



# BRINGING FAMILIES TO ERIN



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## A PARTNERSHIP THAT WORKS FOR YOU!

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**OPEN HOUSE SUN. MAY 16, 2-4 PM**  
**5770 TRAFALGAR RD., ERIN**



**FOR FIRST TIME BUYERS OR DOWN-SIZERS - THIS ONE IS PERFECT \$279,900**  
Completely renovated, surrounded by nature on 3 sides with covered front porch, deck and pergola-covered back porch. Lots of room to sit and enjoy the outdoors. Plant a few trees and the look is complete and your Home Sweet Home!

**OPEN HOUSE SUN. MAY 16, 2-4 PM**  
**18 MILL STREET, HILLSBURGH**



**OKAY . . . TAKE OUT YOUR LIST AND PUT ON YOUR WHITE GLOVE! \$309,000**  
This home is immaculate, modern and totally new, wonderful backyard full fenced and private. And this home is a tricycle ride from parks, community center, shops and school and lots of new friends.



**BY THE RIVER - \$229,000**  
What a cute 2 bedroom home on a picturesque lot overlooking the west Credit River! Sit on your large deck and listen to the soothing sounds of rushing water while enjoying those summer barbecues. Buy now, just in time to plant your rock garden! Steel roof, windows + interior renovated in 2003. Original log walls in Living room. Walk to quaint Downtown Erin shopping, schools, rec centre + more



**THE GRAND BEAUTY IS IN ALL HER MAJESTIC GLORY! \$799,000**  
Built in 1894 + \$\$ spent on upgrades to bring her to today's modern standards. The kitchen & breakfast area are stunning w/marble counter tops, stainless appliances, b/i 5 burner gas stove top, dbl oven, side/side fridge w/bottom freezer, b/i microwave/fan, 2 b/i wine fridges, w/garden door w/o to patio + inground salt-water pool. 9' ceilings, crown moulding & gleaming pine plank flooring makes this a winner!



**GREAT INVESTMENT OPPORTUNITY IN ORANGEVILLE \$339,000**  
Lovely renovated bungalow with open concept living areas in both apartments, separate laundry, huge fenced yard and lots of parking. Brand new roof. Invest for the future.



**YOU DON'T HAVE TO GIVE UP CITY AMENITIES TO LIVE IN THE COUNTRY! \$679,000**  
Hi-speed internet, natural gas, cable TV, road is salted + cleared all winter long. Master w/5 piece ensuite + sauna in gorgeous 3 + 1 bedroom, 3 bath log home on 14.87 acres.



**ERIN - WHY RENT WHEN YOU CAN OWN - \$115,000**  
Very clean and attractive 3 bedroom mobile home on a fully fenced lot on quiet cul-de-sac. Double driveway, Good size storage shed. Home backs onto open field. Good size front deck. Open concept living room and big eat-in kitchen. Newer carpets in living room, hall and bedrooms. Large washroom combined with laundry. Call Allan Ails\*.



**BEAUTIFUL 5.71 ACRES SOUTH OF ERIN VILLAGE \$675,000**  
I know that every time you drive by this house you'll say Wow what a handsome home. It is so well cared for and so beautifully positioned on the property, it is a Real Head Turner! Top Quality throughout, with beautiful views and privacy. Lower level above ground with walkout to landscaped gardens. Oh and a 32x24 brick workshop!



**THIS 26 ACRE FARM - \$600,000**  
Has A Charming Old Stone House (In Need Of Some Repair), Beautifully Situated On The Property. There Is A Large Barn In Good Condition, A Newer Hay Storage Barn, Fenced Fields And A Beautiful Hardwood Forest In The Back. The Location Of This Property Is Excellent - Quiet But Paved Country Road. Bring Your Horses, Cows Or Sheep... Or Just Kick Back And Enjoy Country Life An Easy Commute From The GTA.



**COUNTRY LOT IN TOWN \$529,000**  
This country style Cape Cod is on just over 1/2 An acre lot in town backing onto nature with stream running through and lovely mature trees. Spacious and bright home, large entrance foyer, main floor laundry, updated eat-in kitchen with W/O to large 2 tier deck and totally private yard. 3 updated bathrooms, 3 generous size bedrooms and huge loft over 4 car garage ready to finish. Quiet cul-de-sac within walking distance to town.



**NEW BUNGALOF \$799,000**  
Private and forested in the front, open and sunny with lovely views in the back, this 1.5 yr old home on 1.6 acres is on a paved road, within a minute of Erin Village and is a must see! Quality is key in this 3764 sq. ft. sumptuous open concept bungalow. Custom designed to meet the desires of a modern Family. Large bedrooms, private enclaves for everyone, yet a great open Kitchen, Greatroom for entertaining and togetherness! Formal Easy Living. It has it all.



**OVERLOOKING THE LAKE \$379,000**  
Large 5 Bedroom Family home overlooking beautiful views of Roman Lake. 2 Kitchens, 3 washrooms, hardwood floors, main floor laundry. Septic, roof, windows and most of the home about 9 years old and with a few finishing touches you will have a real gem on a great piece of property. (one of a kind).



**HILLSBURGH RAISED BUNGALOW \$299,000**  
If you are waiting for the indoor pictures you will miss a great opportunity. Lovely Family Home in great neighbourhood with fully fenced private lot. Huge potential. Come take a Look!



**TURN IN THE DRIVEWAY AND YOU KNOW YOU ARE HOME \$699,000**  
2.3 Acres Natural And Forested, Within 4 minutes of the Village. Truly a wonderful Location. Beautifully Landscaped In-ground Pool, Hot Tub in Gazebo, Total privacy in a quiet mature Country Neighbourhood.



**2 ACRE BUILDING LOT READY TO BUILD \$187,000**  
The Current Owners Have Carved A Beautiful Building Site Out Of The Mature White Pine Forest. Come For A Walk ... But Bring Your Bread Crumbs This One Is For Your Gingerbread House!



**1.36 ACRE COUNTRY BUILDING LOT, \$230,000**  
Long views, beautiful contours; with a great site to build that walk-out basement you want. Come for a walk and see how pretty your backyard could be!



**Melodie Rose**  
Sales Representative  
& Licensed Assistant to Allan Ails



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