

Say You Saw It In . . . The Independent & Free Press Real Estate Digest

Home renovations can be a "window" of opportunity for improved energy efficiency

You may not think your household can do much to help Canada reach its targets for greenhouse gas emission, set last December at the conference on climate change in Japan. But it can.

Residential energy consumption accounts for 20 per cent of energy used in Canada and 16 per cent of carbon dioxide emissions, one of the principal greenhouse gases contributing to climate change. The more energy you use in your home, the more carbon dioxide emissions are released into the atmosphere.

Energy efficiency upgrades to your home can substantially reduce the amount of carbon dioxide your household produces and, at the same time, make your home more comfortable and save money in heating and air conditioning. Since Canadians spend more than \$20 billion annually on home renovations, there are plenty of opportunities to improve energy efficiency in Canadian homes.

So, where do you go for practical and up-to-date information on energy-efficient home renovations?

For the past 20 years, Natural Resources Canada has been giving Canadian homeowners expert advice on how to make their homes more energy-efficient.

"Canada is a leader in the development of energy technology, and our energy efficiency programs are among the

best in the world," says Mary O'Keefe, manager of Natural Resource Canada's RenoSense program.

RenoSense offers a wealth of practical information on ways to make your home more energy-efficient and cozy. The program emphasizes improvements to windows, which account for up to 25 per cent of total heat loss in homes.

In the winter, are your windows too cold to sit beside? Do they fog and ice up? Are your window frames damaged? Were your heating bills higher last year than they really should have been?

If you answered "yes" to any of these questions, your home's windows could probably benefit from the "four Rs" of window replacement: repair, retrofit, reglaze and replace.

Natural Resources Canada's RenoSense program offers many inexpensive and practical tips to make your windows more energy-efficient.

1. To find air leaks around windows, hold a thin piece of tissue or a burning incense stick near the window frame. If it flutters, you've found a leak. Use a caulking gun and weather-stripping to seal leaks.
2. If your windows are generally in good shape, they may need only minor adjustments. To make them more airtight, adjust or replace the sash locks or, for large windows, add more locks.
3. Repair or replace hinges on case-

See WINDOW, page MP8



DAVE KRAUSE*, Sales Rep.
877-5211
RE/MAX BLUE SPRINGS REALTY (Halton) CORP.

NEW PRICE



OPEN HOUSE
SATURDAY & SUNDAY
SEPT. 19th & 20th
1:00 - 3:00 P.M.
59 CHARLES ST., GEORGETOWN
Please come & see this elegant home in the Park area of Georgetown. Now priced at \$269,000.

GEORGETOWN SOUTH



Beautiful 2550 sq. ft. 4 bedroom home located across the street from a park. Features of this home include ceramics in hall & kitchen. Hardwood floor in bedroom. "Greenhouse" eating area in kitchen with French patio doors leading to a fully fenced backyard. FR adjacent to kitchen with a gas FP. Bedrooms are a good size with a 5 piece ensuite including a jacuzzi tub & separate shower stall. Basement has been roughed in with a 3 pc. washroom. C/A. This home is a pleasure to show. Priced at \$274,900. Call Dave Krause* to view.

NEW LISTING



10 ACRE HOBBY FARM
Tired of living in a big house on a small lot with no privacy & space. Why not live in a big house on a 10 acre parcel of land. This property is south of Georgetown and consists of the following:
1) Approximately 2,000 sq. ft. all brick raised bungalow with a walkout basement that could accommodate an extended family & a double car garage. This home is finished top to bottom. 2) 10 stall horse barn with paddocks & a 1/3 mile track. 3) 800 ampple trees with a cold storage set up. 4) Driveshed for the equipment. Priced at \$429,000. Call Dave Krause* to view.

