

Love the ponds & treed areas of this beautiful 30 acre gentleman's farm just west of Campbellville. Lovingly renovated stone home includes huge family room with fireplace, spacious country kitchen, formal dining room with lovely design detail. 4 bedrooms & lots of extras. Excellent bank barn. \$285,000.

> Willie Essery F.R.I., or Louis Guzy (519) 836-6562 or (519) 836-5302 CALL COLLECT Royal City Realty Ltd. (519) 824-9050



PRIVATE SALE

Campbellville Two storey, 2,300 sq. ft. home with aluminum

siding on picturesque one-half acre lot; mature trees and shrubs; 3 bedrooms, 2 baths, separate dining room, two corner stone fireplaces, main floor laundry room and family room with walkout to deck; new separate two car garage. PLUS MANY EXTRAS. Appraised value \$136,500.

Asking \$126,500

Telephone 854-0257 Weekends and after 6 p.m. Weekdays



CHARMING HOME ON TREED LOT IN QUIET OLDER MILTON

Spacious eat-in kitchen, family room with fireplace and walkout to deck, large dining room and living room with cathedral ceiling, 3 bedrooms, private backyard, close to schools and shopping.

> Call 878-5825





Jackie Verdurmen

What difference does it make to my wife and myself how we register the title of our new home? Should it be as "Joint Tenants" or "Tenants-in-Common?"

The feature that most distinguishes "Joint Tenancy," is when two people hold land in "Joint Tenancy" and one of them dies, his interest in the property passes to the other automatically and not to his heirs. This feature is called the "right of survivorship." Tenants-in-Common pass their interest to their estate on death and not to the other persons with whom they share this method of ownership. What is the average length of time it takes to

sell a house in Milton right now? Based on MLS statistics, the average length is 56

Questions on Real Estate may be sent to Real Estate Corner, c/o The Canadian Champion. When necessary, Jackie Verdurmen will check with the experts to answer your inquiries.

Royal City Realty Limited

876-1156

TOR. LINE (416) 800-268-5048



The Sign of the Times...

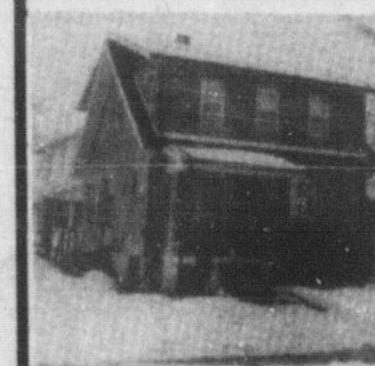


Joyce Scott 878-1526



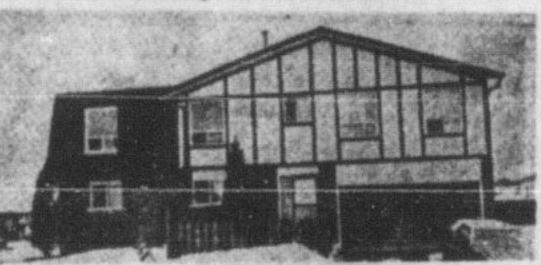
878-4944

Eva Gooding 876-1641



\$46,900 - CITY OF GUELPH 141/2%

Vendor will hold mortgage for 2 years. Located close to schools, parks and shopping this 2 storey brick home has features you can't afford to overlook. Eat-in kitchen, large dining room and living room. 4 bedrooms, attached garage. Home in excellent repair with hardwood floors throughout. Geoff-Glass (519) 824-9050 or (519) 823-2436.



EXCELLENT BUY Close to Kennedy Road, lovely large 4 bedroom home has 2 pc. ensuite, walk-in closet, dressing area. Large kitchen, close to all schools. Good shopping and a super recreational centre. This home has been priced to sell. Asking \$84,900. 876-1156 or Res. 878-1526.



AN EXCELLENT OPPORTUNITY

Brick 4-plex and 1250 square feet Commercial store in downtown Acton. Best investment in town. Asking only \$64,700. Call Gerry Rotzel, office 877-6296 or home 877-3196.

A POSITIVE BARGAIN

25 acres with 678 foot frontage. Build your own castle and make your own farm, just minutes from Georgetown. Asking \$77,900. Call Gerry Rotzel, office 877-6296 or home

MILTON - ESCARPMENT VIEW

2/3 of an acre 150' frontage paved road. Good homes in area. Minutes from shopping and all schools in Milton. Vendor must sell this property. Asking \$45,000. Call Joyce Scott at 876-1156 or Res. 878-1526.

