

Know what to expect when buying a new home

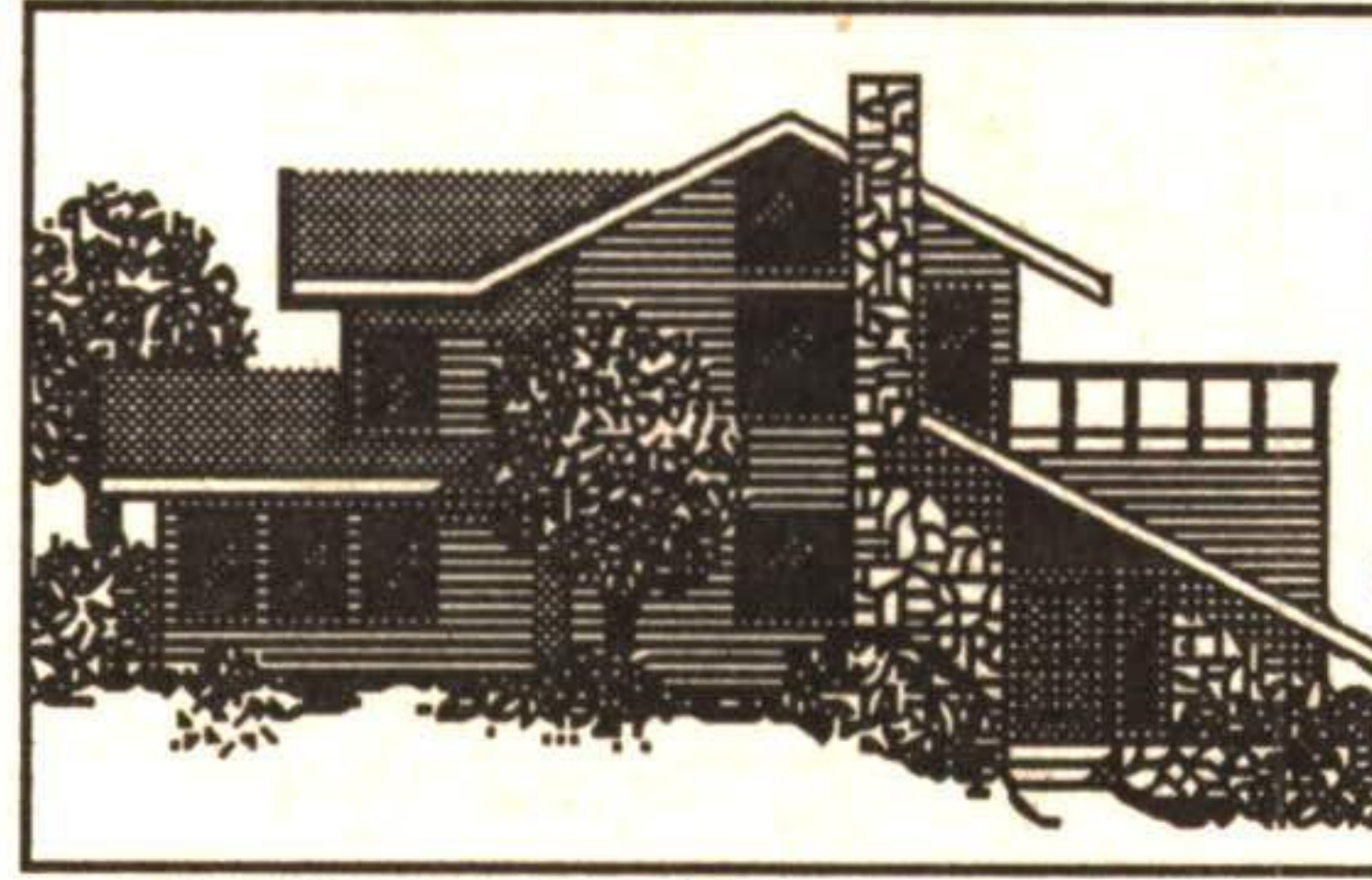
The key to after-sales service when you've bought a new home is knowing what to expect from your builder and from your home, say representatives of the Greater Toronto Home Builders' Association.

