

**1-866-901-0888**  
**(519) 833-0888**  
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Please visit us  
 at our Erin office at  
**4 Main Street, Erin**



**CHESTNUT PARK**  
 Real Estate Limited

ANYWHERE  
 YOU WANT TO LIVE™



**Patrick Bogert & Sandy Ball**  
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 \*Sales Representative  
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**Karen Lay**  
 \*Sales Representative  
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**Jeff Sine**  
 \*Sales Representative

**Barbara McLeod**  
 \*Sales Representative

 <p><b>FRENCH COUNTRY (CIRCA 1840)</b>  <b>\$1,995,000.</b> A splendid country property - 71 acres! Restored 1840's stone farmhouse w/1ge kindred addition. Separate 3 bay, 2 bdrm, 2 bath designer Coach/guest house w/true 'cooks' kitchen! Lge 18 stall barn, oak fenced paddocks, ponds &amp; woodland trails. <b>Patrick Bogert* &amp; Sandra Ball*</b>.</p>	 <p><b>ALL SEASON LODGE</b>  <b>\$1,199,000.</b> Majestic timber framed - superb craftsmanship &amp; design. Unmatchable views of Mulmur Hills on 50 private acres. Open concept living, low maintenance grounds, acres of tall pines - log cabin - separate 3 car garage. Mins. to Mansfield Ski Club. <b>Patrick Bogert* &amp; Sandra Ball*</b>.</p>	 <p><b>DREAM HOME - 4000+ SQ. FT.</b>  <b>\$699,900.</b> Stunning 4000+ sq ft dream home! Nothing forgotten; 5 bdrms, 4 baths (inc. master ensuite &amp; 2 semi ensuite), spectacular open concept kitchen w/large breakfast room, 10 ft. ceilings, great floor plan, \$\$\$ spent on upgrades. All this on an extra large, private lot. Bring the whole family!! <b>Sandra Brianceau*</b>.</p>	 <p><b>TOP CALIBRE COUNTRY PROPERTY</b>          Brick farmhouse Circa 1890 - mechanically updated, great architectural detail, elegantly proportioned rooms - perfect family home in great location. Brand new barn, fenced paddocks - ideal for horse operation or hobby farm. <b>Patrick Bogert* &amp; Sandy Ball*</b>.</p>	 <p><b>CONTEMPORARY STYLE - HUGE APPEAL</b>          Custom built board &amp; batten home on 18 private acres. Many fabulous features; 2 storey entrance, opn concept kitchen/ dining/living opens to deck &amp; screened gazebo. Great country retreat - total privacy-set well back from road. <b>Patrick Bogert* &amp; Sandy Ball*</b>.</p>
 <p><b>BUNGALOW ON CREDIT RIVER</b>          Solid 4 bdrm. bungalow w/lge flagstone terrace o/ Credit River! Impossible to replicate this stunning setting. Land owned on both sides of river. Stroll to Belfountain &amp; just minutes to Caledon Ski Club, trails &amp; 10+ golf. <b>Patrick Bogert* &amp; Sandy Ball*</b>.</p>	 <p><b>NEW PRICE</b>  <b>22.7 STUNNING ACRES</b>          Rolling hills, fields, bush, pond &amp; scenic trails make this a very special property. Enjoy year round living or as a weekend retreat. Very well maintained 3+1 bdrm, family home. Located on a paved road amongst equestrian farms - plenty of potential &amp; just 15 mins. to 3 ski clubs &amp; 10+ golf courses. Easy to show <b>Sandra Brianceau*</b>.</p>	 <p><b>NEW</b>  <b>A WAY OF LIFE!</b>  <b>\$489,000.</b> Beautifully presented Cape Cod style home on 2 private acres. 4 bdrms, 3 baths, family room, den, brand new laundry room with w/o to yard, roughed in loft over double garage - perfect for additional 'teenage' space! This is a 10+. <b>Jeff Sine*</b>.</p>	 <p><b>A PIECE OF HEAVEN IN THE HILLS OF MONO</b>  <b>\$349,000.</b> Original blacksmith house - a gem! Wonderful country retreat meticulously maintained w/many updates &amp; plenty of character &amp; charm throughout. Private deck opens to spectacular gardens &amp; rolling hills. Will not disappoint. <b>Patrick Bogert* &amp; Sandy Ball*</b>.</p>	 <p><b>TAKE A SECOND LOOK!!!</b>  <b>\$294,000.</b> Several renovations completed in past weeks; new roof, new chimney &amp; prof. painted main floor make this a fantastic family home on a quiet, "family friendly" street. Also, updated kit., lrg rec room w/gas FP, deck &amp; hot tub, insul. garage/workshop. Just move in!!! <b>Sandra Brianceau*</b>.</p>

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**In-ground Pool 20'x40'**  
 Halton Hills: 13425 Fourth Line

0.5ac: Unique octagonal design. 3+1 bedrooms, 3+washrms, 2 kitchens. LR with FP. Huge rec rm. Fam rm with wood stove. Recent windows, CAC & metal roof. In ground, heated, cement pool (20' x 40'), fenced & landscaped. Parking for 12 vehicles. In-law potential. NE corner 7.




**NEW PRICE**  
**Live in unique work of Art**  
 Acton: 98 Church St., Halton Hills

"Moorecraft". 1896!! Impressive central hall. LR with hrdwd fl, curved wall & FP. Library with pocket doors, hrdwd fl, b/in bookcase & stained glass! 4+ bdrms. 3 WRs. Bsmt with rec rm, 3pc & wine cellar. 1/2 pool. 2 car garage Lot: 132ft x 132' ft !!



