

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



RE/MAX REAL ESTATE CENTRE INC.

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GO TO www.davekrause.com www.mikekrause.ca
E-MAIL dkrause@trebnet.com mkrause@trebnet.com

What Is A Miracle Home?

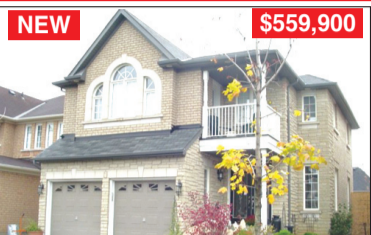
When we assist you in Selling or Buying your home, we donate a part of our commission to Sick Kids Hospital. Why not make your home a 'Miracle Home'. Give us a call today.



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

GEORGETOWN SOUTH

OPEN HOUSE - SUN. 2-4 P.M. ~ 33 CHAPLIN CRES., GEORGETOWN



NEW \$559,900
GEORGETOWN SOUTH NEWER EXECUTIVE MODEL HOME!
This approx. 3000 sq. ft. home has all the upgrades and shows unbelievably! Features hrdwd flooring and ceramics on 45 degree angle throughout main level, 5 spacious bdrms all with hrdwd flrs, 5 wsrms, balcony, gorgeous master bdrm with oversized shower and jacuzzi soaker tub, amazing kit. with maple cupboards and w/o to private yard with onground pool surrounded by cedar decking. Fin. bsmt features laminate flooring, 6th bdrm, 3 pc wsrms, games area and rec area, pot lights. This one is on a quiet crescent, walk to schools and parks. A must see! Call The Krauses.



\$369,900
BRAND NEW GEORGETOWN SOUTH BEAUTY
Spectacular detached 3 bdrm, 3 wsrms, over 2000 sq. ft. never lived in home featuring 2nd level family room with w/o to balcony, ensuite & w/i closet in spacious mstr bdrm, gas fireplace in living room, spacious dining room and kitchen offers pantry, w/o to yard and ceramic flooring, 9 ft ceilings, m/f laundry. This one shows great! Call The Krause* for more details.

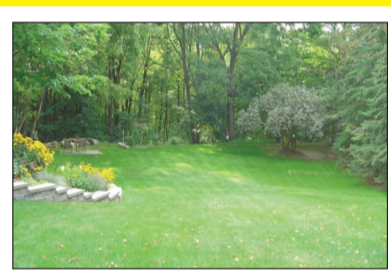


Another Georgetown South Home
SOLD
BY THE KRAUSE TEAM
24 KILLALOE CRES., GEORGETOWN
Why not let us sell yours too?!

RAVINE



\$439,900
DETACHED RAVINE BEAUTY - BACKING ONTO GOLF COURSE
This newly renovated home is gorgeous and backs onto prestige North Halton Golf Course in Georgetown! Features 3 bdrms, 3 wsrms, garage, professionally landscaped gardens, approx. 336 ft deep lot with ravine, all newer windows, aluminum roof, newer siding, soffits/fascia and eaves. Hardwood flooring throughout main level, pine floors upstairs, mstr bdrm views ravine and has ensuite, his/her closets and w/o to balcony, gorgeous views, close to all amenities and park area. Town water & sewer, gas heat, c/a/r. This one is a real charmer. A must see! Priced at \$439,900. Call The Krauses for more information.



\$849,900
4 ACRES OF PRIVACY - BACKING ONTO RAVINE AND SILVERCREEK
Located in the Glen Williams, this 5 bdrm estate home offers 1/2 pool and hot tub, lots of decking overlooking ravine and creek, mature trees, pine and wood flrs throughout, oversized eat-in kit. with w/o to deck. Newer mstr addition views river & ravine has ensuite and w/i closet, family rm has wood FP, library on main level, spacious living and dining rms, w/o to yard, spiral staircase, newer roof, town water, gas heat, paved road, prof. landscaped gardens, 2 car garage. Surrounded by trees, bush and the creek. Call The Krauses for more information.