New houses go through an obvious settling and drying period in the first year. Most of the things which will happen in a new homes with respect to drying and settling are normal and could require minor

repairs.

A house actually moves as it settles and dries, which may cause concrete cracks. In most cases, these small cracks are normal.

In the first year, concrete in the basement is continually drying out, which may cause some humidity and condensation on windows. This normally can be minimized simply by opening the windows, using the circulation fan on the furnace, and using a dehumidifier.



Builders should correct all necessary outstanding problems as quickly as possible.

Minor items found during the pre-delivery or pre-completion inspections, such as scratches,

incomplete carpet installation or incomplete paint work, will usually be completed before you move in.

Any remaining items will be taken care of once you are in the house - these items could take up to 12 weeks to complete, depending on materials and labor availability.

Sometimes finishing materials, such as a type of light fixture or tile, may not be available before the closing date and have to be installed after you have moved in. This is even more likely to happen if you have had to make a re-selection due to shortage of materials or you have

changed your mind about options or color selections during construction.

Once you're living in the home and you notice problems, the builder should fix them immediately after a telephone call to the customer service department.

Non-emergency items will be handled by the after-sales service department. Make sure you have a copy of the builder's service policy and information on the builder's warranty. Understand the items it covers, and its limitations.

\$139,900

FABULOUS END UNIT TOWNHOUSE



Very bright and cheery....open concept main level 3 spacious bedrooms, 2 bathrooms, single car garage - July closing. Don't pay another months rent!!!!

