

# 3RD CONSECUTIVE YEAR: WE SOLD OVER 120 HOMES AGAIN IN 2006. THE BENEFIT TO YOU: WE GET RESULTS!



**SOLD**  
**KRAUSE**  
Sales Representatives  
**RE/MAX**

**RE/MAX REAL ESTATE CENTRE INC.**  
**905-877-5211** Toll Free 1-800-834-5516  
GO TO [www.davekrause.com](http://www.davekrause.com) [www.mikekrause.ca](http://www.mikekrause.ca)  
E-MAIL [dkrause@trebnet.com](mailto:dkrause@trebnet.com) [mkrause@trebnet.com](mailto: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.



## GEORGETOWN SOUTH DETACHED

**\$467,900** Another Georgetown South Home **SOLD** BY THE KRAUSE FAMILY  
21 OAK ST., GEORGETOWN

**Why not let us sell yours too?!**

**1ST AD \$480,000** SPACIOUS GEORGETOWN SOUTH BEAUTY  
This 4+2 bdrm, 2 family room approx. 3000 sq. ft. home shows great and features hardwood and ceramics on main level, 2 gas fireplace, large eat-in kitchen with w/o to private fenced yard, spacious living, dining and family room. Mbr features dbl door entrance, w/ closet and full ensuite with sep shower and soaker tub. Prof. finished rec room has 2 bdrms and 3 pc wsrn, m/f laundry. Walk to schools, shopping and amenities. This one has it all! Call The Krause Family.

**Why not let us sell yours too?!**

Another Georgetown South Home **SOLD** BY THE KRAUSE FAMILY  
29 HARRIET ST., GEORGETOWN

**Why not let us sell yours too?!**

**NEW \$399,000** OLD DOWNTOWN PARK AREA CHARMER!  
This lovely 3 bdrm, 4 wsrn, 2 car garage, detached home is set on a lovely, well treed private resort-like backyard lot with oversized party deck and features hardwood flooring on all levels, including finished w/o bsmt rec room and all bdrms, large eat-in kitchen has w/o to yard, mbr features w/ closet and 4 pc ensuite, 2 fireplaces, spacious room sizes, lots of upgrades, walk to many schools, parks, library, restaurants, churches, etc. in the preferred character area of town. Call The Krause Family for more info.

**Why not let us sell yours too?!**



Another Georgetown Home **SOLD** BY THE KRAUSE FAMILY  
36 CALLAGHAN CRES., GEORGETOWN

**Why not let us sell yours too?!**

**1ST AD \$419,900** STUNNING NEWER ACTON BEAUTY  
This spotless well cared for approx. 2700 sq. ft. home is located in the lovely ever growing popular community of Acton and features hardwood floors in living and dining rooms, oversized eat-in kitchen with loads of cupboards, ceramic flooring, breakfast bar and w/o to fully fenced large backyard and party sized approx 24 x 18 ft deck! Spacious family room has pot lights and gas fireplace, mbr features w/ closet, 5 pc ensuite with soaker tub and sep shower, 2nd bdrm has 4 pc ensuite, 3rd and 4th bdrm are large in size and have semi-ensuite Jack and Jill wsrn, bsmt is all roughed in with 5th bdrm area, bar area and large entertainment area. This one shows excellent and is on a quiet street, ready for your family. Call The Krause Family for more details.

**Why not let us sell yours too?!**

**NEW \$369,900** NEWLY RENOVATED WITH HEATED INGROUND POOL!  
Located on a quiet street near schools, shopping and amenities, this 3+1 bdrm, 2 wsrn, 2 kitchen home has everything done to it, separate entrance to basement in-law suite, new hardwood flooring in living and bdrms, newer kitchen and dining room renovations, single car garage, most newer windows and doors, finished rec room with spacious in-law suite featuring eat-in kitchen, 4 pc wsrn and large living area. Amazing lot with inground heated pool all redone in 2006 including liner, pump, skimmer and cover. Lots of decking for entertaining, parking for 6 cars. This one is ready for you to move in. Call The Krause Family for more information.

**Why not let us sell yours too?!**

Another Acton Home **SOLD** BY THE KRAUSE FAMILY  
84 BEARDMORE CRES., ACTON

**Why not let us sell yours too?!**



**3 YEAR OLD CUSTOM BUILT HOME**  
Situated on 2 acres with creek running through. Open concept main floor with Mennonite crafted maple kit., walk-in pantry, kit. is open to great room with gas FP & w/o to patio. Features heated slate and wood floors. 2nd level features 2 bdrms, laundry rm, main bathroom has corner whirlpool tub and sep. shower. Bright main floor, one bdrm in-law suite with 3 pce bath, kit. and living area. Basement is unfinished but also has heated floor. Oversized dbl car garage with entrance to home. Call The Krause Family.

