

POLZLER REAL ESTATE LTD.

453-8454



NEED A BIG REC ROOM WITH A FIREPLACE AND A BAR
You're in luck. This 3 bedroom bungalow with attached garage has it all, and it's been professionally done. Why not inspect it this minute!

FABULOUS VIEW
From the windows of this bright spacious quality home with impressive entrance, 3 bedrooms, library, stone fireplace in family room, finished basement, inground pool on an acre minutes to town. Nicely landscaped. Call Freddie.

TIME TO START LOOKING
For out of town properties. Excellent selection from 1/2 acre to 50 acres, from \$50,000 to \$200,000, from raw land to 4000 sq. ft. luxury custom built home. Inquire now.

VENDOR HAS BOUGHT
LOOKING FOR A FIRM BUYER WITH A QUICK POSSESSION
3 bedroom bungalow, garage, finished basement. Situated on a lovely landscaped lot. Priced in the mid 60's. Guaranteed trade in. Can be negotiated! Why not investigate?
Call Freddie Burton 877-2451 or Nick Ferraro 453-8454

Canada Trust

Realtor 877-9500



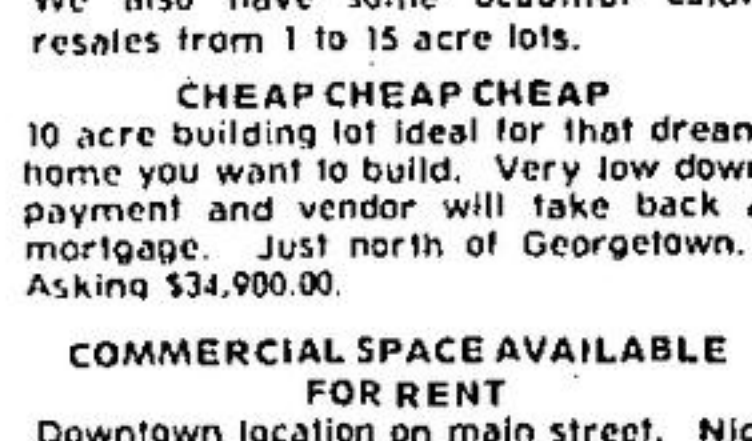
CALEDON MOUNTAIN ESTATES
Just south of Belfountain on 3 acres this beautiful two storey estate home offers a large family room with fireplace, living room, very large eat in kitchen and all kinds of cupboard space. Main floor laundry room also a den or second family room. The price is right at \$119,900.00.



YOU WANT MORE YARD?
Plenty of shade trees and shrubs on a double size lot. Large bungalow with a beautiful main floor family room, ideal for a retirement home or an excellent starter. Walking distance to Go station, downtown, or Georgetown Plaza. Asking \$62,900.00.



HOMEY AND PEACEFUL
Excellent 10 1/2 percent large mortgage. 1 1/2 storey 4 bedroom home nestled on a beautiful lot, mature trees and flower garden. Large farm style kitchen, formal dining room. Oh, yes, and those lovely summer evenings you have an open verandah to enjoy. Want to have a look? Asking \$58,200.00.



COUNTRY PROPERTY
Are you looking for country property. Why not buy a brand new one. Workmanship guaranteed for 5 years. Location excellent. Beautiful lots, 3 different styles. Priced from \$107,900 to \$123,000. We also have some beautiful estate residences from 1 to 15 acre lots.

CHEAP CHEAP CHEAP
10 acre building lot ideal for that dream home you want to build. Very low down payment and vendor will take back a mortgage. Just north of Georgetown. Asking \$34,900.00.

McENERY AGENCIES LIMITED

35 MAIN ST. ERIN 519-833-9393
BRAMPTON 453-3811



\$29,900 - 4 bedroom split level featuring large family room with stone fireplace and patio doors, master bedroom walkout 19 balcony, living room 21x16. Large rec room. Over 2000 sq. ft. living space. 2 car garage. Large lot.



\$87,900 - Spacious 2 storey 4 bedrooms solid double red brick turn of the century home. Completely renovated. 1 1/2 baths, 2 sunporches, treed lot PLUS 2 storey carriage house. Many extras.

ERIN TOWNSHIP
100 acres of very fertile sandy loam about 5 acres hardwood bush. 20 year old barn like new, 3 bedroom bungalow with fireplace. Asking \$132,000. with \$25,000 down, vendor take back balance.

