

Think ahead when decorating your child's room

A beautifully decorated baby's room is always a perfect welcome home for a newborn.

But, if you're at the point where it's time to replace the cradle with a bed and pass the change table onto someone else, you may want to consider converting your baby's room into a multi-purpose room that will keep your child occupied as he or she grows older. When decorating a child's room, it's important to think ahead to make certain the room will accommodate his/her changing needs.

Planning ahead is particularly important when choosing a colour scheme. For example, consider selecting neutral background colours for walls and carpets. You can then use accent pieces such as cushions, comforters and curtains to brighten the room. This approach makes it much easier and less expensive to adapt the room to your child's changing tastes.

If you choose to use wallpaper, it can be a wonderful way to add warmth and character to a child's room. But, keep in mind that depending on the pattern you select, you may have to re-decorate more frequently than if you stick with painted walls. When selecting wallpaper, make sure it is washable, durable and can be easily removed if necessary.

Wallpaper borders have also become a popular way to liven up a room. Bold stripes, cartoon characters and zoo animals are just a few of hundreds of fun patterns to choose from. Once again, you may have to change the borders frequently if you choose patterns your child will outgrow quickly.

Flooring Options

More than likely, your child's room will serve as both a playroom and a bedroom. So, keep durability and comfort in mind when

selecting flooring.

If you decide to carpet the room, avoid coarse carpeting that can be abrasive to children who are still crawling or who will spend most of the time playing on the floor. In addition, make sure you choose a dark colour since stains are more visible on light-coloured carpeting.

Cork tiles are ideal for a playroom since they are warm and easy to maintain. Vinyl floors, made of a thick, cushioned grade, are also durable.

If you opt for wooden floors, keep an eye out for loose boards, splinters or protruding nails that could cause injury.

Choosing Furniture

Planning ahead is also important when selecting furniture. Whether you're buying a whole new set of furniture or just adding to existing pieces, it's best to select furniture that can be adjusted as you child grows.

For example, there are many shelving systems and desks that can be elevated to keep pace with your child's growth. If you plan to install a shelving system, make sure you secure it against a wall so there's no chance of it falling over.

Sturdy and durable pieces of furniture are ideal for children's rooms since they don't chip easily and can stand up to heavy use. Even though this furniture may be more expensive, it's worth it to spend a little more money on pieces that will last longer.

Avoid furniture with sharp or rough edges that can injure your child. Special protective corner guards can be purchased for added protection.

Maximizing Storage Space

If you're tight on storage space, beds with storage bins underneath are an excellent buy.

Younger children usually need a lot more storage space for toys than clothes. So, keep an eye out for large plastic or wooden toy bins which are sure to come in handy.

Stacking storage baskets and low-level cupboards will also help maintain order in the room.

Safety Precautions

As with every other room in your home, make sure all electrical fittings are shielded. Safety socket covers are an excellent way to ensure inquisitive little ones don't poke small metallic objects into unused electrical outlets.

You should install safety latches on windows as well.

Electrical radiators, light fixtures, portable fans and drapery cords can also be very dangerous, so keep them well out of the reach of youngsters.

For additional ideas on decorating your child's room, check decorating magazines and furniture showrooms or consult a decorator.

□ This article is provided by local realtors and the Ontario Real Estate Association (OREA) for the benefit of consumers in the real estate market.

Energy pulse

Is your heat going right out the window?

Why not do a checkup on your home's energy fitness.

To take its energy pulse, follow these points.

Air Leakage: Excess air leakage can account for up to 40 per cent of your heat loss. Make your own draft tester with a feather and toothpick or a light plastic vegetable bag and flutter test the potential leak points. Check inside edges of windows and doors, the electrical outlets and baseboards. Caulking and weatherstripping will stop escaping energy dollars and cut drafts.

Basement: The basement can be responsible for up to one quarter of your heating costs. Check for air leaks along the sill plate and around plumbing and electrical service entrances. Are the headers well insulated,

with a sealed vapor barrier on the warm side? When finishing the basement, insulate properly.

Attic: You might have increased the level of insulation in the attic, but did you check for a good air-vapor barrier on the warm side of the insulation? Warm, household air can escape into the attic through penetrations around ceiling light fixtures, exhaust fans, the plumbing stack, tops of partition walls and a poorly weatherstripped attic hatch.

