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# BRINGING FAMILIES TO ERIN

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**Allan Ails**  
Sales Representative

**Perry Meeker**  
Sales Representative

**A PARTNERSHIP THAT WORKS FOR YOU!**

**Liz Crighton**  
Sales Representative

## OPEN HOUSES SUNDAY OCTOBER 5TH 2-4 PM

5178 FIFTH LINE, ERIN

9 MCCULLOGH DRIVE, ERIN

198 MAIN STREET, ERIN

11 HILLTOP ROAD, HILLSBURGH



**COUNTRY CHARMER ON 1.81 ACRES! - \$469,000**  
3 + 1 Bed, 2 Bath, 2 Car Garage Sidesplit With Pond, Mature Trees, & Storage Barn/Shed. Peace & Tranquility Are Yours Here. Owners Have Lovingly Maintained Their Home Over The Years. MLS # X3022681



**HOUSE PROUD ORIGINAL OWNERS - \$729,000**  
4 Bedroom executive home in a quiet Erin Village neighbourhood. Beautifully appointed from top to bottom both inside and out. Interlocking driveway, large double car garage. Fully fenced, huge private backyard with very pretty pool, decks and hot tub & fire pit too. Updated Kitchen & bathroom & professionally finished basement. MLS # X2961860



**TRULY GRACIOUS! \$399,000**  
3 bedroom & a Nursery. Erin Village Century home. Spacious and you really need to come inside to appreciate this home. Take pleasure in the quiet & private backyard. The time and craftsmanship of the era has been beautifully maintained with high ceilings, spacious hallways, good size closets. The wood work is amazing. Walk to everything our little Village has to offer. MLS # X3106853



**BE AMAZED! - \$865,000**  
Well off a main paved road, down a long - long laneway to a home fronting on water. We know the comparables out there and boy this one will blow you away. Please be sure to look at the Video, then come and sit on the wrap around deck and absorb the view. MLS# X3026161



**JUST OVER 10 ACRES... \$524,900**  
Room for kids, cats, dogs, birds, goats and horses! Level and private land, take a look at the paddock! Long driveway off a paved road. Minutes to Orangeville and to good commuter roads south. There is a one bedroom apt over the garage so if you would like to see it we need some notice to view. Now here is a sign of Spring! MLS# X2916588



**6 + PRIVATE ACRES - \$839,000**  
You cannot drive by this handsome property without thinking WOW! With a beautifully well appointed home, not a blade of grass out of place and the inside has the same level of meticulous care. Structurally and mechanically this house was built to the highest standards. Well... it is actually two houses in one, fully separate two storey living. Tons of options. MLS# X3028119



**SPACIOUS BUNGALOW! \$399,900**  
Located downtown Belfountain in Caledon, close to nature trails, skiing and coffee shop. You'll enjoy the peace and quiet of Country living. Situated on a picturesque private treed lot with a stream running through the back. MLS# W2877833



**ADORABLE 2-BEDROOM SIDESPLIT - \$359,900**  
Located Minutes To Erin Village Schools And Shopping. Compact And Very Functional, This Home Offers Loads Of Storage In 2-Car Garage & Garage Loft, 11'X10' Shed And In The Basement Under The Living Room & Kitchen. Entertaining Is Easy In The Very Large Back Yard, Which Is Fenced On 3-Sides. MLS# X2996062



**NOW HERE'S THE PERFECT SETUP! \$525,000**  
If You've Always Wanted To Live In The Country, But Didn't Want To Be Too Far From Amenities, This One's For You! Cute 3-Bed, 3-Bath Bungalow With 2-Car Garage & Finished Basement, Situated On 1 Acre Lot On Paved Road, Just Outside Erin Village. Minutes From Shopping, Schools And Activities, But With A Country Feel Too!



**COUNTRY FEEL ... - \$439,000**  
With natural gas and town water on a half-acre! Very spacious and bright bungalow beautifully updated and maintained. There is a huge insulated 2.5 car garage/workshop, with parking outside for many more. Lower apartment with separate entrance and good tenants, they would like to stay and help you pay your mortgage. This is a very good package! MLS# X2969754



**CALLING ALL NATURE LOVERS - \$599,000**  
20 Wooded & private acres with pond and the speed river & deer running through the property. Large Workshop/Garage with hydro (40 x 40), trails through the bush with bridge over the river. Spectacular views from front deck. Open concept, well built, raised bungalow bright and airy with approx 2400 square ft of above ground living space. MLS# X3004244



**SEEING IS BELIEVING! - \$1,290,000**  
Built in 1920 and lovingly renovated in 1997, this 3000 sq ft beautiful home is located on 58.93 gorgeous acres with bank barn, 3 car garage/drive shed & large pond located minutes from Hillsburgh! Vendor Take Back Mortgage Available! MLS# X2806822



**\$459,900**  
Perfect 3+1-Bed, 2-Bath Home For Family With Tweens, Teens Or In-Laws! Fantastic Downtown Location Close To Schools & Erin Village Shopping. Easily Converted To In-Law Or Income Suite To Meet Your Needs. 4th Bed Is Currently Used As Wet Bar. Beautifully Landscaped Corner Lot. MLS# X2996720



**RARELY AVAILABLE \$549,000**  
3 Bedroom Bungalow. Original Owners. Great Open Concept Layout Complete With Fully Finished Basement. This Property Will Not Disappoint You. Photos Coming, But I Would Not Wait! MLS# W3018618



**GRAND OLD GAL! - \$399,900**  
In the heart of Hillsburgh! Large private backyard with picturesque view of horses beyond. 3 bedroom home with high ceilings on main floor. Conveniently located to shopping, bank, library, community centre/arena & post office. What more could you ask for! MLS# X2779267



**THIS 1.41 ACRE PROPERTY - \$634,900**  
With Inground Pool In Executive Subdivision Is Located Just West Of Orangeville. Offering Comfort And Space For The Growing Family, This 2-Storey 4-Bedroom , 2.5-Bath Home Will Be Sure To Please! MLS# X2919169



**BRING OUT THE CHEF IN YOU! \$649,000**  
Unique Opportunity To Own A Going Business & Live In The 2 Bedroom Apartment Above Or Use The Apartment Space As Rental Income. Right On Main Street, You Get The Charm Of Downtown Erin. Updates: Apt Windows ('08), Deck & Upstairs Kitchen, Upstairs Siding ('11), Bathrooms & A/C ('07), Lighting ('13). MLS# X2990568



**EXCELLENT HOBBY HORSE FARM - \$964,900**  
Located on paved road, easy commute to the GTA. Comes with recently built 100x184x16 Indoor Riding Arena, 2 paddocks 250x150 both w/double run-ins, and small 6-stall barn. Spacious home w/4 bed, 3 bath, 2-car garage all on just under 10 acres. MLS# X2823769



**AFFORDABLE COUNTRY LIVING! - \$146,000**  
Very Well Maintained Inside & Out, 3 Bdrm Mobile Home In Stanley Park. Fully Fenced Yard With Large Shed/Workshop With Hydro. Carport, Interlocking Stone Driveway, New Front Deck, Mud Room With Lots Of Storage. This Home Has Been Well Taken Care Of, So You Can Just Move Right In And Enjoy! MLS # X2993208



**SPECTACULAR GARDENS! - \$399,900**  
And A Little Stream Runs Through This One! Updated 4+1 Bed, 3.5 Bath Country Home On Just Under An Acre In A Picturesque Country Setting In The Quaint Village Of Orton On A Paved Road. MLS # X3020780



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

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