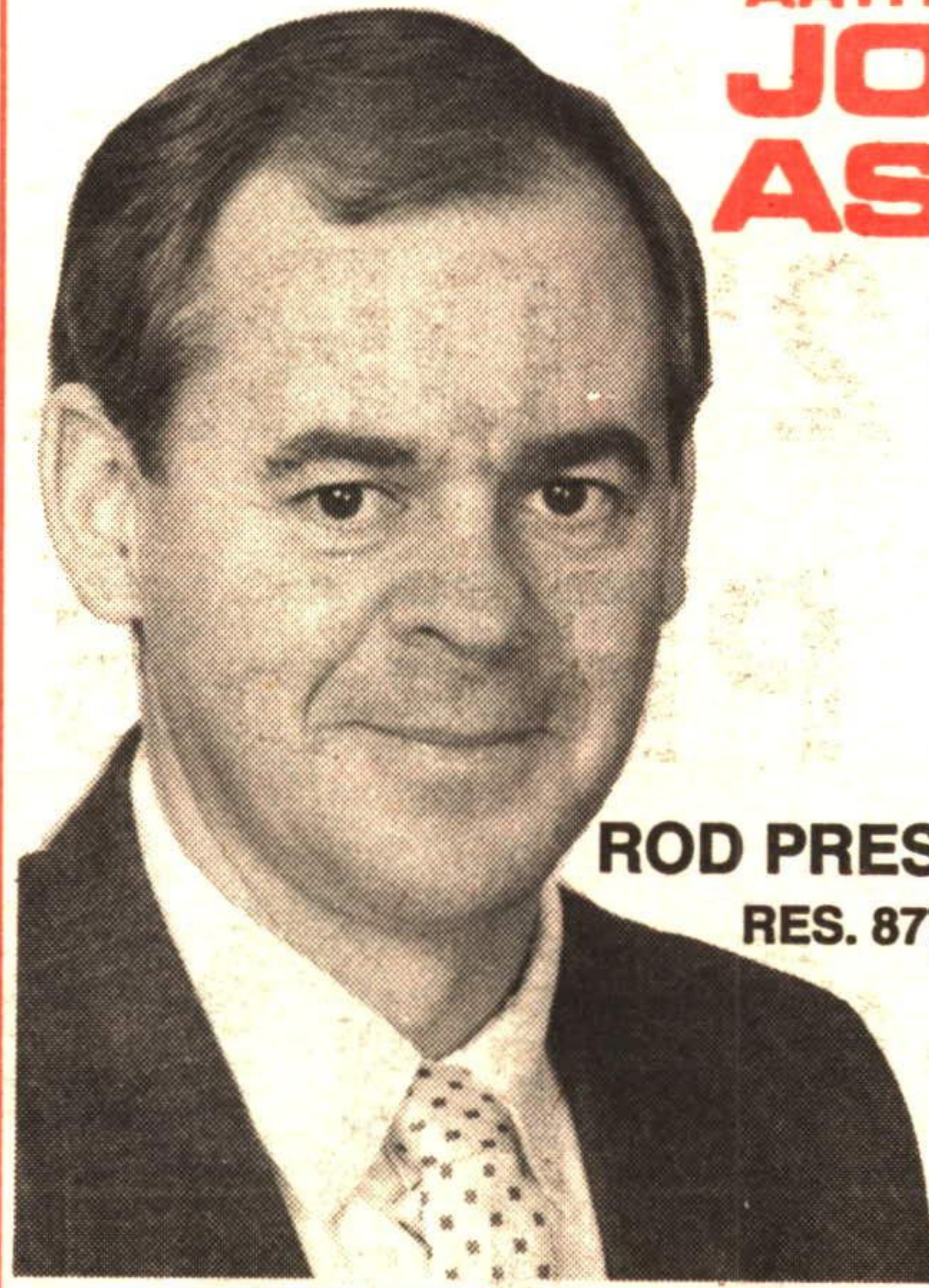
WW-175

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Heather (Whiting) Scotland
Associate Broker**



VALUE FOR MONEY \$159,900



This family size 2 storey home features 4 bedrooms, spacious living room/dining room combination, a big country kitchen and a main floor family room with fireplace and walkout. Don't pass this one "Buy". Call Heather Whiting Scotland**.

