



"Performance Group Member Last 10 Years!"

A Real Estate Professional Since 1989

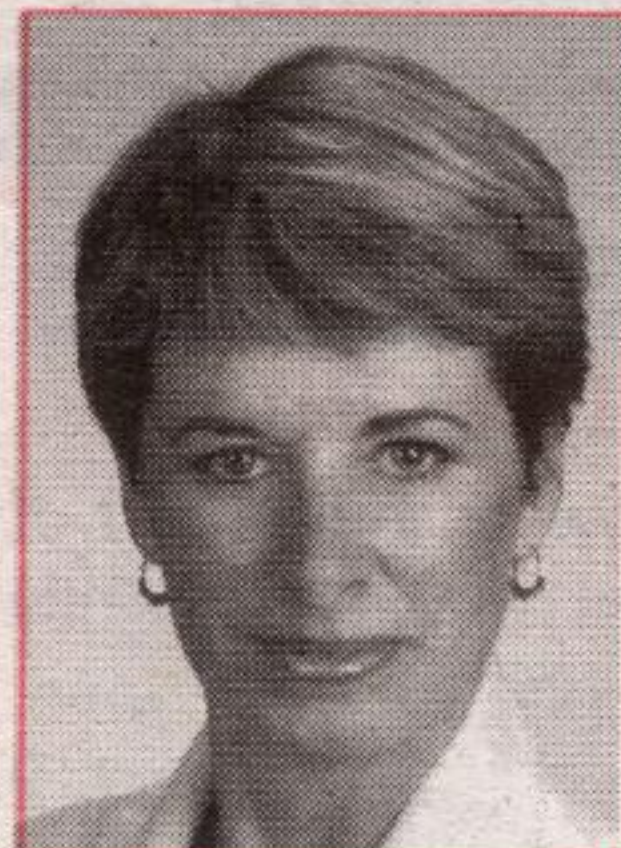
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***Sales Representative**



END UNIT WITH RAVINE VIEWS!!!

Popular "Holly" Model! Kitchen walk-out to 21' x 12' deck with scenic views! Gorgeous laminate flooring on open concept main level. Huge basement walkout awaiting your finishing design. Master features bay window and 4 pc ensuite with whirlpool type tub. Tons of inclusions - all appliances! This one won't last! Call Iris*. \$189,900. 05-350-30



WOODED RETREAT - 10 ACRES!!!

Secluded & private, charming property south of Erin. 3 bdrm bungalow in pristine condition - amazing open concept design, wood floors, woodstove in family room, finished basement, 2-tier deck with hot tub, oversize double car garage. \$499,000. Call Iris* to view. 05-345-91



FREEHOLD TOWNHOME ACROSS FROM PARK!

Beautiful 3+1 bedroom freehold townhome. Fabulous open concept design with large kitchen/dining area, ceramics, master bedroom has hardwood, California shutters. Master has ensuite with whirlpool type tub, fully fin. bsmt has rec room and 4th bdrm. Call Iris* to view! \$269,500. 05-334-30



ESCAPE TO THE COUNTRY

Scenic 35 acres minutes to town & 401 - greenbelt protected. Long country views from every room in this gorgeous custom built home set well back from the road. Open concept cathedral ceilings, cosy liv. rm with FP, spacious eat-in kitchen, large family room. Many walkouts, enjoy sunrises and sunsets, branch of Sixteen Mile Creek flows through this beautiful property, fields presently rented out, groomed paths for nature lovers. \$699,000. Call Iris*. 05-40-31



NEW!!!

SOLD

DREAM HOUSE ON POOL SIZED LOT

In popular Moore Park - 1/5 acre, private & landscaped, in amazing condition - just move in - everything has been done to perfection - gourmet kitchen with hardwood floor, gas fireplace in liv. rm, finished lower level has fam rm, 4th bdrm, 2 pce. Call for details and viewing!! \$304,500. Iris Irwin*. 05-330-30



NEW PRICE

OVER 3000 SQ. FT. ON SUPERB STREET

Impressive spacious Fernbrook home on 62' lot, immaculate condition, approx. 3100 sq. ft. with soaring ceiling in foyer, ceramics, parquet, main floor office, 4 bdrms, 3 baths, open concept gourmet country kitchen with island, oak cabinets, breakfast area has w/o to yard, master has his and hers closets and 5 pc ensuite including soaker tub. Pool sized lot - value plus!!! \$439,000. Vendor says "Sell". Call Iris* to tour. 05-120-30



ENJOY SUMMER EVENINGS ON THE PORCH!