LARGE FAMILY WANTED - \$74,500

Excellent 3 bedroom home with large LR, DR and eat in kituren. You'll love the main floor family room with fireplace! Att. garage and fenced lot. Existing 10%% mortgage of \$50,500! To view, call Glorya or Cam Eades 877-5296.

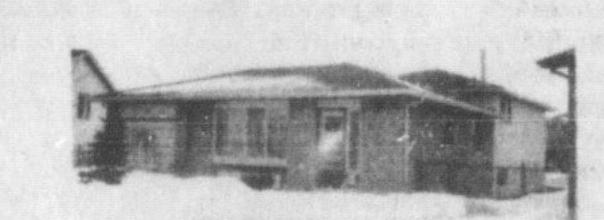
LAND FOR THE COMMUTER

Milton-Acton-Georgetown are all within easy reach of these 6.2 acres. 1,000 white 3 year old Pine Trees surround the property. Vendor will consider taking back a 1st mortgage. Don't miss out. Call Joyce Scott at 876-1156 or Res. 878-1526.



DETACHED BRICK BUNGALOW

Features: Superb financing at 11% until August 1985. Broadloom throughout, eat-in kitchen, 3 bedrooms, listed at \$76,900. Please call Eva Gooding at office 876-1156 or home



DO YOURSELF A FAVOUR View this three bedroom backsplit complete with family room, large kitchen, superior landscaping, fenced yard and

ideal location. Call Bill Currie 876-1156 or 878-4944. M-01 **MUST BE SOLD QUICKLY** Frame vinyl bungalow, 5 small bedrooms, detached double

garage on nearly 3 wooded acres, close to 401 and Milton. This is a terrific buy! Owner will take back large first mortgage at 12% interest rate for 3 years. Price drastically reduced to \$89,500. Call Gerry Rotzel, office 877-6296 or home 877-3196.

NEW LISTING - IDEAL BACHELOR HOME Unique home overlooking the Credit River in Belfountain LR with airtight stove and sleeping loft, borm with hot tub and bar adjoining. Eat-in kitchen. Recently renovated. Close to Caiedon Ski Club. 20 min. to 401. Well treed. Asking \$87,500. Glorya or Cam Eades 877-5296.

"STATELY OLD HOME" This fine old home is situated on 25 acres of valuable land in the Twp. of Erin. Large bank farm, close to Trafalgar Rd. Vendor retiring. Asking \$150,000. Call Gerry Rotzel, office

"ARISE AND SHINE"

877-6296 or home 877-3196.

Shelbourne-Campers only need apply, these 5.8 acres are for recreational purposes only. Grand River flows through the property, gorgeous large Pine and Cedar trees adorn this property. Asking \$18,500. Call Joyce Scott 876-1156 or Res.

REALTY MARKET SHOWS SIGNS OF STRENGTHENING

The real estate market appears to have passed the low point in the current cycle, and is slowly regaining some strength and vitality, according to J.T. Blair Jackson, Executive Vice-President of CENTURY

The some 400 offices in the national real estate franchise network reported a nationwide gain of 26 per cent in dollar volume in February over the preceding month and an increase of 17 per cent over the December figures.

Reporting to the Century 21 Real Estate Canada Ltd. Board of Directors, Jackson noted that all regions reported business increases, with some indicating substantial activity.

CENTURY 21 offices in the Atlantic provinces show a 47 per cent rise and the best results since last October. Alberta was up 43 per cent, Ontario 32 per cent and B.C. 26 per cent. The lowest rise was recorded in Manitoba, but even it reported a volume of 10 percent over the previous month.

Century 21 Real Estate Canada Ltd. just commenced franchise operations in Quebec, and comparable figures are not yet available for that province from the corporation's computer.

"Perhaps even more significant," Jackson added, "is the higher ratio of initial offers to purchase that are now being completed. While the three-year average of completed sales was just over 70 per cent, the ratio dropped to 57 per cent last fall. However, in February, the ratio increased to an astounding 79 per cent."

The explanation, he suggested, is the increasing involvement of vendors in helping to finance purchases. Many offers to purchase now occur only after financing arrangements with owners have been

"The result is that while there are fewer sales than some months ago, more are actually being completed."