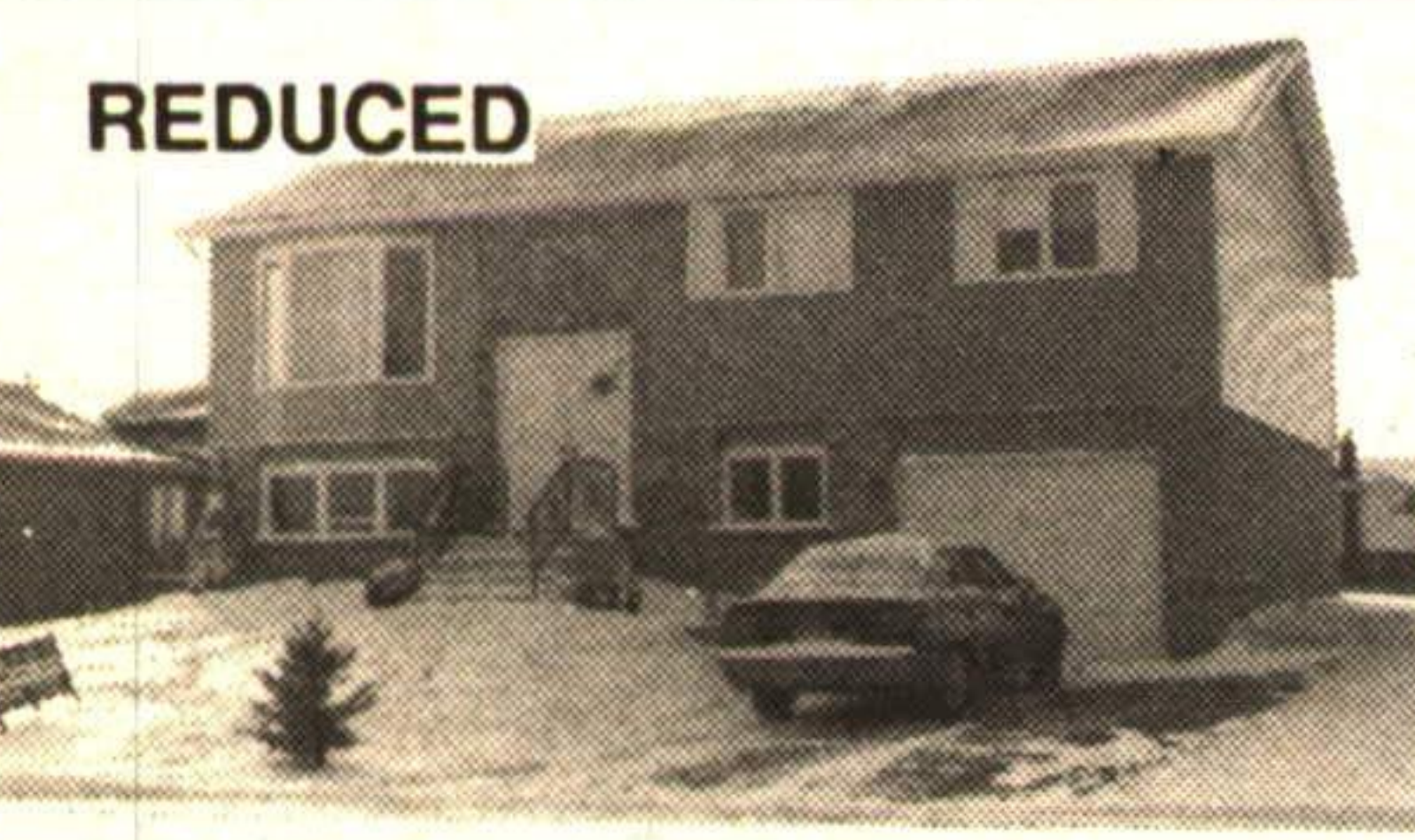
RMAC92-01

CREWSONS CORNERS EXCLUSIVE \$199,000



This charming stone and board and batten bungalow with main floor family room plus country size kitchen is nestled in the trees of this private 3/4 acre lot. The 2 storey barn doubles as a garage. Call Heather (Whiting) Scotland** at 853-2086 for more details. RMAC92-35

SUN FILLED ROOMS \$169,900



This spacious, bright and cheerful 3 br. raised bungalow features oak cabinets in the eat-in kitchen, slider walkout to deck from the separate diningroom, skylight in the main bathroom, a brick fireplace in the finished rec room and a 1/4 acre lot. Call Heather Whiting Scotland**. RMAC91-97

FORKS OF THE CREDIT \$189,900



Quality and character abound in this charming 1 1/2 storey board & batten hideaway: from the warm pine plank flooring to the skylights in the loft gallery. A special home for special people. Call Heather (Whiting) Scotland** 853-2086. RMAC92-24

SIX BEDROOM FARMHOUSE \$349,900



For the large or extended family with room for the hired hand too!! Ideal horse or hobby farm with 3 barns, fenced paddocks, fields, bush and pond on 54.75 acres just minutes from town. Call Heather Whiting Scotland**. RMAC91-95

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CENTURY CHARMER
Large Victorian located in mature area of town. Large lot for the gardener, double garage, two sunporches. Call Rod Presswood*.
91-423



NEAT - SWEET - COMPLETE
Exceptional opportunity to prepare for the spring. Gorgeous heated pool set in private backyard. To view please call Rod Presswood*.
92-146