\$389,900
OVER 1 ACRE WITH RAVINE...
and backing onto golf course, located in Georgetown. This 3 bdrm, 2 wsrms older unique character home backs onto North Halton Golf Course and features many newer renovations inside including kit. and wsrms, some original wood flrs and trim. Large family room addition with hardwood flooring, gas FP and w/o to huge deck overlooking prof. landscaped gardens and ravine. Property is approx. 470 ft deep and goes back through the ravine all the way to the 12th hole fairway! Other features include partially finished rec room, newer furnace, m/f laundry, french doors, c/vac, gas bbq hook-up, town water and sewer. Truly a gorgeous property and home is in an excellent location! Call The Krauses for more information.

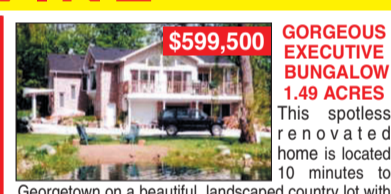


RAVINE

DETACHED



\$489,900
COMMERCIAL ZONING - 2 HOUSES AND THE CREDIT RIVER!
You've gotta check this one out! Offering one amazing property with endless possibilities. Located in the prestige village of Norval with Highway 7 exposure, some commercial zoning, 2-3 bdrm houses with aluminum roofs, main house offer over 100 years of character including original pine floors, some newer windows high baseboards, decorative cast iron fireplace, wood stove, sep. hydro meter, approx. .58 acres. Lots of parking and backing onto the Credit River. This property is gorgeous. Call The Krauses* for more information.



\$599,500
GORGEOUS EXECUTIVE BUNGALOW 1.49 ACRES
This spotless renovated home is located 10 minutes to Georgetown on a beautiful landscaped country lot with 2 ponds! Features over 4200 sq. ft. with finished w/o bsmt, 2 kitchens, 4+1 bdrms, 2 car garage and additional 400 sq. ft. workshop, wood floors and ceramic tiles, sunroom with w/o to wrap around balcony and decking overlooking the property! Great for your morning coffee! Very private, well treed, creek runs through the property. Most newer windows, wood stove in family rm, paved road, mstr bdrm offers w/i closet and 5 pc ensuite. A gorgeous country retreat in your own backyard! Call The Krauses for more information.



\$349,900
POOL
STUNNING BACKYARD
Are you looking for privacy and an i/g pool? Look no further. This 3+1 bdrm, 3 wsrms, fin rec room with wet bar house is all done and ready for you to move in! Features prof. landscaped yard, some newer windows, spacious bdrms, mstr has ensuite, hardwood flooring in all upstairs bdrms and living, dining rms, newer kit renovations with w/o to yard, laminate flooring, lots of cupboards and Heartland antique style stove. Fin rec room features wood stove, laminate flooring, bar and wsrms with oversized jacuzzi tub and shower. Excellent value in a great area of town! Call The Krauses for more information.



NEW \$899,900
CUSTOM BUILT EXECUTIVE ALL BRICK HOME
Located on 1 acre of land in town, this 4+1 bdrm, 3 wsrms, 2 car garage home is gorgeous and features oak flooring and ceramics throughout main level, oversized eat-in kitchen has pantry, breakfast bar and loads of cupboards. Main floor features library, living, dining and family rooms, mstr bedroom has 6 pc ensuite and w/i closet, wood flooring throughout upstairs. Finished rec room has woodstove, games room, 5th bdrm and lots of storage area. This one is gorgeous and in a great area. Call The Krauses for more information.



\$269,900
POOL
GORGEOUS 4 BDRM DETACHED HOME WITH INGROUND POOL!
This spacious home shows great and is located in Acton across from public school and parks! Features fully fenced yard, eat-in kitchen with laminate flooring and w/o to yard. 2 wsrms, hardwood flooring, finished rec room with gas fireplace, single car garage, mud room entrance at front of house, ceramic foyer foyer, large 60 x 110 ft deep lot. This home offers a great value and the pool is excellent to beat the heat! Call The Krause Team right away for more information.

