

# Making your home more energy efficient has plenty of benefits

Making your home more energy efficient isn't just good for the environment, it can also help make your home more comfortable, keep your family healthy and reduce your utility bills in every season.

Regardless of where you live or the type of house your family calls home, Canada Mortgage and Housing Corporation (CMHC) offers the following energy-saving tips you can use to save money, protect the environment and reduce your household energy use by as much as 47 per cent:

- Draft-proof everywhere! This includes foundation walls, attic hatches and doors, around window and door frames, at ceiling penetrations around

light fixtures and wiring, and at service penetrations through the exterior walls.

- Upgrade to more energy-efficient windows. The most energy-efficient choices are high-performance windows with selective glazing such as double-glazed windows with a low-e- coating, argon gas fill and insulated spaces and frames.

- For new and existing windows, seal the joint between the window frame and wall and keep weather stripping and storm windows in good repair.

- Make sure your foundation, exterior walls, roof and attic are well insulated. If you are insulating the foundation from the inside, most building codes require a moisture barrier on the wall and an air

and vapour barrier on the warm side of the insulation.

- Cover hot water pipes within three metres (nine feet) of the hot water tank with pipe insulation. If possible, insulate all accessible hot water pipes and cover electric hot water tanks with an insulation blanket.

- Install programmable thermostats to lower the temperature at night and during the day when you aren't home, unless you have winter humidity problems, such as window condensation.

- Replace older refrigerators, freezers, electric ranges and dishwashers with newer Energy Star rated models.

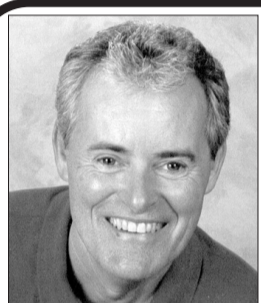
- Switch to fluorescent, compact fluorescent and task lighting where possible.

- If your home has a fireplace or woodstove, replace or repair leaky dampers and chimney flues.

- To save both energy and water, install faucet and shower flow restrictors, low-or dual flush toilets and front-loading clothes washers that reduce water heating loads.

For more information or a free copy of the Renovating for Energy Savings series or other fact sheets on owning, maintaining or renovating your home, call CMHC at 1-800-668-2642 or visit their website, [www.cmhc.ca](http://www.cmhc.ca).

For more than 60 years, CMHC has been Canada's national housing agency and a source of objective, reliable housing expertise.



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Broker of Record\*\*\*

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**OPEN HOUSE - SUN. 2-4 PM**  
231 Barber Drive, Georgetown South



**WANT A POOL?**  
Welcome to the perfect pool - an outdoor centerpiece to the most exquisite home. "Fernbrook" built 4 bdrm home with underground sprinkler system. Oak hrwd flooring, oak staircase to finished bsmt, complete with washroom and bar, main floor office, 4 bathrooms, custom oak kitchen overlooks pool area. Main floor family room with fireplace. Wonderful family home in great neighbourhood. Call today and ask for Glenn\*. \$439,900. WW-1020

**OPEN HOUSE - SUN. 2-4 PM**  
32 Oak Street, Georgetown South



**JUST MOVE IN!**  
Quick closing available! This 4 bedroom "Westminster" model is professionally landscaped. Large oak eat-in kitchen with a butler's pantry, separate dining room, ceramic foyer, oak staircase. Large master with walk-in closet and 5 pc ensuite with soaker tub. Sunken oak floored family room with gas fireplace. Basement walk-out to greenbelt. 10+++ Call Glenn for an appointment to view. Asking \$449,000. WW-1019



**LINDA ELSLIE**  
Sales Representative\*



**TONY FITZSIMONS** **JENNIFER ELSLIE**  
Sales Representative\* Broker\*\*\*



**GLENN SPROULE**  
Sales Representative\*

**OPEN HOUSE - SUN. 2-4 PM**  
13366 10th Sideroad at Ashgrove



**FEELING CLOSED IN?**  
Enjoy long views in every direction. Splendid raised bungalow on 1/2 acre, close to town. Immaculate in every way. Brazilian cherry hardwood floors in LR, hallway and 3 bedrooms. Beautifully updated bathrooms with porcelain. Huge kitchen with abundant oak cabinetry and counterspace and w/o to deck. Generous family + utility rooms on lower level are very bright with large above grade windows. Asking \$389,400. Call Linda\* or Diane\* to view 905-873-8839 ext 3 or 647-228-9711. WW-1024