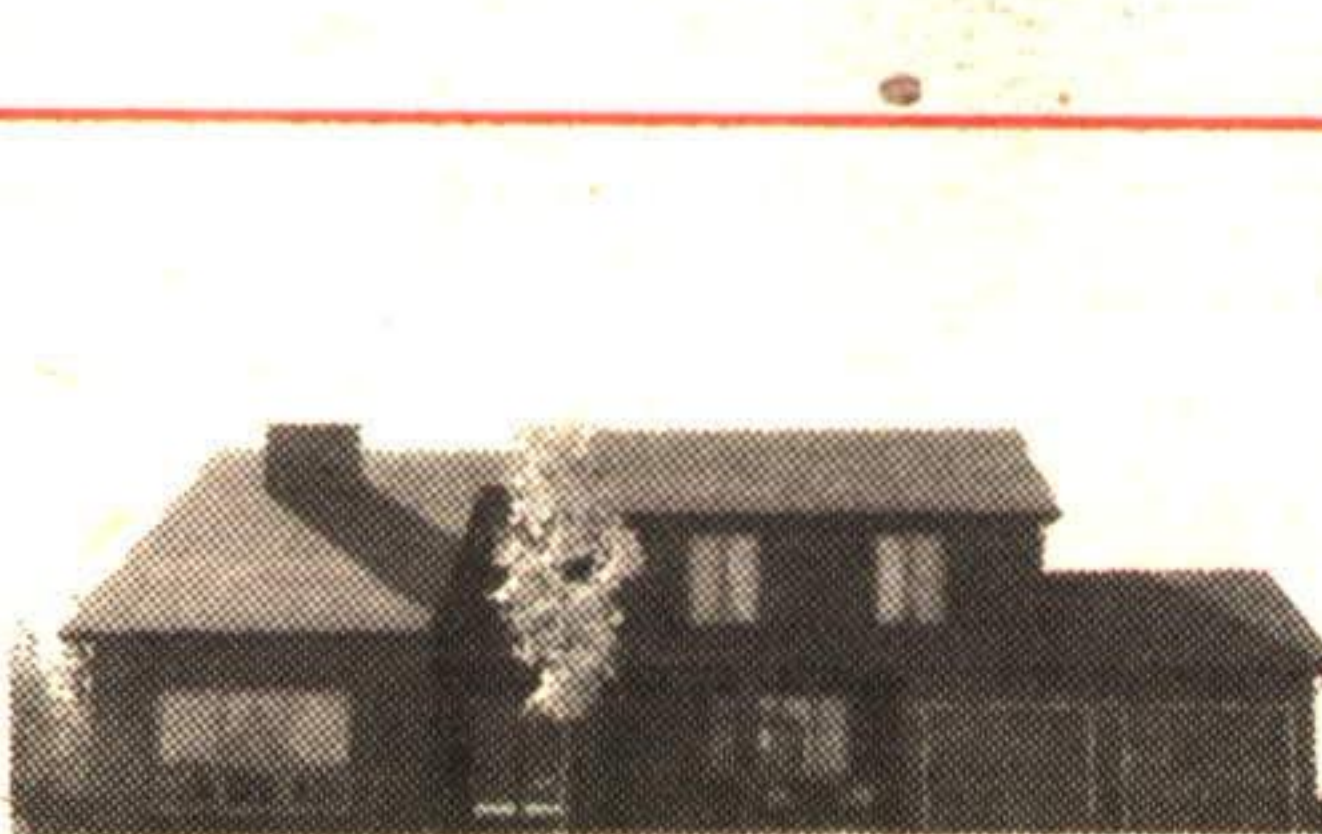
25 ACRE BUILDING LOT
Great building lot with stream running across the back. Excellent location minutes to town. For all details please call Rod Presswood*.
92-2-168