Vendors are also becoming more realistic about asking prices, and purchasers are aware of the financing costs before making offers. "While the market may not be what it was a year ago, there are unmistakable signs that it has improved over the past month and that gradual strengthening will likely continue into the summer," Jackson

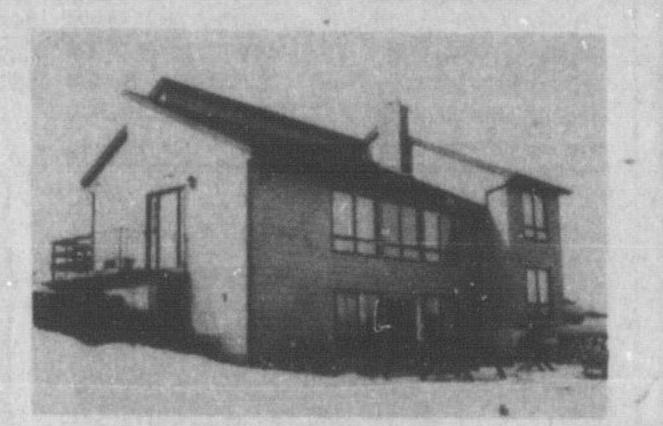


For information on these & other country properties, call JIM NEIL 637-8245 (country office 335-8897).



Britannia/Cedar Springs

4 bdrm. sidesplit with cement heated inground pool. Nicely landscaped acre lot with exceptional country view. Large master bdrm. & den on ground level. Asking \$169,900., good mtge.



Rare Opportunity - River Frontage

Nearly 500' on 12 Mile, 5 acres bush & valley, 20 acres garden soil. Superb view, 2,700 sq. ft. contemporary home. 24' x 40' barn or workshop. Britannia Rd. near Appleby. Asking \$248,000.



6,000 sq. ft. of Living Elegance

on superb 10 acre escarpment property west of Milton. Positioned to capture view of Lake and Toronto skyline, this contemporary antique brick home is unique inside & out. Imported wood. beamed ceilings, a luxury custom home.



Stately Home on 25 Acres

Fully renovated & decorated inside & out, this 3,000 sq. ft. 5 bdrm. home just waiting for the active family. 55' x 48' barn plus driveshed. Asking \$279,000 & vender will assist with financing.

Bayley MacLean

REAL ESTATE LTD.

350 Main St. E., Milton

878-0565

A Professional Real Estate Team

> 826-9380 **Toronto Line**

INCOME IS THE OUTCOME

omplex located in the heart of town. Super nix of commercial and residential. Excellent 5-year information 878-0565.

YESTERDAY'S SNOW

DRIFT IS TOMORROW'S

FLOWER BED

878-8282, or Janice 878-2949 or 878-0565



\$39,900.00

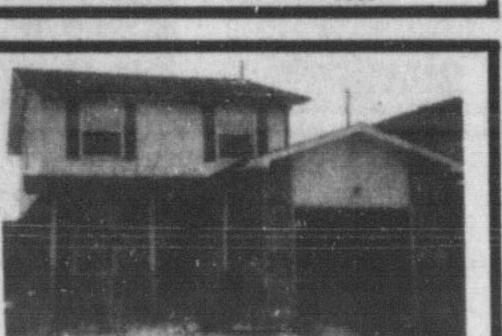
yourself a home. Super end unit with walkout from

Call Jean Thomson, 878-0565 or 878-0767.

SETTING OF A GEM

ireplace. Nestled among 6 acres of mature maple surprises. To view call Jack or Bonnie, 878-0565





THE ANSWER

Thought you couldn't afford to buy this year? Yes you can! Lovely 3 bedroom home close to a park and school. Features two fireplaces, eat-in kitche and a fully fenced yard. For more information, cal Wendy or Terry 878-0565.

FOR LAND SAKE!

8.6 acres

 well, septic system hydro, telephone line

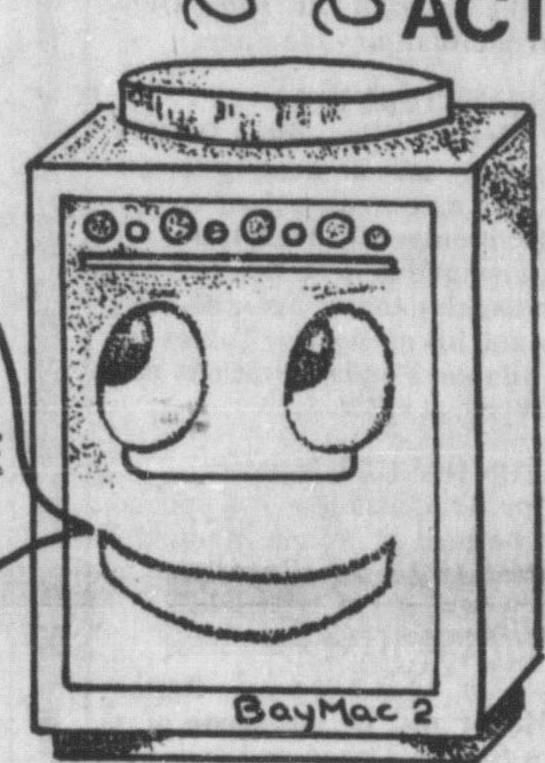
 2 pond sites - fully fenced

- Call Bonnie or Jack 878-0565



SOLD BAYLEY MACLEAN REAL ESTATE LTD

REALTOR



BAYLEY MACLEAN JOINS THE COMPUTER AGE!!