## DETACHED

**\$224,900** 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 wsrn renovation with jacuzzi tub, private yard with deck. This one shows great! Call The Krause Family for more information.

**\$859,900** CUSTOM BUILT EXECUTIVE ALL BRICK HOME  
Located on 1 acre of land in town, this 4+1 bdrm, 3 wsrn, 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/ 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 Krause Family for more information.

**Why not let us sell yours too?!**

Another Georgetown Home **SOLD** BY THE KRAUSE FAMILY  
33 MOWAT CRES., GEORGETOWN

**Why not let us sell yours too?!**

**NEW \$699,900** HISTORIC COMMERCIAL BUILDING - IN GEORGETOWN  
Are you looking for an excellent building and location for your business? If yes, here it is. This lovely charming building offers a prestigious old downtown location on a large 94 x 132 ft lot with parking for 10 vehicles, lots of newer renovations, approx 4700 sq. ft. of space. Lots of charm, character and history as the building was built in 1876 as a Methodist Church. Many different possibilities and uses - most recently was used as a fine dining restaurant and bar. An excellent area and value for your business needs. Take pride in ownership. Why pay rent? Call The Krause Family for more information!

**Why not let us sell yours too?!**

**1ST AD** INDUSTRIAL BUILDING IN GEORGETOWN  
This 16,000 sq. ft. free standing industrial building is located near the "GO Train" in central Georgetown. 6,000 sq. ft. leased out, 10,000 sq. ft. available to lease at 6.50 sq. ft. Includes 1 dock level, 1 truck door, radiant heat, lots of natural light & attractive entrance. Also available for sale for \$1,100,000. Call The Krause Family for your personal tour.

**Why not let us sell yours too?!**

## RAVINE

**\$389,900** OVER 1 ACRE WITH RAVINE...  
and backing onto golf course, located in Georgetown. This 3 bdrm, 2 wsrn older unique character home backs onto North Halton Golf Course and features many newer renovations including kitchen 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 sewers. Truly a gorgeous property and home in an excellent location! Call The Krause Family for more information.

**Why not let us sell yours too?!**

**\$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, prof. 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/air. This one is a real charmer. A must see! Call The Krause Family for more information.

**Why not let us sell yours too?!**

**NEW PRICE \$799,000** 4 ACRES OF PRIVACY ~ BACKING ONTO RAVINE AND SILVERCREEK  
Located in the Glen Williams, this 5 bdrm estate home offers I/G 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/ 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 Krause Family for more information.

**Why not let us sell yours too?!**

Another Country Property **SOLD** BY THE KRAUSE FAMILY  
13999 TRAFALGAR ROAD

**Why not let us sell yours too?!**



**Why not let us sell yours too?!**

## TOWNHOUSES

**1ST AD \$215,900** LOVELY UPDATED TOWNHOUSE ~ IN GEORGETOWN  
This 3 bdrm, 2 wsrn, single car garage home shows excellent and features new laminate flooring in living and dining rooms, eat-in kitchen, finished w/o bsmt with broadloom and ceramics, private patio and yard with views of treed area, ceramics in foyer and 2 pc wsrn. Lots of money spent inside this beauty. A great family home in an excellent area of town. Call The Krause Family for your personal viewing.

**Why not let us sell yours too?!**

## LAND

**NEW \$979,000** WORKING FARM FOR SALE  
This 91.7 acre farm NOT LOCATED in the GREENBELT is located just west of Marsville on Dufferin County Rd. 3. Features includes large home with a family room addition in 1988. Most new windows, main floor laundry & eat-in kitchen. The buildings include a 60x65 steel clad bank barn, a 5200 bushel grain barn with a mix mill and a 100 x 54 ft steel clad drive shed with 4 large doors, one being 15.5 ft high x 16 ft - suitable for tractor trailer. This is one of the nicest workable farms in West Garafraxa. Priced at \$979,000. Call The Krause Family for your personal viewing.

**Why not let us sell yours too?!**

**NEW \$529,000** HOBBY FARM 5 MIN. FROM GEORGETOWN  
2 great options - one amazing property. Option 1: Build your dream home on approx. 12 acres of land in Ballinacra, Halton Hills, offering 2 paved road frontages, lots of mature trees, flat lands, barn, garage a 5 minutes to Georgetown and Acton. A great location and an excellent property only 15 min. 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 The Krause Family for your personal viewing.

**Why not let us sell yours too?!**

**\$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 The Krause Family for more information.

**Why not let us sell yours too?!**



**Why not let us sell 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