

REALTY WORLDTM
 W.J. McCrudden Real Estate
 500 Steeles Ave., Milton, Ontario L9T 3P7
 & MILTON MALL

876-1133
 24 HOUR ANSWERING SERVICE
 Tor. Line 845-8888 REALTOR

HOME PROTECTION ONE YEAR

WARRANTY

HOME PROTECTION ONE YEAR

If you are planning on buying a home or selling your existing one, don't start without the benefit of our **Home Warranty Program**

For the details, call your **REALTY WORLDTM** **876-1133**
 Milton, Sales Representative

"A warranty program that offers you protection and peace of mind against costly repairs of major home appliances and systems"



SUPER NEW LISTING!
 This 3 bedroom, 2 story brick home is in excellent condition. Eat-in kitchen with built-in dishwasher & garbage disposal, carpeted, central air, oak banisters, rec. room with wet bar, fenced yard with deck, plus more! \$182,900. Call Linda Erly or Dick Belford to view this beautiful #64.
ONE YEAR WARRANTY!



ELLIOTT CRES. - JUST LISTED
 Three bedroom, raised ranch bungalow offers fireplace with air tight insert in livingroom, deck at rear of home, paved drive & single garage. Re-shingled roof in 1992. Listed at \$174,900. Please contact Stewart Haddon, Associate Broker, to view #63.
ONE YEAR WARRANTY!



SECLUDED, REMOTE, PRIVATE...
 ...spacious, quiet, efficient, open concept, unique, 2 bdrms, 4 yr. new LOG home. It's one of a kind and must be seen. Full lot acre, only \$268,000. Call Don Patz for your exclusive viewing of #65.
ONE YEAR WARRANTY!



FUTURE INVESTMENT PROPERTY
 Well maintained bungalow on property very suitable for income generation. Zoned R3 residential. Super investment - excellent site for R-6 development. Contact Joseph Marchis for more details and to view #76.
ONE YEAR WARRANTY!




IMMEDIATE POSSESSION
 This 2 story, 4 bedroom home is ready for you to move in! Freshly painted throughout, it offers ceramic floor in entrance & kitchen, fireplace, single car garage, new gas furnace, brick B.B.Q. in yard and double, paved driveway. Asking \$179,900. Call Joseph Marchis today to view #70.
ONE YEAR WARRANTY!



EXECUTIVE QUALITY
 Without the executive price. This totally finished and private home has 3- bedrooms, 4 washrooms, inground pool, central air, etc., etc. Listed at \$243,900 and ready for your personal inspection. Please call Dick Belford or Linda Erly for your appointment to view #75.
ONE YEAR WARRANTY!



CAMPBELLVILLE CAPE COD
 Enjoy the country living & advantages of a light-unit community. Spacious foyer, brass hardwood floor, custom kit, cabinets, breakfast nook overlooks pool & patio, wall-to-wall fireplace in family room, ensuite bath with marble floors & Jacuzzi, 5 bedrooms - finished loft. For info on additional features please call Joseph Marchis' #74.
ONE YEAR WARRANTY!



IMMACULATE CONDITION!
 Two story, 4 bedrooms, main floor family room and kid-nay shaped swimming pool - relax and enjoy! Close to tennis, hockey & baseball facilities. For your personal viewing call Jennie Fritz or Bert Davis about #2-0089.
ONE YEAR WARRANTY!



CLOSING IN JAN. '93
 Buy this upgraded three bedroom townhouse now and move in the New Year! Listed at \$132,900. Call Dick Belford for more information about #78.
ONE YEAR WARRANTY!



\$189,900 OPPORTUNITY
 This home is your opportunity to own a piece of Country in the middle of Milton! The home is located close to shopping, schools, park, doctors, transit and still allows you to have the privacy of Country property. Buy now and enjoy the rest of the summer in a private, tranquil setting! For more details call W.J. (Jack) McCrudden, Broker, about #66.
ONE YEAR WARRANTY!



SUPER LOT - SUPER BUNGALOW
 You'll get that country feeling living in this quality built home. 3 bedrooms, eat-in kitchen, finished rec. room in basement with wall-to-wall fireplace. New roof, new C/A and new furnace. Offered at \$219,500. Call Gladys Cranford today to arrange to view #68.
ONE YEAR WARRANTY!



SO MUCH TO OFFER
 Four bedrooms, finished basement, corner F/P in living room, attractive eat-in kitchen, A/G pool with decking, court location - these are just a few features this home offers your family. Asking \$199,900. For more details call Gladys Cranford about #65.
ONE YEAR WARRANTY!




NOW \$439,000
 DERRY ROAD - 11 ACRES 2 story brick home features 4 bedrooms, large eat-in kitchen, family room with wood stove & 2 baths. Property has 836 ft. frontage and 3 out buildings: barn, storage & chicken coop. Call Milica (Milica) Spicic for all the details about #62.
ONE YEAR WARRANTY!