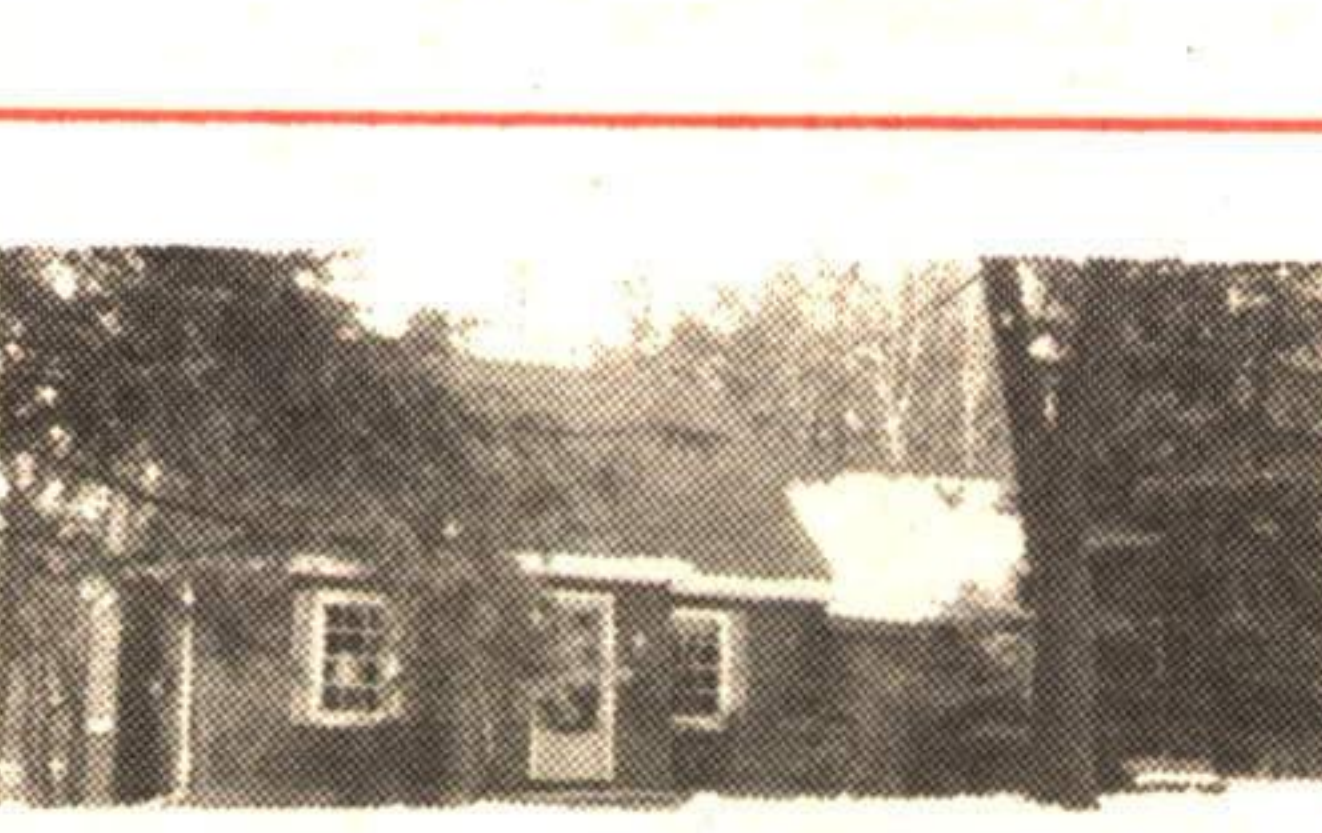
GRACIOUS VICTORIAN
Large Victorian farmhouse set on fifty acres just minutes to Georgetown. Good barns and pond. A must to see. Please call Rod Presswood*.
92-2-189



BRING MOM & DAD
Three bedroom bungalow, great location, many upgrades. One bedroom in-law suite. To view please call Rod Presswood*.
\$179,000. 92-2-155



TOWN & COUNTRY
Spacious custom built home approx. 2900 sq. ft. located minutes to town, situated on large lot quiet court. All amenities for a large family, double fireplace, spacious working kitchen, main floor family room, laundry room, walk to large deck, large basement for rec room and workshop. To view please call Rod Presswood* 877-5165, 873-3040. 91-446



NATURE PARADISE
8.5 acres of seclusion with stream running through property. Charming frame home exquisitely finished, possibility of development. For more info call Rod Presswood*.
92-2-167



EXECUTIVE EXCELLENCE
This four bedroom, two storey home is totally appointed for the executive family of today. Main floor laundry, den or office and family room with woodburning fireplace. Plus many, many upgrades too numerous to mention. All set on over half an acre located right in town. Call Rod Presswood*. 91-421

Let me bring 2,000,000 viewers to your home via Roger's Cable and Halton Hills Cable.