TAKE A LOOK AT THIS ONE



Gorgeous all brick 3 bedroom bungalow located in the Village of Ballinacree on a good size lot. Features include hardwood floors in LR, hall & bedrooms, main washroom completely renovated in 1997. 2 new chimneys. Alum. soffits, eaves & fascia in 1997. All new windows, good size eat-in kitchen with W/O to deck. New garage door & remote, C/A, roughed in CVAC etc. Priced at \$219,900. Call Dave Krause* to view.

NEW PRICE



WELCOME TO ROCKWOOD
This gorgeous 2 storey home in the quaint Village of Rockwood is situated in an established neighbourhood. Features include eat-in kitchen, walkout from D/R to a large fenced backyard. Beautiful family room with a gas stove & skylight. Three good size bedrooms. Main washroom has a skylight. Access to double car garage from this home. CVAC. Close to Conservation park. Listed for ONLY \$194,900. Call Dave Krause* to view.

NEW LISTING



GORGEOUS SIDESPLIT WITH LARGE LOT
This three bedroom brick & vinyl sidesplit is finished from top to bottom & located in the quaint Village of Hillsburgh. Features of this home includes: large principal rooms, lots of pine wainscoting, some new broadloom, freshly decorated, kitchen overlooks family room that has a FP with a wood burning insert & walkout to a large fenced backyard which is professionally landscaped. The rec room is also finished. The driveway & flower beds are all interlock stone & are beautiful. This home shows "Pride of Ownership" and is priced at \$179,900. Call Dave Krause* to view.

NEW



CHARACTER & CHARM...
ooze from this 3 bdrm., two storey home located in Georgetown. Lots of wood, high baseboards, original trim, screened in front porch/verandah & gas FP in the living room makes this home a cozy hideaway. Features of this home include most new windows, new pine kitchen 2 years old, most new drywall, mid-efficiency gas furnace and big backyard with a good size shed. Priced at \$184,900. Call Dave Krause* to view.

Charleston HOMES

FOREST CREEK



18 Estate Homes To be built by Charleston Homes at Forest Creek on 4th Line Halton Hills. Lots from 1.5 to 5 acres. Closing Fall 1998. ONLY 4 LOTS REMAIN



3/4 ACRE LANDSCAPED LOT IN ERIN
Open concept bungalow by Charleston Homes, 1950 sq. ft., hardwood flooring in great room, dining room, family room, kitchen and morning room, main floor den/office. Fabulous master suite. Walkout lower level. In-law suite potential. Many upgrades included. Oversize double garage. \$279,900. GST included. New Home Warranty in place. Call John* to view.



MARKET ST., EVERTON
Country village east of Rockwood, south of Hwy. #24. To be built by Charleston Homes brick raised bungalow with attached two car garage on 3/4 acre lot. EXCELLENT VALUE at \$239,900 incl. GST. Call John Bartlett* for details.



INCOME PROPERTY FOR SALE
4 legal apartments, 1 store or office. Zoning C1-1, large lot, excellent location. Building in good condition. Income and expenses provided upon request. PRICED AT \$248,000. Giving an excellent return on investment. Call John* for income & expenses.



670 MARTIN ST., MOUNT FOREST
3 bedroom bungalow less than 4 yrs. old. Custom built on large ravine, river view lot in Mount Forest. Beautifully decorated and maintained. Priced at \$187,500. Vendor is motivated and has bought locally.

\$99,000
10.6 acres north of town, east of Hwy. #25, half bush, half open, level rectangular shaped lot.



JUST WHAT YOUR FAMILY NEEDS

4 bedrooms, 3 baths, main floor laundry, new sliding walkout from family room to large deck, hardwood floors in foyer, living room & dining room, wood burning fireplace. Why not be close to everything. Call for details.



MARILYN WORRALL*
Sales Rep.
853-2086
1-888-833-1945

RE/MAX Blue Springs Realty (Halton) Corp.



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JOHN BARTLETT *Sales Representative
RESIDENTIAL AND COMMERCIAL
(519) 853-2086 1-888-833-1945

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