WHY RENT? BUY - \$129,800
 3 bedroom townhouse offers finished rec. room with hardwood floor, walk-out from kitchen to attractive interlock brick patio. Upgraded include new roof, new living room window & new garage door. Call Gladys Cranford to view #57.
ONE YEAR WARRANTY!



523 MOORELANDS
 Fully finished 3- bedroom raised bungalow with lots of extras. In good neighbourhood, close to shopping and schools. Large fully fenced lot with 2 storage sheds, interlocking stone patio and cedar deck. \$199,900. Please call Linda Erly to view #58.
ONE YEAR WARRANTY!



Laurier Ave. END UNIT
 New Asking \$134,500. Well maintained two story, 3 bedroom townhome, facing Laurier. Eat-in kitchen, detached garage with entrance from garage into a fenced yard, central air. Fridge and stove included in asking price. For details contact Jennie Fritz about #55.
ONE YEAR WARRANTY!



5 ACRES - 2 STOREY HOME - BARN
 4 bdrm home situated on rolling, wooded land with a stream. 32' x 60' - 6 stall barn with tack room. Home offers W/O from living room to deck & IG pool, finished basement with wet bar, cold cellar, concrete driveway, 3-car garage & much more! For your exclusive appt. to view call Joseph Marchis' about #54.
ONE YEAR WARRANTY!



CLOVER PARK - \$189,900
 Three bedroom brick/aluminum 2 story features W/O from dining room to deck, four piece ensuite bath, fireplace, main floor family room & double garage. All window coverings, water softener, fridge, stove, washer & dryer included. Call Arnie Hanenberg to arrange to inspect #49.
ONE YEAR WARRANTY!



NOW ONLY \$127,800!
 Price reduced for quick sale. Stop to take a look at this affordable, attractively designed home. 3 BR townhouse features a country-style kitchen with ceramic floors & walk-out to patio. Upgraded carpet & freshly painted, ready for you to move in! Call Jo-Anne V. or Gladys Cranford today about #48.
ONE YEAR WARRANTY!



CHARMING & ELEGANT ESTATE HOME
 Beautiful executive ranch-style bungalow. Set on a professionally landscaped acre in Campbellville. Features too numerous to list here. Call Ron Taylor for all the details and your viewing appointment. #21.
ONE YEAR WARRANTY!



PRICE REDUCED FOR QUICK SALE
 Country home on just over one acre boasts eye-catching foyer with beautiful ceramic floor leading to kitchen with bleached oak cupboards. Gleaming hardwood floors, leading to bedrooms. Up-to-date decor throughout. Completely separate apartment, ideal for extended family. Call Joseph Marchis' today to view #59.
ONE YEAR WARRANTY!



\$495,000 - 10 ACRES HALTON HILLS
 Two farmhouses & a beautiful pond! Situated approx. 3 miles north of 401 & James Snow Pkwy. 20-year-old custom-built home with 3 bedrooms, 2 kitchens & 2 baths. Call Milica (Milica) Spicic about #122.
ONE YEAR WARRANTY!



READY FOR YOU TO MOVE IN!
 Neat and clean home - Asking \$138,500. 3 bdrms, wainscoting in kitchen, bathroom & rec room, re-carpeted in Sept '91, sliding glass door from kitchen to fenced backyard, finished basement & single garage. Call W.J. (Jack) McCrudden, Broker, to arrange to view #38.
ONE YEAR WARRANTY!

A POTENTIALLY FASTER SALE

A property protected by our Home Warranty Program will have greater credibility hence will minimize price negotiations and potential price reductions. "Current research shows listings which offer home warranty protection sell on average 60% faster and for significantly more than listings which do not."

Business Week reported that, "Houses with a home warranty program sell on average 50% faster than those without."

With our Home Warranty Program in place, your agent will have a powerful marketing tool and negotiating leverage to sell your home.

As a purchaser, you are completing one of the largest financial transactions of your life. Unexpected surprises in the form of costly repairs once you move into your recently purchased home are most unwelcome.

As a prospective home buyer, our Home Warranty Program means warranty coverage for you:

- Hood Fan
- Well Pump
- Garage Door Opener
- Trash Compactor
- Water Softener
- Sump Pump
- Ceiling Fans
- Air Conditioning System (max. Two Units)
- Garbage Disposal
- Electrical System
- Built-in Dishwasher
- Plumbing System
- Central Vacuum
- Furnace/Heating System
- Built-in Microwave
- Hot Water Heater
- Washer/Dryer
- Range/Oven/Cook Top
- Refrigerator

(*) Any of the above items, if in need of repair under normal operating conditions, will be repaired for a period of one year.

We saw the changes coming!