

REPEAT PERFORMANCE: WE SOLD OVER 120 HOMES AGAIN IN 2005. THE BENEFIT TO YOU: WE GET RESULTS!



SOLD
KRAUSE
Sales Representatives
RE/MAX

Dave Krause*

RE/MAX REAL ESTATE CENTRE INC.

905-877-5211 Toll Free 1-800-834-5516

GO TO www.davekrause.com
www.mikekrause.ca

E-MAIL dkrause@trebnet.com
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What Is A Miracle Home?

When we assist you in Selling or Buying your home, we donate a part of our commission to Sick Kids Hospital. Why not make your home a 'Miracle Home'.

Give us a call today.



Dave & Mike Krause support The Children's Miracle Network




Melissa Krause* Mike Krause*, B.B.A.

1ST AD

3 BEDROOM END UNIT TOWNHOUSE IN ACTON

This home is located in an excellent area of town and offers spacious living and dining rooms, large kitchen with ceramic backsplash, 2 wshrms, partially finished rec room, large private yard-backing onto treed area and lots of space for your family! Stop renting, this one is priced to sell fast and is waiting for your offer. Call the Krause Team for more information.

\$159,900

NEW PRICE \$249,900

NEWLY RENOVATED DETACHED BEAUTY ~ IN GEORGETOWN

at a realistic price! This 3 bdrm, 3 wsrn home is located on a 66 x 131 ft oversized private lot and offers new ceramics, laminate flooring, spacious eat-in kitchen. Large family and living rooms both with w/o to yard and patio, mstr bdrm has ensuite and w/o to balcony overlooking backyard! Other features include most newer siding, close to GO station and amenities. This home shows great with thousands spent on upgrades this could be the house for you! Call **Dave*, Mike or Melissa Krause*** right away for your personal viewing.



NEW \$159,900

Bronze Salon Tanning Studio

TURN KEY OPERATION

Be your own boss. Business opportunity. The newly renovated "Bronze Salon & Spa" is a spa & tanning salon all in one. Acton has expanded greatly in the past couple of years and so has the Bronze Salon & Spa with over 1600 steady customers & growing every day. This is a true "turn key operation". Just move in & take over everything that is there including the mirrors on the walls. Included in the price is all the equipment including 4 quality lay down beds, 1 stand up & 2 aesthetic beds. Total cost of equipment & reno \$130,000. Goodwill of business "Priceless". Owner is relocating & must sell. All appointments during business hours. Priced at \$159,900. Call **Dave*, Mike* or Melissa Krause*** to view.




COUNTRY REFLECTIONS

Business opportunity. Owner retiring. Don't miss this opportunity to own & operate your own business. Country reflections located in downtown Acton has been in operation since 1991. It recently has been written up in the "Treasure of Ontario" published by Chase Manhattan Publishing Co.. Included in the purchase price is the building, consisting of two store units, 2 apts. bringing in \$1700/month with one recently renovated. Loads of storage & lots of parking. The building itself has been lovingly maintained by its owners over the years. Also included is all the inventory, cabinetry, equipment etc. This is a turnkey operation. Priced at \$579,000. Call **Dave*, Mike* or Melissa Krause*** for your personal viewing.

NEW \$579,000

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4 HOLE GOLF COURSE

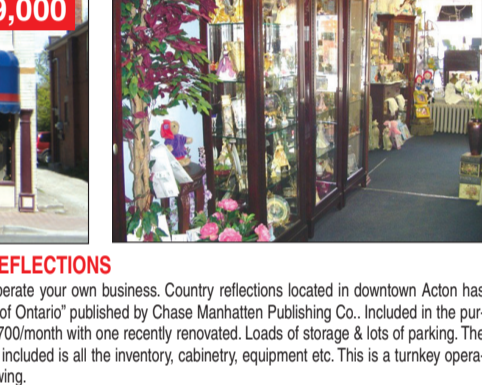
2 GREAT OPTIONS ~ ONE AMAZING PROPERTY

Option 1: Build your dream home on approx. 12 acres of land in Ballinafad, Halton Hills offering 2 paved road frontages, lots of mature trees, flat lands, barn, garage and 10 minutes to Georgetown and Acton. A great location and an excellent property only 20 minutes to 401. **OR** maybe you'll want ...

Option 2: Move into this 3 bedroom older bungalow that is already on the property and enjoy your separate garage, barn and private country property!

Either option is worth every dollar here! Choose your option fast before both options are gone! Call **Dave*, Mike* or Melissa Krause*** right away for your personal viewing!