LOTS

- \$25,000 - One third acre with 100 foot frontage backing onto bush. Village services in.
- \$25,500 - 200 by 150' lot just south of Village. Treed frontage.
- \$29,900 - 161' frontage. Services in. Backing onto bush. Nice area.
- \$30,000 - 1 acre Village lot with large garage.
- \$39,900 - 3 acres Industrial and Commercial. Main intersection.
- \$39,900 - 25 acres, retreat with maple bush. Rolling land.

Century 21

Jon Zorge Real Estate Inc.

MEMBER BROKER

MATT TODD 877-4590 AL CURRIE 877-4133
JON ZORGE 877-5245 CLAUDETTE LAGRANDEUR 877-7427

877-0155

YOU SEE OUR SIGNS ALL OVER

SOLID BRICK
bungalow, extra bedroom, kitchen and bath facilities downstairs. \$56,900.00 858

JUST REDUCED
Popular country squire model. Ravine lot, four bedrooms, family room, fireplace. Now reduced to \$72,900.00 859

LOW COST
low maintenance townhouse. Very attractive interior. It stands out from the rest. \$38,500.00 860

SEMI'S ARE CHEAPER
Delightful living on quiet cul de sac, backed by conservation area. This beauty in Heart Lake Village combines pleasant country surroundings with modern conveniences and is only one year old. \$57,900.00 861

BIG 4 BEDROOM SEMI
Convertible den, full basement with finished gamesroom. Outstanding value. \$57,700.00 862

VERY SPACIOUS
4 bedroom home on quiet crescent, 2 extra 2 pc. baths, large lot with vegetable garden. See the colour pictures in our foyer. They will remind you of summer BBQ's on your own brick patio. \$74,900.00 863

TREED AND FENCED
A lovely lot with spacious bungalow. Many built in extra's for convenient living. Detached garage or workshop. \$65,900.00 864

FOR RENT
Storespace, excellent exposure \$7.00 per foot. Ask for Jon. 10 ACRE country property, 10 minutes from town. Approved for all permits. Only \$41,900.00. 865 866



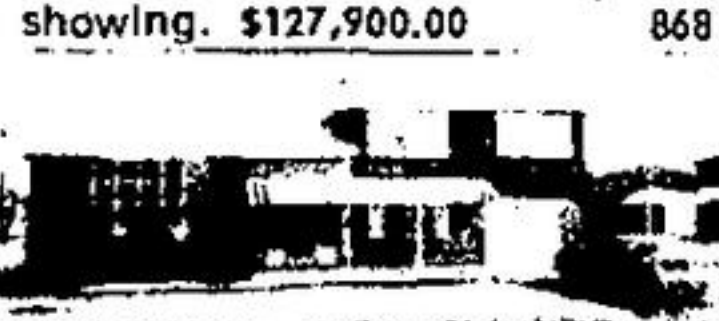
LOVELY MODERN DESIGN
Large 3 bedroom home. Family room, kitchen, large dining and living room with fireplace, all on one floor. Call today and we'll show right away. \$106,850.00 867



UNIQUE HILLSIDE PLAN
Architecturally designed for contemporary living conditions. Super kitchen, 3 fireplaces, 3 bathrooms, beautifully large treed lot. Please ask for special showing. \$127,900.00 868



DOWN BY THE RIVERSIDE
A home made for gracious living. Fantastic family room with fireplace, 4 bedrooms, deck patio, large treed lot, dream kitchen, it's all there. A pleasure to show. \$96,500.00 869



SPOTLESS
is the word that describes this 3 bedroom sidesplit. Completely finished from top to bottom including a lovely paneled family room and decorated with care and good taste. Newly listed at \$69,500.00 870

THIS WEEKS FEATURE HOME
A PERFECT SIDESPLIT Located in Milton, only minutes from 401 for easy commuting. See this well kept home with double garage, roomy kitchen, dishwasher, broodroom throughout and real fireplace in lovely rec. room. Only \$73,900.00 871

CENTURY 21 JON ZORGE REAL ESTATE INC.
10 MOUNTAINVIEW RD. S. GEORGETOWN 457-2624 - 877-0155.