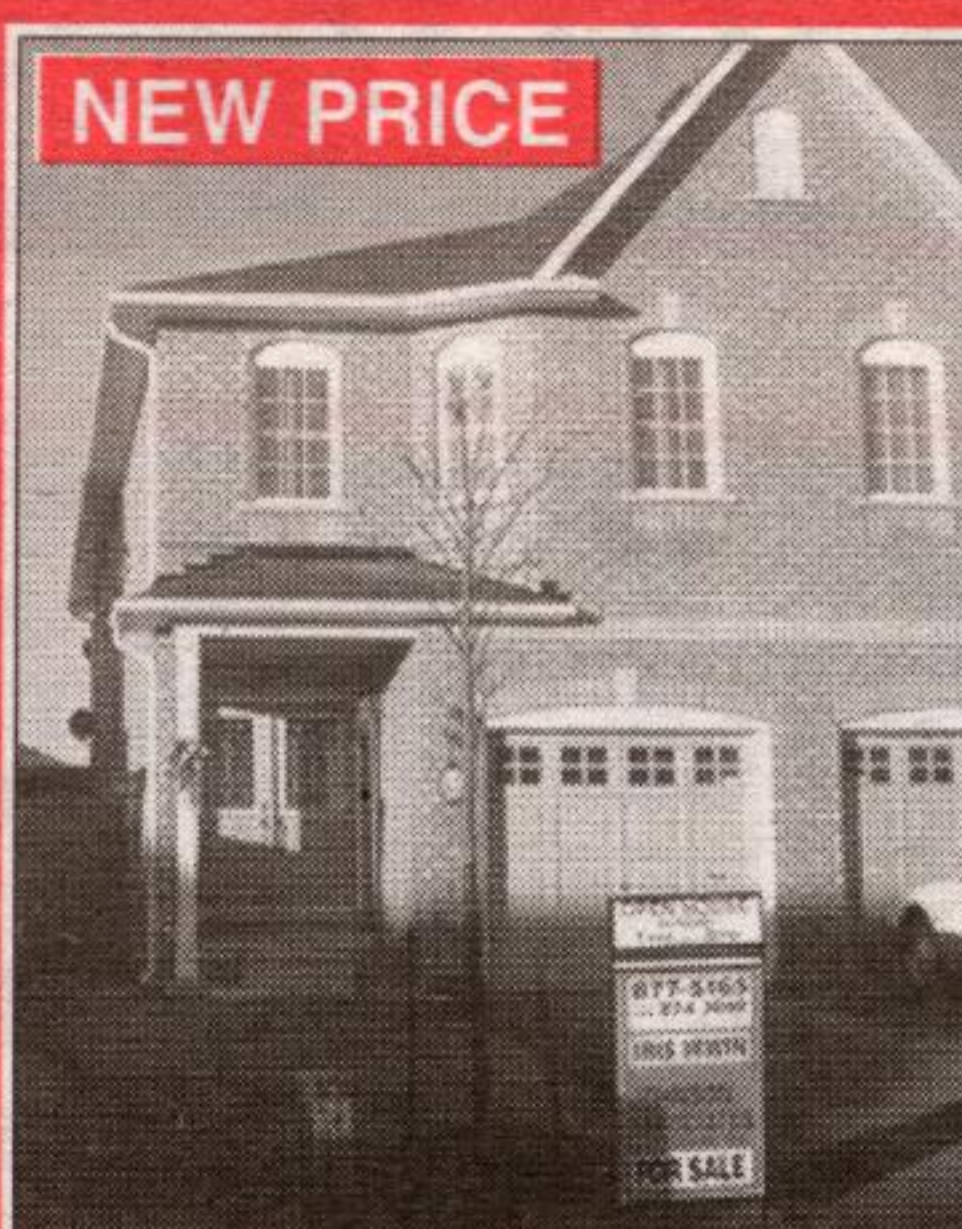
On approx 1.3 acres 10 mins to GO Train, estate subdivision in area of fine homes, quiet court. Just gorgeous 4+1 bdrm, 4 baths, beautiful big eat-in country kitchen open concept with family room, 2 walkouts to wrap-around deck. Fin basement with walkout. Prof decorated, mature landscaping, A/G pool is 4 yrs old. Just a beauty - you won't be disappointed!!! \$449,000. Call Iris Irwin* to view. 05-276-31



NEW PRICE

CUSTOM COUNTRY HOME ...