LIST YOUR HOME

WITH THE PROFESSIONALS

WITH AN EYE TO THE - FUTURE!!



SHOWN WITH PRIDE

4 bedroom backsplit Kitchen with bay window & central vac Family room with fireplace Upgraded kitchen cupboards, flooring and Call Bonnie or Jack, 878-0565

HOP TO IT

3 bedroom semi with fireplace. Large

kitchen, fully fenced yard and mort-

gage 11% till June 1985. Call Bonnie,

878-0565.



BRAND NEW 3 or 4

BEDROOM LINK

HOMES

Available with many fea-

tures and excellent

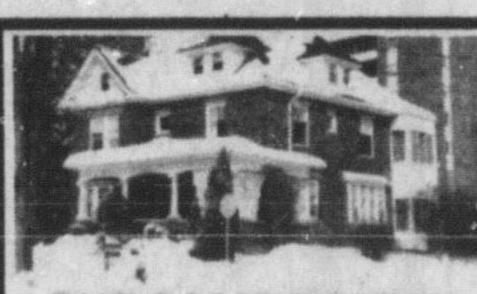
financing. For more in-

formation call Janice or

Wendy 878-0565.



doors, high ceilings, wood floors, antique lamps, more information - Jim Kerr - 878-0565.



YOUR FUTURE

HOMES ARE LIKE

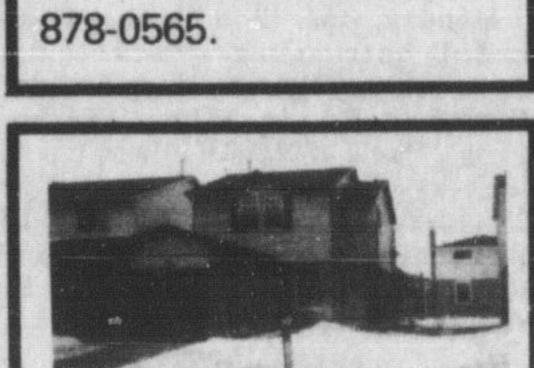
SHOES

Better if they fit. Check the features on this home

rge eat-in kitchen with w/o to deck. Large back



PUT SOME PAST IN call Jackie Verdurmen



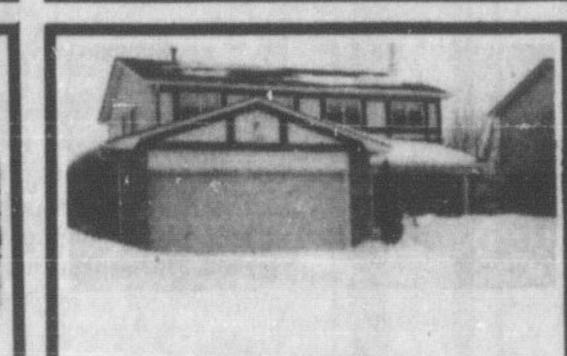
TOWNHOUSES

PUT ON A HAPPY FACE

11-7/8% mortgage, three bedrooms, a separate living-dining room and an eat-in kitchen. For more information call Terry or Wendy 878-0565.



\$62,000.00 ALL BRICK BUNGALOW For more details call Wendy or Terry 878-0565.



This tastefully decorated home features 5 bedrooms, upgraded carpet, a large kitchen with a walkout, main floor den, finished basement, a large lot and a small greenhouse. For more details please call Wendy Bahm 878-1166 or 878-0565.



COMPARE PRICES

bedroom home. Extra large lot and quiet crescer Thomson, 878-0565 or 878-0767.

BAYLEY MacLEAN'S PROFESSIONAL REAL ESTATE TEAM

Darleen Williams Jim Kerr Terry Chuchmach

Rejane Petroff

3 bedrooms, living room, dining room

large kitchen, large fully fenced lot

\$50,000 mtg. at 13% till 85

878 1731 878 0565 878.5359 878 8282

Jack McCrudden Stella Parton -Jack Seepey Bob Martin

873 6955 622 1122 844 8913 878 6996

Jean Thomson Jackie Verdurmen ... Bonnie Watson Janice McMaster

The first the fi

Wendy Bahm

878-0565 878-2274 878 2942

878-0767

878 T166

189 ONTARIO ST. N., MILTON 876-1156!