES**  
Meanwhile, new and exciting housing forms should appear. There will be more solar homes, more energy conservation homes and more homes innovative in ways not now generally thought of as Canada and the rest of the world move more deeply into the era of the conservator society.

The baby boomers can look back on their lives from the lofty perch of middle age and may conclude they have had the opportunity of living in one of the most exciting times in history.

Many of them came on the scene when television was about to make its debut in Canada; they witnessed the first assassination of a U.S. president on TV; they had a front row seat at the landing of the first man on the moon; they saw the rise and fall of the big car; the virtual end of the big city exodus; experienced double digit inflation; became the best educated crew in history; witnessed and participated in a sexual revolution; saw drugs become a menace to society; lived through a welfare system that not only provided the necessities of life but much more and thought all lived better than most of the rich of yesterday.

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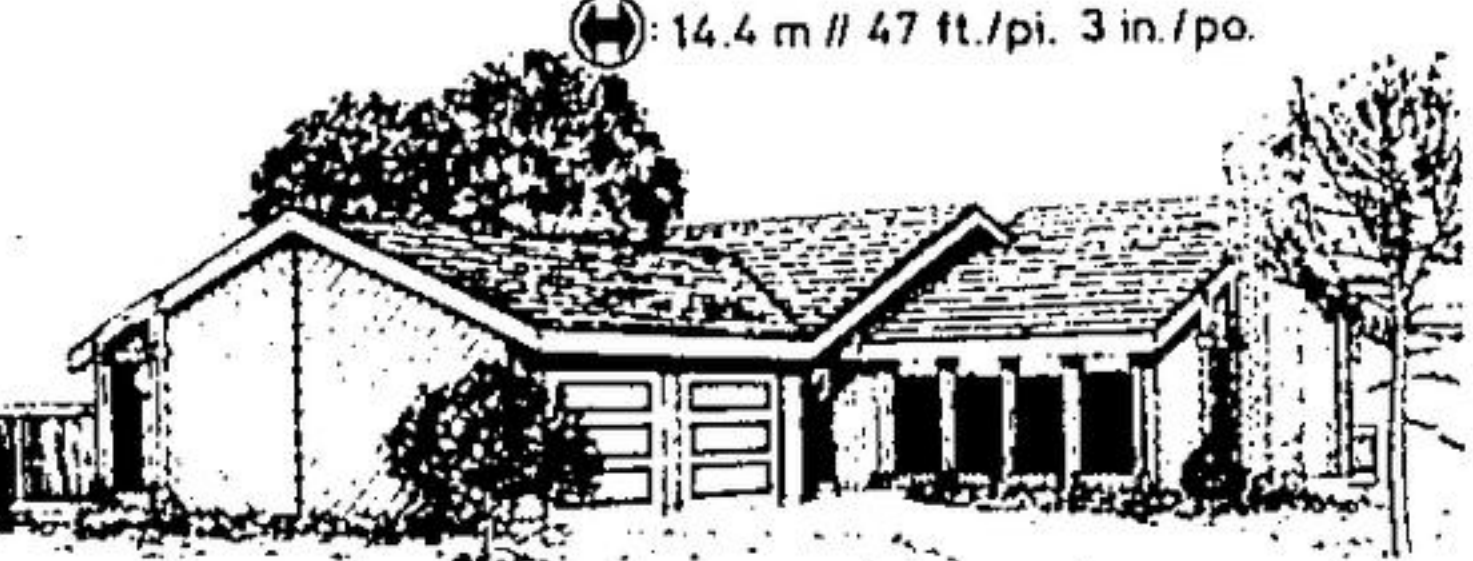
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**PLAN NO 78-1513**

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14.4 m // 47 ft. / pi. 3 in. / po.



**FULL BASEMENT BUNGALOW WITH SUNKEN LIVING ROOM**

Plan Number: 78-1513

Here's a practical and eye-appealing three-bedroom design which provides a range of convenience features guaranteed to please the discriminating homeowner. Both size and layout make this the ideal home for both the family with young children and the older family whose children are "out on their own".

The exterior, finished in mixed vertical and horizontal channel siding, with brick chimney and heavy shake roof, presents a low-profile facade yet possesses great interest and eye-appeal.

The weather-protected entrance leads into a reception foyer possessing a generous closet storage area and two-piece vanity bath. From the foyer down two risers to the convivial living room, which features a wall of full-length windows for natural lighting and a corner fireplace configuration.

The formal dining room is elevated two risers from the living room and separates from the kitchen via convenient pocket door. Sliding glass doors provide ready access to the full-width rear deck, encouraging outdoor dining in fine weather.

A well-planned kitchen-breakfast nook combination leads onto the front deck via sliding glass doors for convenient barbecues.