\$549,000



Another Georgetown South Home SOLD BY THE KRAUSE TEAM

15227 ARGYLL RD., GEORGETOWN

Why not let us sell yours too?!



NEW

2 BEDROOM BASEMENT APARTMENT

Recently renovated. Includes 4 appliances, backyard and patio. Utilities, cable & parking included. \$950/month. Call the Krause team for your personal viewing.



OPEN HOUSE - SUNDAY 2-4 PM, 176 MOUNTAINVIEW RD. S., GEORGETOWN

NEW \$279,900

DESIRABLE PARK AREA BUNGALOW IN GEORGETOWN!

Located in the prestige park area of town, this 3+2 bdrm, 2 wsrn, 2 car garage raised bungalow is spectacular. Offering a 60 ft. lot, 2 kitchens, finished rec room has fireplace. Large 2nd kitchen and eating area as well as 2 extra bdrms and 2nd full wsrn! Great for the in-laws or larger family! Other features include spacious living and dining rooms, mature trees, landscaped yard with decking and large storage shed. This house is very clean and shows great! Call **Dave*, Mike* or Melissa Krause*** for your personal viewing.



NEW PRICE \$227,900

SPECTACULAR SEMI IN GREAT NEIGHBOURHOOD

This 3 bedroom, 2 washroom single car garage. House is located close to park area and features large dining and living rooms with hardwood floors, w/o to fully fenced private yard, finished rec room with entertainment area and 4th bdrm. Spacious eat-in kitchen, master bdrm offers w/i closet, close to schools, shopping and all amenities. This one shows great and is waiting for your offer! Call **Dave*, Mike* or Melissa Krause*** right away for your personal viewing.



NEW \$339,900

GEORGETOWN TOWNHOUSE WITH BALCONY

This unit is gorgeous and offers newer laminate flooring in hallway and bdrms, spacious living and dining rooms with w/o to balcony. Kitchen offers b/i dishwasher. Includes 5 appliances, 2 underground parking spots, great views from balcony, main floor laundry. Stop renting and make the move to home ownership. Call **Dave*, Mike or Melissa Krause*** right away for your personal viewing.



NEW \$169,900

SPECTACULAR AFFORDABLE TOWNHOUSE

Located in a quiet complex, this 3+2 bedroom, 2 washroom, single car garage home shows great and features gas fireplace in family room with w/o to yard. Spacious master bedroom offers semi-ensuite and his/hers closets. Large kitchen, main floor laundry. This one is on a desirable area of town and won't last long. Call **Dave*, Mike* or Melissa Krause*** for your personal viewing.



HORSE FARM FOR RENT

Included in the rent: 3 bedroom bungalow with double car garage, app. 25 acres, 3 paddocks, 15 stall horse barn, 1/2 mile training track. This property is located at Winston Churchill & 401. 20 minutes from Mohawk or Woodbine. Listed at \$2500/month. Call **Dave*, Mike* or Melissa Krause*** for further information.



NEW PRICE \$214,900

GORGEOUS NEWER TOWNHOUSE IN QUIET COMPLEX

This unit is gorgeous and offers thousands spent on upgrades including gas dryer, upgraded carpet underpads, ceramic tiles in all wsrms, kitchen and foyer, professionally finished rec room offers w/o to yard, single car garage with house access, oversized eat-in kitchen, spacious mstr bdrm, close to shopping, schools and parks. A great value in an excellent neighbourhood. Call **Dave*, Mike or Melissa Krause*** right away for your personal viewing.



NEW \$164,900

GEORGETOWN TOWNHOUSE WITH BALCONY

This unit is gorgeous and offers newer laminate flooring in hallway and bdrms, spacious living and dining rooms with w/o to balcony. Kitchen offers b/i dishwasher. Includes 5 appliances, 2 underground parking spots, great views from balcony, main floor laundry. Stop renting and make the move to home ownership. Call **Dave*, Mike or Melissa Krause*** right away for your personal viewing.



VACANT BUILDING LOT ~ IN GEORGETOWN

Located close to all amenities on a quiet street. This lot is approx 50 x 133 feet and is rectangular in shape. Why not build your dream home in a great neighbourhood on an excellent street! Call **Dave*, Mike* or Melissa Krause*** today for more information.


\$140,000



Another Townhome RENTED BY THE KRAUSE TEAM

119 MOUNTAINVIEW RD. N., UNIT 14, GEORGETOWN

Why not let us rent yours too?!



IF YOU'RE THINKING OF BUYING OR SELLING, CALL US FIRST!

Thank you for your trust in us and your continued support. We appreciate your business! Dave, Mike & Melissa Krause