

MFITZGERALD

REAL ESTATE (1978) LTD.

REAL ESTATE BROKER

PENETANG

5 Robert St. W.

549-7426

"WE MAKE HOUSE CALLS"

Wade Cadeau
549-8136

Al Leroux, Manager
549-2998

47. EARLY BIRD SPECIAL

M-2427 — Beat the spring rush for good cottage property, this cottage features 3 bedrooms, lovely living room, large kitchen and is completely furnished, close to private beach. Only \$17,900.

48. WATERFRONT PRIVACY

M-2493—Opportunity of a lifetime to own 162 ft. of sandy beach. Cozy 2 bedroom cottage with stone fireplace, boat house, plus guest cabin. Very good terms. Asking \$89,900.

49. FAMILY COTTAGE

M-2415 — Well kept 3 bdrm cottage with large cedar deck, situated on beautiful wooded lot, very close to the beach and large park, great for the kids, asking only \$39,900.

LOTS

50. CHOICE LOT

M-2506 — Gorgeous building lot located in prestige area. Only minutes from town. Asking \$15,500.

51. CHOICE BUILDING LOT

M/ 2153—Excellent lot in prestige Rei Court area. Buy today and build tomorrow.

52. WATERFRONT \$22,500.

M-2432—240 ft. of frontage with over 2 acres of treed property situated on the east side of one of Georgian Bay's historic islands with sandy beach and good financing.

53. LIKE TO WATER SKI?

M-2447—This 100 ft. waterfront lot with eastern exposure is the answer. Gorgeous treed property with sandy beach. Good swimming and fishing. Asking \$29,900.

54. INDUSTRIAL ZONING

M-2302 Vacant land zoned so that your residence may be combined with your business. Ideal for many types of businesses. Call today for more information. Asking \$25,000 with terms.

55. ACREAGE

M-2235 12th Conc. Tiny Township 80 acres. 10 acres cleared, balance mixed bush. Ideal building site. Priced to sell. Call for complete details.

56. TREED LOT

M-2393 Build your dream home on this gorgeous property, only a skip and a jump from Penetang Bay. Waterfront access, good swimming area. Only \$12,500.

57. 23 ACRES BONE ISLAND

M-2468 — 1100 feet of shoreline. Only minutes from Honey Harbour. Asking \$65,900. Try your offer.

Agents for Prefab Cottages

RESIDENTIAL

1. "3/4 ACRE"

P-749 — 3 bedroom modern brick home, with finished basement, 2 bedroom apt. very private area, beautifully treed surrounded by nature. \$48,000.

2. "GOT TO GO"

P/ 807 — This 3 bedroom Northstar mobile home is only 5 years old. It is 65' long and is sitting on a very attractive lot. Also included is a large wooden barn style storage shed. Asking \$17,500.



3. BEAUMAU DRIVE

P/ 822 — Only 5 years old, this modern three bedroom home with full basement, is only minutes from Main Street. Also has large eat-in kitchen and separate dining room, family room and workshop, sundeck, etc. Only \$33,500.

4. "UPTOWN LOCATION"

P/ 744 — Stately older home, only steps from Main Street. 4 bedrooms, 2 fireplaces, 2 baths, new furnace and much more. Priced to sell at only \$48,500.

5. VINDEN ST. "TREES, TREES"

P/ 835—Newly renovated 3 Bdrm. home sitting on large lot 100' x 400'. Walkout basement. Asking \$42,900.

6. FIFTH ST. MIDLAND

P/ 836—Stately older home in exceptionally good condition. 3 Bdrms., large living room & Kit., formal dining room. Only \$39,500.

7. SAVE \$\$\$

P/ 817 — Perfect starter or retirement home, low taxes and heat costs, clean, well kept, 2 bedrooms, semi-modern kitchen, panelled living room, 4 pce. bath, part basement with furnace, carport, lot 61' x 126' with good garden. Only \$19,500 with \$3,000 down.

8. EDGE OF TOWN

P/ 808 — Features country living on 1 acre of privacy, lovely custom 3 bedrooms, brick bungalow, formal dining room off modern kitchen, 4 pc. ceramic tile baths. Double attached garage with entrance to full finished basement, broadloomed, rec. room, fireplace, extra bathroom for \$67,900.



9. 5 ACRES IN TOWN

P/ 814 — May be the only mini farm for sale in Penetang. Well treed parcel of land with town water and sewers. Good future potential. Four bedroom home has been recently renovated. Two car garage and large barn also included. Only \$69,900.

10. JUST REDUCED

P/ 825 — This cosy little bungalow is being completely remodelled. New furnace, plumbing, roof, etc. Situated on a mature treed lot containing about 1 1/2 acres of land on Vinden Street. Asking only \$26,900.



11. GREAT FOR KIDS

P/ 799 — This modern completely finished two level 3 bedroom bungalow is situated in the heart of outdoor recreational area, a stones throw from waterfront park and endless acres of skiing bush trails. The rec. room is 32' x 12' with brick wall and airtight stove. About 15 minutes from town. Only \$42,500.