Windows: Do you have well fitting double-glazed windows or properly installed storms? Is the weatherstripping in good shape and the interior trim suitably caulked? It may be time to upgrade or replace your windows. Review the variety of options in energy-efficient windows before making a choice.



Don't wait. Call RE/MAX first.

RE/MAX MILTOWNE REALTY CORPORATION 22 Ontario St. S.
INDEPENDENTLY OWNED AND OPERATED

MILTON'S #1 CHOICE FOR ALL THEIR REAL ESTATE NEEDS

878-7777

KATRINA WALTON
Sales Representative

Office: **878-7777**
Res: **878-1588**
Tor. Line: **825-4485**






Located in mature area. Well-maintained 2-bdrm. bungalow, large eat-in size kitchen; gleaming hardwood floors. Full basement. Ideal home for first-time buyers/retirees.
NOW ASKING \$151,400



AL VOLPE
Sales Rep.
878-7777



INDUSTRIAL SPACE FOR LEASE
Approximately 3,000 sq. ft. on Nipissing Road offered at a reasonable rate.

VACANT LAND \$229,000
2 acres on Mount Nemo. Guelph Line just south of Lowville. Great view.

MILL ST., MILTON \$649,000
Prime location in the heart of town. Property features approx. 5,400 sq.ft. building, one 3 bdrm. apt. and one 1 bdrm apt. Ideal investment. Formerly Jackson Barn.





\$144,900
Great location in the quiet part of town. Many upgrades, con. air, furnace, replaced windows, siding, much more. Call for more info.



GARY THOMAS
Broker/Owner

Heather Ashbee.....	878-7777
Carol M. Brooks.....	875-0067
Carole Budworth.....	878-8545
Ron Furik.....	878-3337
Sheryl Gray.....	875-1121
Clayton Hackenbrook.....	875-0771
Richard Hierman.....	878-5806
Betty Ingle.....	827-4286
Sharon Kerley.....	854-0474
Joe Manchisi.....	875-0163
Lindsay McLaren.....	854-2451
Maurice Miljour.....	876-4577
Lloyd Moore.....	(519) 853-3158
Mike Morgan.....	878-8093
Paul Page.....	878-2995
John (J.P.) Pears.....	878-6859
Phil Prestidge.....	878-6924
Scott B. Prior.....	878-7777
James Snow.....	878-2172
Jean Snowden.....	878-3155
Anne Taylor.....	854-9833
Glen Thomas.....	876-0987
Al Volpe.....	878-7777
Katrina Walton.....	878-1588



RE/MAX MILTOWNE REALTY CORP.



CAROLE D. BUDWORTH
Sales Representative


OFFICE: 878-7777
RES: 878-8545
FAX: 878-7029

TAKE IN FRIENDS




Space for all your extras over the holidays & then some. Possible 6 bdrms plus cozy F.R. with F.P. & walkout. Large eat-in kitchen & only asking \$182,900.

IDEAL FIRST HOME



3 bdrms. up plus 1 on F.R. level. Hardwood french doors, new flooring, sep. D.R., fabulous fire-place, quiet street, offered at \$179,900.

END UNIT



Lots of privacy plus use of pool. Spotless, new carpet, fin. rec. rm., new windows, walk-out to private patio, garage. Only \$127,900.

SOLD SOLD SOLD SOLD SOLD SOLD




Executive T.H. in quiet location with garage, use of pool & tennis court. Popular 2 st. model with 3 baths, 3 large bdrms., upgraded carpet & flooring. A beauty.

SOLD SOLD SOLD SOLD SOLD SOLD



Rarely offered for sale! Beautifully upgraded & cared for, old world charmer, pocket doors, french doors, hardwood, new oak kitchen, well done inside & out.

SOLD SOLD SOLD SOLD SOLD SOLD



WOW! What a lot of well done house with 5 bdrms., F.R., rec. rm., study, studio, solarium, very private, well treed 1/2 acre lot.

4+ BDRM EXECUTIVE



With all the bells and whistles, C/A. fin. lower level with rec. rm, games rm. & 5th bdrm. Hardwood main fl., F.R., terrific landscaping, front porch. Now \$209,900.