**Banquet Hall/DR/Coffee Shop**  
 Fine dining 35 km West of Collingwood. Walk to Georgian Bay. Prominent location on Hwy 26. Turn key operation. Banquet Hall seats 100; DR seats 120; Coffee Shop seats 33. ~5000 sq ft on 1 ac of prime commercial land. Excellent condition. Well designed kitchen & work area. Municipal water, natural gas & sewers! Large paved pkg lot. \$725K

**1 Ac** **Extra Land for Expansion** **Frontage on 2 roads**  
 Meaford: 365 Sykes Street (Hwy 26)



**\$549,000!** **50 Ac**  
 This is it! Character home on park/camp-like 50 acres North of Rockwood on paved rd 3+1 bdrm, 2 washrms. Open concept, Great rm with cathedral ceiling & skylights. Geo Thermal furnace. Drive shed (~44'x30') with guest apt. Pole barn. Pond, trees, stream!!!

**+ DRIVE SHED + POLE BARN**  
 Guelph-Eramosa: 5643 Seventh Line



**3 yrs old** **1Ac**  
 Guildcrest home/03 ~ 1650sqft. Paved rd. Nat gas & mun water! Tertiary septic! Open concept. MF laundry. Work shop/den in bsmt. Owned HWT & WSft. CAC & CVAC. 200 amp. Rogers cable & hi-speed Sympatico, available. Near Erin. 15 min to G'town & GO.

**Open House: Sun 24 Sept 3-5 pm**  
 Erin: 5394 Eighth Line



**Industrial/Res M1**  
 Zoned Rural Industrial Large, 5+1 bdrm, 3 wash-room home on ~1 acre, W of Acton. New windows, doors, eaves/soffits, deck, attic insulation, natural gas furnace, 200 amp, CVAC & survey. LR with wood burning FP. Large kitchen. Fam rm with w/o to deck, door to laundry room/3 pc & gar. Shop (~35' x 17'). Ground prepared for new 4000 sq ft shop. \$499,000

**NEW** **~ 1 Ac** **PARK YOUR TRUCK @ HOME!**  
 Rockwood: on Hwy 7: Home + Shop



**Dream Shop/Offices/Games Rm** **Separate Barn**  
 Fab 5.25ac estate w over 4000 sqft of living space. Barn (40' x 24') w 3 oak horse stalls. Out building (2,700sq ft w heat & CAC) divided into: games rm (756 sq ft); shop (1270 sq ft) w 2 offices & 2pc & utility gar (675 sq ft), all in excel condition. Loc on private parcel w stream & 2 ponds. Just N of Oustic & 5 min E of Fergus. ~35 min to Georgetown & GO.

**5.25 Ac** **GARAGES FOR 7 CARS!**  
 North of Rockwood: + Shop & Barn



**NEW**  
 Charming 3 bedroom, 2+washrooms on 46' x 100' lot. Ceramic floor from foyer through kitchen with w/o to interlocking brick patio. Bay window. New, tastefully finish rec room. Recent: berber carpet; garage door, shed, ELFs, pot light & mirror. roughed-in wshrm in bsmt. Landscaped & fenced. Wide driveway. Clean. Non smoking. No pets.

**1.4 Ac** **Zoned Automotive**  
 Erin: 2 superior Hi-Teck industrial facilities, (130' x 80' & 40' x 80'), a total of 14,400 sq ft (~800 sq ft office) on 1.4 acres, zoned M1 with outside storage. Crane rails for 3 ton cranes. Heated

**Industrial M1**  
 Erin: 2 superior Hi-Teck industrial facilities, (130' x 80' & 40' x 80'), a total of 14,400 sq ft (~800 sq ft office) on 1.4 acres, zoned M1 with outside storage. Crane rails for 3 ton cranes. Heated



**NEW**  
 S of Georgetown: Just N of Steeles, 401,407 & Miss. Mature treed lot, 125ft x 292ft. All brick bungalow. 3 bdrms, 2 WRs. Double garage. Renovated eat-in kit. Oak cabinets. DR & LR with walk out to deck overlooking a mature forest. Excellent location.

**Open House: Sun 24 Sept 2-4 pm**  
**Hosted by Drago Stefanovic**  
 Halton Hills: 8413 Eight Line



**NEW**  
 2 year old, spacious stone & brick home, on 58' x 132' lot near Cawthra & Lakeshore. 2 kitchens, 6+4 bdrms, 6 washrooms. Beech hardwood floors. Separate entrance to bsmt. 9'+ ceilings on all 3 levels. Bay windows, pot lights, granite counter tops. Park +. Walk to Lake, plaza, schools, park, marina & waterfront trail. \$629K Below assessment!!!!!!!

**6 + 4 bdrms!**  
 Port Credit: 1072 Enola Ave, Miss.



**Industrial M1**  
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with infrared natural gas radiant heat. Reinforced concrete floors. R20 in walls, R30 in roof. Fans. Mercury vapor lights. 16+ ft clear. 7 drive-in doors, 1 pick-up door, 6 man doors, 3 washrms. Lunch rm. 600 volts, 200 amperes, 3 phase. Drilled well. Septic, 2002. Paved driveway & parking lot. Fully fenced. 2 gates. Security system. Extra insulation in the 40ft x 80 ft building. Rare zoning at this price. Hwy 401, Trafalgar Rd N, East on 17th SR, Erin, N side. Approx 30 min to 401 at Miss Rd. \$865,000. Far below replacement cost. Lease: \$4/sq ft +TMI