**NEW PRICE** **COUNTRY**



**NEW HOUSE FOR THE NEW YEAR!!**  
Move right into this terrific family home early in the new year! Quick closing available!! 3 good size bedrooms, main floor family room with woodburning fireplace and sliding door w/o to huge deck and fabulous park-like setting. Separate dining room, eat-in kitchen, main floor family room, 3 bathrooms and triple car garage and long paved driveway. Ballinafad location!! Call Bruce\*\*\* for an appointment to view. \$535,000. WW-1008

**OPEN HOUSE - SUN. 2-4 PM**  
23 Rachlin Blvd., Acton



**A FLOOR PLAN TO FLOOR YOU!**  
Beautiful 3+1 bedroom, 3 bath backsplit in new Acton subdivision. Highly customized with eat-in kitchen, main floor office, formal combined living and dining room with gleaming hardwood floors, three spacious bedrooms, and 3 full bathrooms. Totally finished lower level with a bedroom, bathroom, and stunning rec room. Great family sized home finished in the most current décor! Call Jennifer\*\*\* or Tony\* to see! Well priced at \$304,900. WW-1022

**OPEN HOUSE - SUN. 2-4 PM**  
12890 8th Line just north of 22 SR



**5 ACRES - ESCARPMENT PROPERTY!!**  
**GLEN WILLIAMS**  
Beyond Suburbia!! Discover the world of country living in this fabulous country bungalow. One owner home kept in wonderful condition. Large principal rooms, 2 stone fireplaces, top quality carpeting. Large sun room addition, 4 bedrooms in all plus 2 bathrooms, finished family room (knotty pine) with huge picture window and walkout from basement level. Separate 3 car garage. Long country views - privacy. Peaceful living's just minutes away. First time offered!! \$659,900. Ask for Glenn\* or Bruce\*\*\*. WW-1000



**WOODED RAVINE LOT SEPARATE INLAW SUITE**  
Fabulous finished basement with one bedroom in-law apartment and w/o to private patio. Wonderful floor plan with 4 large bedrooms, 3 bathrooms, 9' ceilings, quality ceramics and carpeting, main floor laundry. Huge eat-in kitchen with adjoining open concept family room and gas fireplace. Big balcony overlooks spectacular wooded area, located at the end of a quiet cul-de-sac. Call now and ask for Glenn\*. \$549,900. WW-1013



**SOLD by WILDWOOD REALTY!! Who's Next?**  
**40' x 70' WORKSHOP 6000 SQ. FT. LUXURY HOME**  
This luxurious 6,000 square foot estate home on 5 acres includes so many unexpected pleasures. Elegant dining room, fully equipped kitchen and family room, sunken living room, high vaulted ceilings, massive windows, gleaming hardwood floors, top quality carpets, 4 big bedrooms (master has 5 pc. ensuite bath) and walk out to huge sun deck. Completely finished basement, bright and beautiful with big windows, sliding door walkouts and luxury one bedroom in-law apartment with separate entrance. 40' x 70' shop with 16' interior height (14' overhead doors) and 40' x 24' storage loft. Edge of Town location on private road. Distinguish yourself. Prepare for the ultimate showing!! \$939,900. Ask for Bruce\*\* or Linda\*. WW-980



**ESCAPE THE RENT MONSTER**  
Get rescued in this easy to own bungalow close to hospital, fair grounds and library. Squeaky clean home with large eat-in kitchen with w/o to deck and yard. Basement has family room with gas fireplace. END RENT NIGHTMARE. Easy financing. Call George Scott\* 416-663-3333. Priced to sell at \$299,900. WW-1021



**HOME IS WHERE THE BARGAIN IS!!**  
The BUY you've been waiting for is waiting for you at 16 Riverview Crescent. New custom kitchen with stainless steel appliances and walk out to huge deck with panoramic view. New roof, newer windows, walkout basement. 4 bedrooms, 2 bathrooms. Not a drive by. This home shows extremely well. Older established neighbourhood - \$259,900. Ask for Glenn\*. WW-1023

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When You Purchase Your Home Through Me And You're Not Completely 100% Satisfied For Any Reason ... I'll Sell It For FREE ... It's Just That Simple!!

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