On 1.21 acres just 15 mins. north of Hillsburgh, in new immaculate condition. 4 bdrm raised bungalow, stone exterior, fabulous landscaped lot with inground pool and many mature trees. Hardwood, new carpet, Mexican tiles in big eat-in country kitchen with w/o to deck and pool. 2 fireplaces, family room has woodstove and w/o to yard. 2 baths, oversize double car garage and so much more! \$399,000. Shows beautifully. Iris Irwin* has the info. 05-293-99



NEW PRICE

FABULOUS SEMI - 10 MINS TO GEORGETOWN!!

Better Homes and Gardens style in this 1950 sq ft almost new semi on premium lot 139 ft deep lot fully fenced. Open concept on main level with lots of hardwood, ceramics, gorgeous family room, eat-in kitchen with walkout to yard. 3 bdrms, 3 baths, all on a great little quiet street. \$294,500. 05-248-19



FABULOUS BUNGALOW

On superb quiet little street close to everything!! Updates galore including windows, kitchen, bathrooms and much more. Finished basement has family room with FP. Private landscaped yard. Very cosy and priced to sell. Call Iris* for details. \$284,900. 05-296-30



DELIGHTFUL STARTER VILLAGE SETTING ...

Charming and delightful 3 bdrm in Hillsburgh backs onto Elora Cataract Trailway with 82' frontage. Many updates including windows, gorgeous bathroom, eat-in country kitchen, furnace 1999. Plank flooring, original trim, sunroom at rear, appliances included. It's a beauty at \$199,500!!! Seller to relocate! 05-172-91



98+ ACRES IN HALTON

Outstanding working farm 5 mins. to 401/407 between Georgetown and Milton, outside greenbelt and in future growth area. Rolling land, pond site, some bush, good outbuildings, 1892 brick Victorian farmhouse in superb condition, 4 bdrms, 3 baths, 9 ft. ceilings, many updates including furnace, shingles, plumbing, electrical. One of a kind!!! \$3.1M. Ask for Iris Irwin* to view. 05-255-30



NEW PRICE

GRACEFUL ELEGANCE!

West side of Georgetown, new area, approx 2900 sq ft loaded with upgrades, including hardwood floors, open concept Maple kitchen with breakfast bar, ceramics, butler's pantry, w/o to yard, gas FP in family room, main floor office, 4 bdrms, 3 baths, custom window coverings, soaring ceiling in foyer/living room, formal dining room. Shows to perfection!!! \$439,000. 05-184-30



SOLD

FABULOUS HOLLY MODEL

Backing onto greenspace, the very popular Holly model, 3 bdrms, 3 baths, w/i closet in master and double door entry. Professionally decorated recently in neutral colours, ceramics, recent broadloom, CAC 2004, finished w/o basement has family room, small office and storage. Includes most appliances, shows beautifully. \$192,900. Iris* has the details. 05-301-30



NEW PRICE

ESTATE SUBDIVISION IN THE GLEN

Glen Williams location just off Wildwood Rd finished top to bottom to highest quality. 9' ceilings, open concept family room (with gas FP), breakfast area and to die for kitchen (built-in appliances) with centre island and granite counters, 5 bdrms, 6 baths, gorgeous inground pool landscaped to perfection, professionally finished basement. Superb offering in fine neighbourhood!!! \$895,000. 05-129-30



ANNUAL TREE SALE COLORADO BLUE SPRUCE

ROTARY CLUB OF GEORGETOWN 905-877-7779

WHEN PERFORMANCE COUNTS...COUNT ON A TOP PERFORMER!