PARADE OF HOMES

By MACK PARLIAMENT
Director of Publications
Canadian Real Estate Association

The housing of the future is already here! Or at least most of it is. Anyone expecting that Canadians generally will be living in futuristic housing with an exterior appearance of a space age capsule or something equally as unique is doomed to disappointment.

There are several reasons for this and they are mainly economic. Houses have a life expectancy of anywhere from 50 to 100 years or more and livable accommodation is not going to be demolished to make way for something more modern just for modernity's sake. Although this would give employment a tremendous boost the cost would be astronomical and doesn't begin to make economic sense.

New housing adds only about 3 per cent per year to the existing stock of 7,500,000 dwelling units. Considering the present life expectancy of existing houses and the rate new houses come on stream it will be many decades before the country's housing generally can lay claims to the label "futuristic". That is why it can be said the housing of the future is already here.

If present trends continue the slow interchange between old and new will take on an even more snail-like quality. Housing starts in February, for instance, declined for the fourth consecutive month to their lowest level since March 1975. This was a 43 per cent drop compared with February 1978.

Analysts are predicting housing starts this year will total approximately 215,000. This is partly due to an oversupply of new housing already on the market. Some experts claim demand will continue to drop off as the children of the post-war baby boom - now parents themselves - satisfy their housing needs and population stabilizes.

Nor is new housing going to blaze extra terrestrial trails to futuristic forms in any numbers in the foreseeable future. Inside appliances, however, will reflect technological changes and electronics will play a large role in the lifestyle of occupants.

SHIFTING SILHOUETTE

So far Canadians have resisted radical design changes in homes they purchase although changes have been gradual and constant to the point where today's structures in silhouette, particularly townhouses and semi-detached ones, are a far cry from those of a generation ago.

But builders are cautious not to go too far too fast. Although many Canadians would staunchly deny it, we are in truth a conservative lot, and this spills over into our choice of housing.

While secretly admiring a house of radical design, buying it, living in it and being set apart from his neighbors is quite another thing to the average Canadian. He also has his eye on the future and asks himself: "If I decide to sell this house with its unique design am I restricting the number of potential buyers because of the radical design? Deep down they are just as conservative as I am."

However, this does not mean there will not be further changes in housing design both inside and out, but as in former years the change will be gradual.

Among the design changes already in progress is one aimed at greater energy efficiency. The changes include making the best use of the heat of the sun filtering into rooms and heavier insulation to minimize loss of heat generated by evermore expensive fuel.

GORDON B. DAWE REAL ESTATE BROKER

25 MILL STREET EAST ACTON, ONTARIO L7J 1H1 (519) 853-3790



4 BEDROOMS
2 storey brick home, 2 washrooms, private rear yard, attached garage. 4 years old, \$58,900.00.



\$54,000.00
Modern semi with attached garage. This home offers space living with 3 bedrooms, large living room, full basement and 2 washrooms.



BUNGALOW
3 bedroom bungalow with ground floor laundryroom, extra large lot. Finished recreation room with wet bar and fireplace, broodroom and newly decorated. \$59,900.00



\$38,900.00
3 bedroom condominium town house with 4 appliances and recently decorated.

\$41,500.00
Brick town house with professionally finished recreation room, 3 bedrooms and is an end unit.

COMMERCIAL
New building 700-1700 sq. ft. Main Street location.
12 ACRES \$39,900.00
Over 700 feet of road frontage with 3 pond sites and covered with trees. 1 1/2 miles from Acton.
ROCKWOOD BUNGALOW
4 bedroom bungalow on private lot, ensuite off master bedroom, hardwood floors, walkout to deck and very large kitchen. Attached garage. \$66,000.00
BLDG. LOT IN ACTON
Lot levys paid, close to schools. for more info call 853-3790.



Hillsburgh Village Single Homes

from \$55,900. and \$4,100. per home down from

OPEN HOUSE SATURDAY & SUNDAY 12 - 6 P.M.



Looking for a home in the heart of the country? The search ends at Hillsburgh Village Estates. These lovely single homes offer extra large lots and each home has a fireplace in the living room to enhance the quiet country setting. Shopping, schools, arena and churches are within walking distance and the Credit Valley Conservation areas such as Belfountain, Limehouse and the Forks of the Credit have recreational facilities available for both summer and winter enjoyment. And all around is some of the most beautiful country in Southern Ontario.

Hillsburgh Village Estates
Phone collect (416) 661-8020
Between 9-5 p.m.