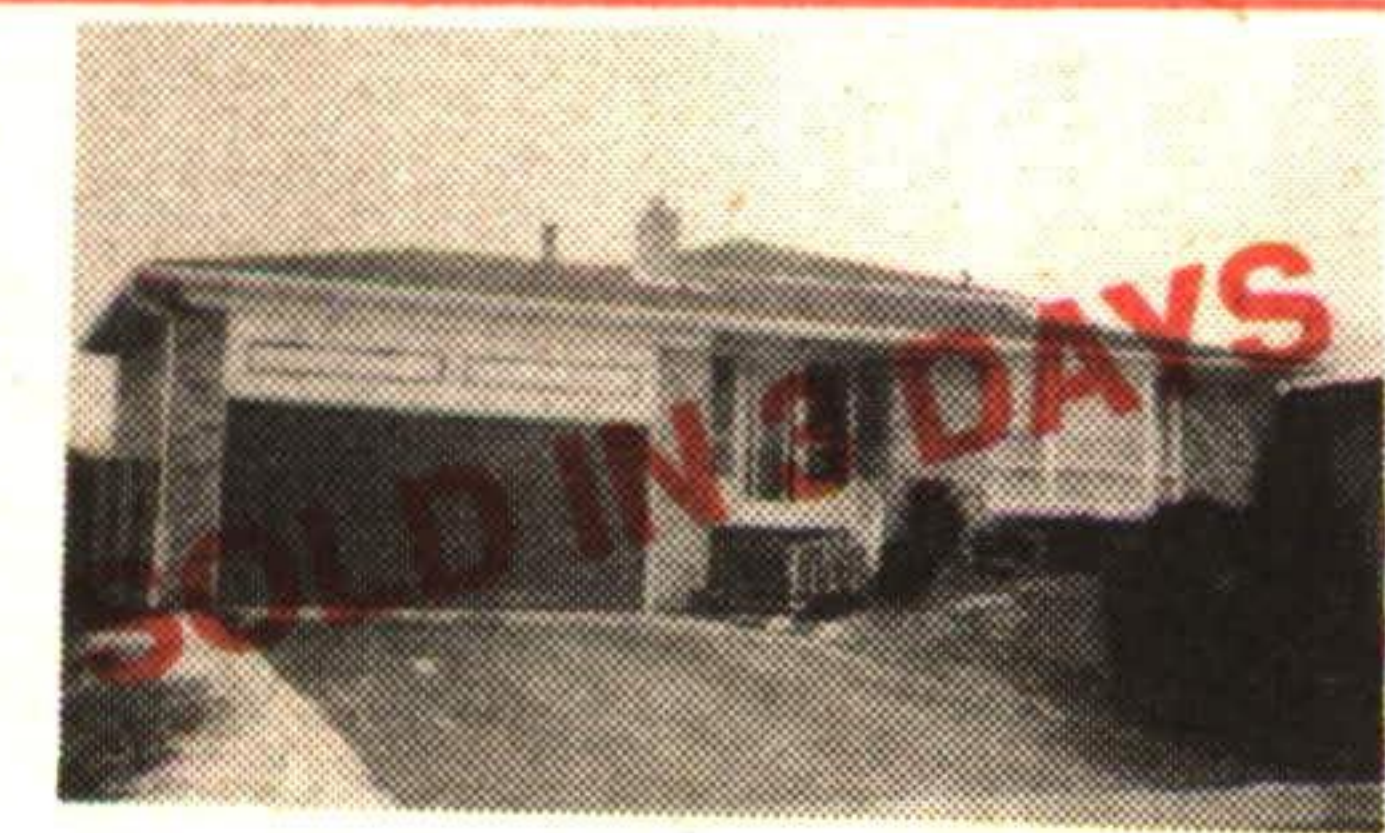
35 STOCKMAN CRESCENT GEORGETOWN

92-2-180



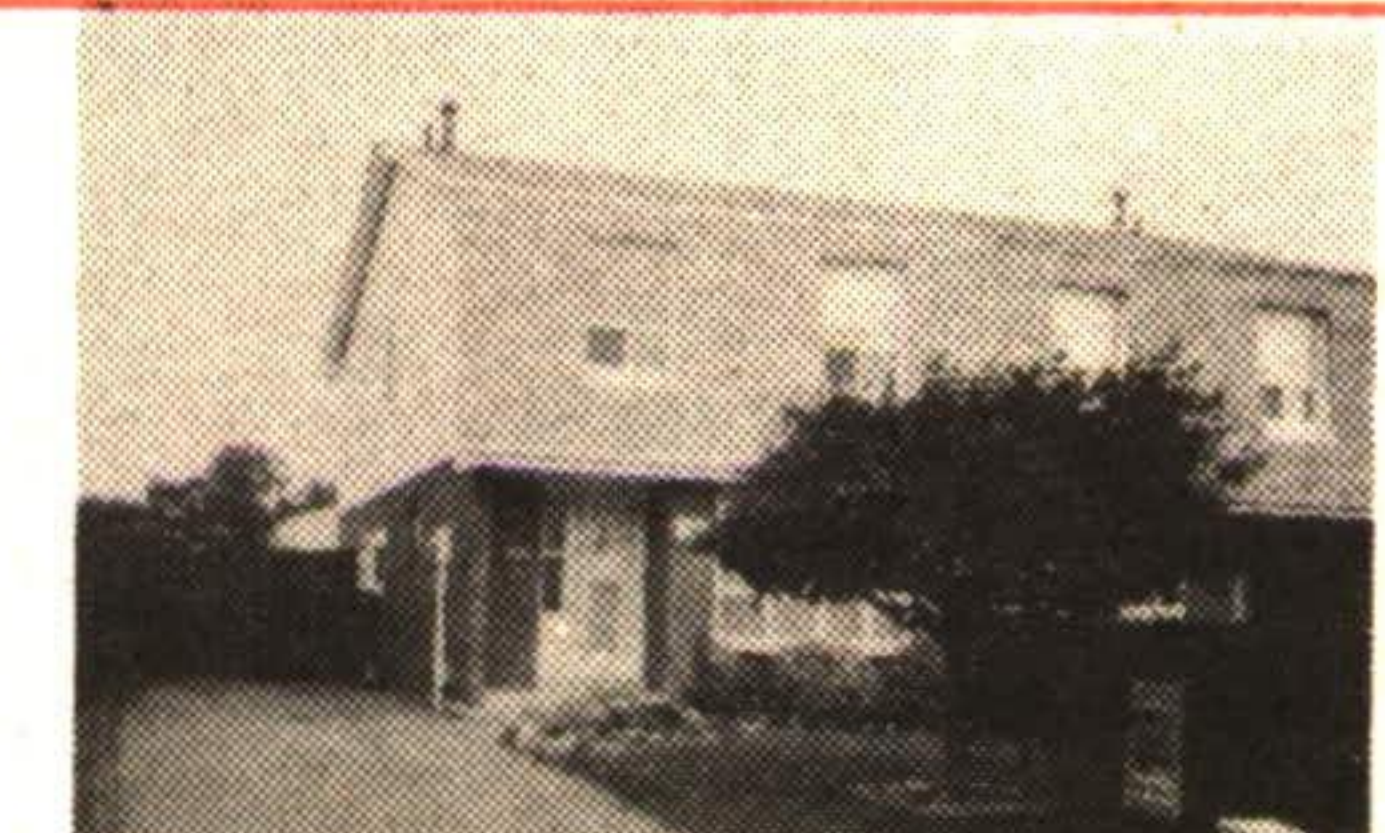
7 GRAY GATE GEORGETOWN

92-2-125



44 STOCKMAN CRESCENT GEORGETOWN

92-2-196



NO LAND TRANSFER TAX
Immaculate, 4 bedrooms, hardwood, broadloom, super large kitchen, finished rec room, 5th bedroom, central air, asking \$154,900. + LL. Call Pam Reid* to view.
92-2-164



THOUSANDS SPENT ON UPGRADES
Designer decor, spiral staircase, ceramics, oak flooring, 60 oz. broadloom, 4 bedrooms. A must to see. Call Pam Reid*.
92-2-145



NOW \$129,900!!!
All brick, 2 storey detached. Three bedrooms, new oak kitchen, hardwood floors in foyer, living room and dining room. Call Pam Reid* to view.
92-2-123



OVERLOOKS PARK
4 bedrooms, 3 bathrooms, 2 fireplaces. One gorgeous view. Now \$319,900. Call Pam* today! 91-391