

Home Improvements

# Something special at Oct. 15 - 18 show

Don Mills, Ontario, September 24, 1987 — There will be something for everyone at the all new Toronto Home Improvement Show, at the Automotive Building, Exhibition Place, October 15th to 18th. Visitors will have the opportunity to see the latest in home renovation ideas and services — many designed to inspire the do-it-yourselfer during the long winter months and other intended to satisfy those who just want to while away their time until Spring.

The do-it-yourselfer around the house will enjoy a demonstration of The Jaws Ladder, voted Best New Canadian Product of 1987 by the Canadian Hardware and Housewares Manufacturers Association. The Jaws Ladder is five stepladders rolled into one and literally fits into the trunk of a car.

At the end of a winter day, people love to relax in a sauna — now Health Mate has a sauna that assembles in minutes, runs on 110 volts, heats up in 15 minutes and has a revolutionary infrared ray heating system.

Thorsystem Products will demonstrate its new line of "U Do It" products. The do-it-yourselfer has long been waiting for this product line to arrive. U-Plug, for example, is a fast setting hydraulic cement for stopping active water leaks and can be used above or below grade, indoors or out. U-Plug dries in three to five minutes, expands as it hardens and locks into the wall to seal out water. This product can be used to stop water leaks in concrete and masonry walls, basements and swimming pools and to seal cracks in concrete and masonry.

In response to controversy about clean drinking water, Nibus Systems will display their Reverse Osmosis Travel Companion, for visitors who want clean, fresh water away from home.

The Do-It-Yourself Centre will be one of the Show's star attractions. No large intimidating crowds here; visitors can receive advice from experts in an intimate, friendly at-

mosphere, where one-on-one communication is encouraged. Armed with only pen and paper, both the beginner and the expert can acquire knowledge that will carry them successfully through those winter projects. This feature is sponsored by Lumberking and demonstrations are carried out by representatives from ten major companies. Among others, visitors can learn how to install ceiling tiles and roof shingles from Building Products of Canada; the proper use of hand tools by Sandvik; techniques of refinishing wood furniture by Tremco; and Premdor will explain the intricacies of door installations.

The Toronto Home Improvement Show hours of operation are: Thursday, October 15 - 1 p.m. - 10 p.m.; Friday, October 16 - 1 p.m. - 10 p.m.; Saturday, October 17 - 10 a.m. - 10 p.m.; Sunday, October 18 - 10 a.m. - 6 p.m.

Admission to the show is \$5 for adults, \$3 for seniors and \$3 for children eight to fourteen years of age. Children under eight are admitted free, when accompanied by an adult.

Attention: Home editors, Lifestyle Editors, Assignment Editors and On Air Personalities:

Prior to the public opening of the Toronto Home Improvement Show on Thursday, October 15th, there will be an opportunity for the media to visit the show and meet with exhibitors. Special opening ceremonies will commence at 9:30 a.m., and further details will be available in the near future.

For further information, please contact:

Scott Silcox  
Show Manager  
Southex Exhibitions  
(416) 445-6641

Karl Eichner  
Public Relations Director  
Grant and DeNike Inc.  
(416) 422-1414



**SIMPLIFIED** lighting control provides convenience and safety. Your lights can turn on and off automatically exactly when you want — or need — with First Alert's Self-Programming Lamp Timer. It actually "watches" how you use your lamp in a 24-hour period, then memorizes the pattern without you having to fumble with awkward pegs or buttons. Available at hardware stores and home centers.

## Demand for country lots

Strong demand for country building lots and small acreage within commuting distance of Toronto has placed upward pressure on selling prices, according to the latest Town and Country Properties survey from Royal LePage Real Estate Services Ltd.

"Because the supply of smaller parcels available for sale does not meet the demand, we have seen an increase in prices, especially in areas of established luxury estates where a small country lot can command a price tag in excess of \$100,000," says Sue Cumberland, Manager of Royal LePage's Town and Country Properties Department.