12. "FAMILY HOME"

P/ 821 — Good solid older brick home, close to downtown. Zoned "Highway Commercial" for the person who wants to operate a business from his home. 3 bedrooms, living, dining; huge kitchen. Full walkout basement. Only \$31,900.

13. FAMILY JEWEL

P/ 779—This meticulous 1 1/2 storey home features large bedrooms, eat-in kitchen, bright living room, 4 pc. bath, separate laundry room, broadloomed and vinyl cushion floors, Rec. room. \$34,900.

14. "BROAD STREET"

P/ 765 — 4 level brick bungalow. 3 bedrooms, rec. room, garage, spacious yard. Yours for \$55,000.

15. "HERE IT IS"

P/ 818 — The home you've been waiting for. Lot 104' x 183', 3 bedrooms, large living room, dining room, walkout basement with games room, family room, garage, etc. Also 1 bedroom apartment to help pay the mortgage. Only \$52,000.

16. CLASSICAL BEAUTY

P/ 806 — This superb home is situated directly across from a waterfront park on two lots over 170' frontage. All custom built, two fireplaces. Other extras too numerous to mention. Asking \$79,900.

17. "YOUR PRIVATE ESTATE"

P/ 829 — Waiting for you with over 3 acres of prime land in Penetang complete with a very attractive brick home containing 3 bedrooms, large kitchen, living room, formal dining room, large sundeck. Detached garage. All for only \$54,900.

18. "ONE ACRE LOT"

P/ 699 — In town, modern 3 bdrm aluminum siding bungalow with 2 kitchens, 2 baths, panelled throughout, broadloomed and cushioned floors, full basement, close to park and beaches. Only \$38,900.

We're busy, we need another agent experience preferred, call now. Al Leroux at 549-7426

COTTAGES

19. CHRISTIAN ISLAND

Large landscaped lot, 3 bedrooms, sundeck, furnished, Delco, drilled well. Complete seclusion. Only \$21,500.

20. LOOK NO FURTHER

P/ 769 — Here it is...A winterized cottage, directly across from waterfront. Permanent residence permit, good well and septic, new roof. Only \$29,900

21. EXECUTIVE HOME

P/ 838 Quality, custom built, energy efficient home, boasting over 1760 sq.ft. of living space, also full basement and two car garage. Features 2 full baths, formal dining room, large family room, etc., etc. \$64,900. Firm.

22. WATERFRONT RAPTURE

P/ 839 Most protected beach on Georgian Bay. Very private road, large living room, kitchen, master bedroom, full basement, florida room, garage, 3 extra lots. Fully winterized. 80' of dock and much more. \$74,900.



23. GORGEOUS WATERFRONT

P/ 786 — Western exposure from the beautiful screened sunporch you can watch the breathtaking sunsets on Georgian Bay. Electrically heated. Cottage features large living room, huge kitchen, 3 bedrooms, good well, all sitting on 129' of waterfront. Only \$69,900.



24. "A BEAUTIFUL CHOICE - TUCSON TRAIL"

P/ 826 — "immaculate" 3 bedroom modern bungalow, spacious living room, complete with Franklin fireplace, broadloomed and cushion flooring throughout. Finished family room, well manicured lot 100' x 150', sundeck, garage, waterfront access one block. Only \$49,500.

25. TREE-MENDOUS

P/ 790 — Beach country home. Modern 3 bedroom. Gorgeous treed lot, two fireplaces, sundeck, garage, well tailored grounds. Full basement. This home is immaculate. Permanent resident permit. Owner asking \$52,900.

26. BEACH AREA

P/ 797 — Finished on both levels this raised bungalow has a Spanish touch. It has a patio and upper deck, fireplace, 4 bedrooms, large living room, family room, huge 1/2 acre lot. Owner has moved. \$49,900.



27. "SLASHED TO SELL"

P/ 823 — This 3 bedroom cottage has been drastically reduced to sell. Sitting on a large well treed lot and only steps to beach make it very attractive. It's insulated and electrically heated. Approx. 6 years old. Now only \$27,900.

28. "WESTERN SUNSETS"

P/ 820 — Beautiful view of surf and sunsets from this attractive, modern raised bungalow; cathedral ceilings and huge stone fireplace enhance the spacious living room; modern kitchen and dining room with large sliding glass doors add to the decor. Home also features 3 bedrooms (huge master bedroom) games room and family room with second fireplace. Sand beach. \$79,900.

COMMERCIAL

29. "DUPLEX"

P-830—This one is priced to sell. Situated only steps from the main intersection of town and offering two very attractive apartments makes this property a very good investment. For further information, call today. \$44,500.

30. CLEAN PROFIT

P/ 782 — From this established laundromat excellent Main Street location. Concrete block building 1538 sq. ft., 10 yrs. old, all new 12 washers and 8 dryers. Gas furnace and hot water. Excellent return on \$79,000.