All three bedrooms are positioned well away from the main entertaining area for freedom from disturbance. Each has ample closet storage and good natural lighting. The rear bedroom leads onto the deck via sliding glass doors - ideal for the early riser who doesn't wish to disturb others. The delightful master bedroom has a full walk-in closet and a three-piece ensuite with tub. Sliding glass doors afford easy access to a charmingly private garden and patio which, when fenced off from the rest of the world, provides a wonderfully secluded and restful retreat from worldly concerns.

A full basement with space for future development of additional bedrooms and recreation facilities, and a double enclosed garage complete the convenience features of this pleasing and functional design.

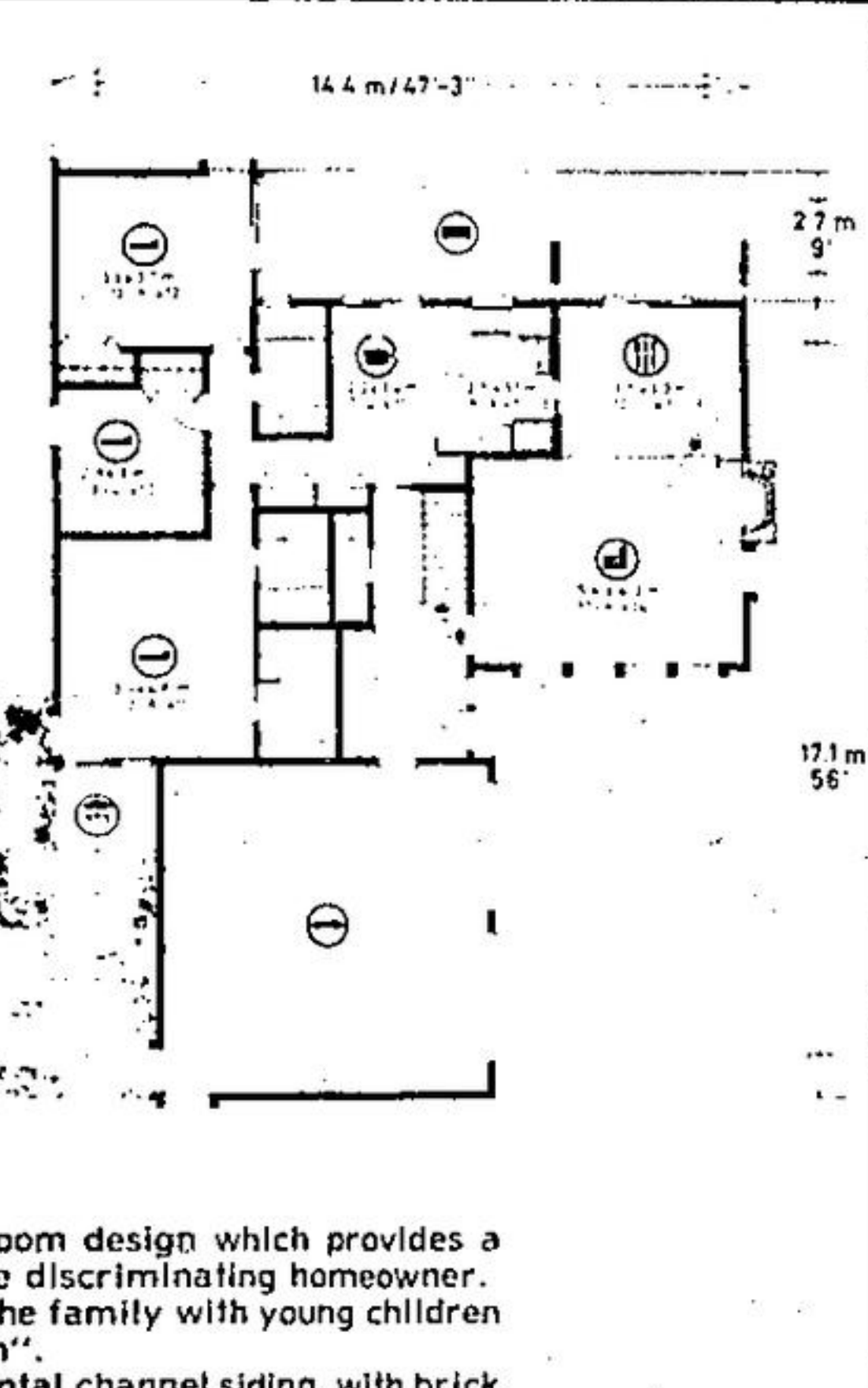
Plans for design No. 78-1513 may be purchased either by the single set, at a cost of \$70. for the first set and \$10. for each additional set, or by the package. A five set plan package, including the first set, is economically priced at \$100. and an eight-set package, also including the first set, is only \$125.

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