SEMI

DETACHED

LAND



Another Georgetown Home
SOLD
BY THE KRAUSE TEAM
41 ONTARIO ST., GEORGETOWN
Why not let us sell yours too?!



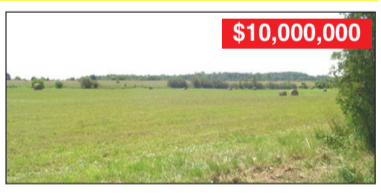
1ST AD \$277,900
QUIET CUL-DE-SAC NEWER GEORGETOWN SEMI
This gorgeous 3 bdrm, 3 wsrms, single car garage home shows excellent and features private oversized yard with no homes behind! Spacious eat-in kitchen has ceramic flooring and w/o to yard, new laminate flooring in living and dining rooms, finished rec room has 3 pc washroom and lots of storage. This one is a must see! Call The Krauses for more information.



\$409,900
SPACIOUS NEWER DETACHED ON QUIET CUL-DE-SAC
Located in an excellent area of town, this 3 bdrm, 3 wsrms, 2 car garage home is gorgeous and features wood flooring in living, dining and family rooms, gas fireplace, large eat-in kitchen with ceramic flooring, w/o to fully fenced yard and patio with gazebo. Also features ensuite in mstr bedroom with soaker tub and sep. shower, w/i closet, close to schools, shopping and parks. This one is an excellent family home! Call The Krauses for more information.



\$229,900
DETACHED 2 FAMILY HOME + SOME COMMERCIAL ZONING
This lovely home is located in Acton in the downtown area and features 2 separate living quarters both with their own entrances. 1-1 bdrm apartment and 1 - 2 bdrm unit + commercial zoning! Other features include all new ceramic flooring throughout main level, newer wsrms renovation with jacuzzi tub, private yard with deck. This one shows great! Call The Krauses for more information.



\$10,000,000
LAND ADJACENT TO THE URBAN BOUNDARY
This approx 50 acres is located adjacent to the urban boundary of Georgetown "South" on the Ninth Line. This property is NOT IN THE GREENBELT. Listed for \$10,000,000. Call Dave* or Mike Krause* for more information.

COMMERCIAL



\$129,900
TURNKEY OPERATION - BUSINESS OPPORTUNITY
Be your own boss. The newly renovated "Bronze Salon & Spa" is a spa and tanning salon all in one. Acton has expanded greatly in the past couple of years & so has the Bronze Salon & Spa with over 1600 steady customers and growing everyday. This is a true "turn key operation" - just move in and 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 plus furniture. Total cost of equipment & reno \$130,000. Goodwill of business "Priceless". Priced at \$129,900. Call The Krauses to view.



NEW \$7.50/SQ FT
COMMERCIAL SPACE FOR LEASE
1600 sq. ft. renovated space with 2 offices, sitting area, wsrms and 14 ft garage/truck bay door! Lots of space for your business. Asking \$7.50/sq. ft. + TMI. Call The Krauses for more information.



NEW \$119,900
CLASSY ESTABLISHED HAIR SALON & SPA
Why work for someone other than yourself? Attention Hair Stylists! Own your own Business! This salon is located in a newer Georgetown Plaza, on Hwy. #7. Tons of parking! This salon has 3 dressing chairs, 1 full aesthetic room and is beautifully decorated with modern colours and an European flair. Salon has a solid clientele that is only growing everyday. over \$100K in leasehold improvements. Just walk in and set up shop! Call The Krause* for more information.

NEW PRICE \$3500/MTH
3000 SQ. FT. COMMERCIAL SPACE - FOR LEASE
Located in Georgetown on Highway 7 this space is waiting for your business! Features: high ceilings, 2 wsrms including showers, some laminate flooring, Highway 7 signage, lots of parking. A great value in an excellent building and area of town. \$14/sq. ft. + t.m.i. Call The Krause* for more information.

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