31. LOW DOWN PAYMENT

P-834 Triplex with good return plus large commercial shop 36' x 40' with apartment above. Less than one block from Main Street. Asking \$79,900.

32. POTENTIAL UNLIMITED

P/ 777 — 11 acres of property with over 1900 feet of corner highway frontage across from popular Golf and Country Club. \$275,000.

33. PAVING, TRUCKING AND SNOW REMOVAL

P/ 813 - This is a once in a lifetime opportunity, it comes complete with 7 trucks, 2 Front End Loaders, 3 Rollers, spreader, trailer, etc. 1 1/2 acres of property, 1600' sq. st. shop and office. Fully equipped, a portable steam jenny, welder, air compressor, etc. \$159,000.

34. DRY CLEANING AND BAIT BUSINESS

P/ 816 — Very profitable, well established business, Main St, Penetang. Comes with 5 bedroom home attached. 95 per cent of all equipment has been renewed within the past two years. Owner will consider holding mortgage with good down payment. Call for further information.

35. PUMPING PROFITS

P/ 787 — Over 380,000 gallons from this gas bar, grocery store and propane filling station on 4 corner location. Also modern 3 bedroom home with walk-in cooler, full basement. This business is making money. Require good down payment, owner hold mortgage, details available to serious buyers.

36. "JUST REDUCED"

P/ 723 — Property with shop close to downtown. This triplex has been fully renovated inside and out. Very good return. Large lot. Huge shop in rear. \$54,900.

LOTS

RESIDENTIAL BUILDING LOTS BY TOWN OF PENETANG PRICES FROM \$10,000 COMPLETELY SERVICED

37. COUTNAC BEACH

P/ 767—Choice, cleared, building lot. 125' x 180' with large mature trees. Owner asking \$12,700.00

38. SAND CASTLE

P/ 840 — Waterfront Park access. Huge treed lot 100' x 200' \$12,500.

39. NEARLY AN ACRE

P/ 796 — Large lot ready for building 125' x 262' new approved septic system. Drilled well with pump. Hydro already on property. Only \$14,000.

40. MAIN STREET

P/ 747 — Commercial building lot, unlimited potential. Owner asking \$36,000.

41. TREASURE ISLAND

P/ 827 — You could lock forever, but we found it. It's 9 acres of timbered privacy with sand cove beach and deep water boat harbour, protected perimeter of outside off Freddy Channel. Only \$150,000.

42. COUNTRY LOT

P/ 766 — 125' x 156', Concession 17. Priced to sell at \$8,500

FARMS

43. 100 ACRES

P/ 739 — Excellent working farm, 5 bedroom brick home with walk in freezer and cooler, barn 60' x 40', Pole barn 60' x 30', Concrete silo 630 ton capacity, 80' feed belt, 1800 bush. grain bin. New drilled well, 400 amp Hydro. Overall condition very good, \$150,000. Owner hold mortgage.

44. HOG FARM

P/ 805 - Modern up-to-date Farrowing and Gestation operation. New buildings. All electrically heated. 64 dry sow crates, 18 farrowing crates, on 4 1/2 acres of land, old 2 storey, 3 bed farm house, old bank barn. Excellent buy at \$74,900. Owner hold mortgage.

45. 100 ACRES

P/ 784 — Beautiful acreage hardwood bush and spruce trees, 30-40 thousand red pine plantation, 5-6 hundred apple trees now bearing fruit, 6-7 acre beaver pond, also available recently completed forest management survey from Dept. of N.R. Owner asking \$77,900.

Canada Contact



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Whether you want to move across town or across the country, call anyone of the "Home Team" for prompt, courteous, professional personalized service.

Fitzgerald

A familiar name in Real Estate
for more than 20 years

58. KING SIZE LOT

M-2366 Huge well treed building lot serviced with municipal water located in a well established beach area with waterfront access. Only \$9,500.

59. A REAL BUY

M-2453—Country building lot 100' x 150' has existing well and approved septic system. Just put your house in place. A steal at \$8,500.

60. ISLAND WATERFRONT

M-2308 Ideal building site on Little Beausoliel Island. Try your offer.

61. 50 ACRE PARCEL

M/ 81-2499 — 50 acre parcel of vacant land in Waverley area. Listed at \$58,900. Open to offers. Mortgage arrangements can be made if required.

62. BEAUTIFUL BLDG LOT

M-2358 Glenbrook Gardens well treed large 208' x 170' building lot - municipal water and paved roads - park on the water for residents. An excellent location.

63. COMMERCIAL LAND

M-2068 Large lot fronting on King St. Excellent highway commercial property. Owner will hold mortgage. Open to offers.

64. WATERFRONT LOT

M- 80' frontage. Septic and foundation installed. Beautiful view. Act today, build tomorrow. Asking only \$38,900.

65. WATER ACCESS

M-2464 — Two high and dry building lots permits available, a good area for home or cottage.

66. BLDG LOT - \$10,900

M-2439 — Treed lot on Nelson Street, close to senior citizens apts. Owner anxious, try your offer.