"Similar patterns are now emerging in the fringe areas of many of Ontario's larger urban centres such as Ottawa, London, and Windsor, where growth and development are significant," states Cumberland. "Prime building lots in the country can easily start in the \$30,000 range or higher in these areas."

The increase in value can be attributed to two major factors, says Cumberland.

"First of all, a policy adopted by some Ontario municipalities to protect agricultural land, allowing only three severances on township lots (usually 100 acre parcels), has made it difficult to split large parcels of land into smaller lots," she says. "In addition, most people are unwilling to go through the costly and time consuming application process required by most municipalities for plan of sub-division on these larger acreages."

"Another factor is that a great deal of land has been banked over the years by builders and held for the purpose of future development," comments Cumberland.

"Keep in mind that the most important factors determining the value of country building lots and small acreages will be the amenities such as streams, ponds, and quality of the access roads, rather than the number of acres," she says. "In some cases, a two acre parcel may

demand the same price as a 10 or even 25 acre property, depending on the amenities and location."

"Conversely, around communities still having vast country areas to draw from, including cottage country where the majority of the purchasers want waterfrontage, the value of country lots and acreages have remained steady in recent years," says Cumberland. "For example, good country lots near Parry Sound or Smith Falls will start at \$5,000, while in Sarnia, Trenton, and Cornwall, they can be obtained for between \$10,000 to \$15,000."

"We believe this is also a factor prompting an increasing number of people to consider the idea of country retreats as opposed to cottages, and the growth of the retirement community concept in rural areas," she concludes.

Royal LePage is Canada's leading realtor, with currently close to 10,000 employees in over 350 residential and commercial offices in Canada and the United States, and affiliates overseas.



**328 Guelph St., Georgetown**  
Bus. 877-5296 Res. 519-853-0136  
Tor. Line 846-0800

Do you know the **PRESENT** value of your home?  
For a free evaluation give me a call.  
NOT INTENDED TO SOLICIT HOMES ALREADY LISTED



**TOTAL SECLUSION - \$229,000**  
On 59 acres only 4 miles north of 401. All hardwood forest, very secluded home with fireplace. Call Damian Nikic now. 7224



**NEW HOMES FROM \$279,900**  
2600 sq. ft. superior quality, 4 bedrooms, 3 bathrooms, main floor family room, laundry room. Damian Nikic. 7128



**JUST LISTED \$167,500**  
It is a dream home, 4 bedrooms, main fl. family room, 2 fireplaces, 1 bed in-law suite, heat pump, superbly finished throughout. Call Damian Nikic. 7274

### NEW LISTING

**3.7 Acre Lot, south of Georgetown. Only minutes from Steeles. All hardwood. Large frontage.**

Call Damian Nikic, Royal City Realty (Halton) Ltd.  
**877-5296 or Res. 853-0136**

THE SIGN OF A WINNER.



### Buying or Selling?

Let's Discuss Your Real Estate Need  
**No Cost, No Obligation  
No Pressure**  
(Not intended to solicit properties already for sale)



**DAVE BRAIDA**  
Bus.: 873-1881  
Res.: 877-6262

## COME IN FOR A CLOSER LOOK



**NEW LISTING**  
Detached 3 bedroom home in new area of town. \$144,900. Ask for me for all the details. C21-87-69



**ALMOST NEW**  
Six months new semi in desirable area of town. 3 bedrooms and large kitchen and living areas. Walk to shop and to lake. Call Dave Braida to view. Listed at \$126,900. C21-87-65



**NEW LISTING**  
**½ ACRE - \$129,900**  
Don't miss out on this neat and tidy 3 bedroom, 2 car garage, home. Located between Georgetown and Acton. Great value! Be the first to see and buy! C21-87-72

### HOT OFF THE PRESS

**3 bedroom country brick bungalow on 1.6 acres. Possible severance. Located between Milton and Acton. Great for commuters. Be the first to get all the details. Call Dave Braida.**

### ADDITIONAL PROPERTIES AVAILABLE

Bungalows 2 Stories Building Lots Acreage Farms New Homes Under Construction Industrial Commercial Investment Properties