



MARIANA HRKAC HALL OF FAME
Honours Bachelor Of Business,
Graduate Degree in Journalism

YVONNE HRKAC HALL OF FAME
*Sales Representative

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*Come Check Out Ballinacraig's
Newest Luxury Home Community.
Set on a magnificently lush 90 acre
conservation parcel... Only 24 lots!*



Bungalows, Bungaloffs and Two-storers just 5 minutes north of Georgetown... Your Getaway, Every Day without the long drive! Estate lots LOADED with the most exquisite features and upgrades... Included in the Price! • Built by Homes of Distinction! • Geothermal Systems (Heating and cooling) • 4 Car Garages • In Floor Heating • Sub Zero/Wolf Appliance Package • 60 Pot Lights • 10' Main Ceilings, 9' Ceilings on 2nd floor & basement • Engineered wide-plank hardwood • Oversized stunning tilework • Elegant 9.25" baseboards & 5.25" casings • Stone countertops throughout • Walkouts available. A One-of-a-kind 24-House subdivision comprised of 3 beautiful cul-de-sacs, nestled into nature's lush landscape, total privacy on your own piece of heaven & yet still being in a community of other Shunning horses! Exclusive Agent Mariana Hrkac



317 PARKSIDE DRIVE
\$749,000



**3 + 1 BEDROOM RAISED BUNGALOW
SEMI IN HOT COOKSVILLE
NEIGHBOURHOOD - \$679,000**

Great location with convenient highway access, steps to schools, parks, Trillium Hospital, shopping, rec. center and public transit. Spacious home with fabulous layout, lots of hardwood and basement walkout perfect for extended family. Bring your decorating ideas to make it your own.



PANORAMIC 17 ACRES WITH 2 BEAUTIFUL RESIDENCES - \$2,749,000

Fabulous location with scenic Escarpment views but minutes from Town amenities and major commuter highways. Amazing opportunity for Multi-generation living (but in separate houses) or income producing investment. Unique combination of 2 lovely houses with larger home featuring top notch elegant finishes, crown mouldings, Cathedral ceilings, hardwood floors, 4 bedrooms, 3 baths, gourmet kitchen with granite, 2 Fireplaces and much more. Charming second house features Cherry hardwood floors, Cathedral ceiling in the living/dining room, Fireplace, upper floor Family room, handy main floor laundry with access to oversized double car garage and a finished basement. Partially treed property and access to amazing Nature trails on this magnificent property. Call us for a private viewing.



**TIME TO SIMPLIFY... 2 BEDROOM PLUS DEN
ALL ON ONE LEVEL - \$498,800**

In trendy Oakville location, this home is all the space you could ever need with over 1100 sq ft of living space plus a spacious patio out back with no overlooking neighbours. Great interior layout with 2 large bedrooms, 2 full bathrooms and a large den that could in a pinch be a great guest room or fabulous everyday office. Bright white kitchen with classic finishes, large sun filled windows, handy mud room area, neutral paint tones and stylish flooring and the best part: all on one-floor living. Call us to view.



SPRAWLING BUNGALOW ON MAGNIFICENT 28 ACRES - \$1,278,900

Beautiful hiking trails thru a spectacular forest/open scenic views/perennial gardens and large stocked pond. On this breathtaking property, a uniquely designed custom home with amazing curb appeal and top notch luxury finishes with no expense spared or detail overlooked. Large principal rooms with huge windows, Cathedral/9' ceilings, Hardwood floors, Fireplace, upgraded plumbing/lighting fixtures/trim/baseboards, smooth ceilings...features list is endless. Fabulous massive Loft is a Family room retreat/play room. Oversized triple car garage with access to sprawling deck and hot tub/fire pit. Dead end road but minutes to all amenities! Call us for a private viewing before this dream home is gone!



176 MOWAT CRESCENT
\$799,000



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5159 FOURTH LINE



ESTATE ON 45 ACRES - ERIN This extraordinary custom-built home nestled on 45 acres with Managed Forest, designed to combine state-of-the-art, energy-efficient construction, and lighting with commercially available renewable energy systems such as geothermal heat and cooling to offer you this majestic home. You will have room to roam in this 5,000+ sq ft above ground living space with 2,600 sq ft ground level basement and potential for in-law & teen suites to accommodate the whole family. Currently offers 5 bdrm, 5 baths with only tiles, hardwood and laminate flooring gracing this residence. 3 living rooms, 2 offices with most rooms having vaulted & 9 ft ceilings. There are more sun kissed rooms with walk-outs then you can count. Views from every room plus a 3rd floor watch tower for pastoral views of the countryside. The master suite features, a pampering walk-in closet and 5-piece bath with jet tub and separate glass shower. The ground floor area provides an over-sized 2 car garage with inside access, ground floor games or 6th bedroom, 3 pc bath with shower, & work shop. A barn, paddock area and 2-storey 4,000 sq ft Shop gives you 10 ft ceilings & 200 amp hydro service for any hobbyist. 35 acres of managed forest has trail ways for anything your heart desires. Future income potential from approx. 40,000 mature trees. Property taxes reflect Conservation & Managed Forest tax credits. A large pond for swimming and skating. Located in a desirable area, minutes to major commuter routes and GO stations. MLS X3854851 \$1,490,000.

5127 TRAFALGAR ROAD



DREAM WEAVER ON 86 ACRES-ERIN Located 15 minutes North of Georgetown on a paved road, sits this scenic 86 acre property. Ideal setting for a weekend get-away, building your dream home, hobby farm or just enjoy room to roam. Open Space, 3 ponds, and towering trees make this a natural paradise for Deer and Wild Turkeys. The existing 1885 Farm House needs lots of loving but provides a large building envelope under CVC. Located on a paved road North of Georgetown, South of Erin and only 30 mins from Brampton. MLS X3710181 \$1,325,000



COMING SOON!
**PARK DISTRICT RENOVATED
BEAUTY - Georgetown**