


There's No Place Like Home ... Your Own Home

Owning your own home gives you security, stability, a growing equity and a lasting sense of pride and accomplishment. Check the many homes for sale on today's Liberal Real Estate Page. The day you purchase your own home is a day you will never forget.





NORM BLACK REALTY LTD

85 Yonge St. S.
Richmond Hill's Leading Realtor

INVESTOR'S OPPORTUNITY. 12 year round cottages rented with a net income of \$8,000 a year. Excellent financing with only \$7,000 initial investment. 100x594 ft. with lake frontage. For details, call ... **MR. CUFF**

A \$5,000 INVESTMENT will put you into a beautiful 4 bedroom detached bungalow in the town of Aurora. Master bedroom has 2 pc. ensuite. Finished recreation room. Large landscaped homesite, with carport. Call **MRS. ROSEBLADE**

RICHMOND HILL - \$28,900. 3 bedroom brick bungalow, large paneled rec. room, finished laundry room, fenced in back yard, mature trees, easy financing, fast possession.
Hurry, call **VI McLAREN**

1/2 ACRE - \$18,500. 8 year new bungalow, private drive with garage, spotless home, approved for VLA. Owner transferred. Must be sold. North Don Mills. Call **MR. CUMMER**

\$2,000 DOWN - \$136. MO. Only \$15,500. 6 room home with safe oil heat and low taxes. Steps to shopping and GO bus in Newmarket.
Call **RON JONES**

RANCHER - 1/2 ACRE. 1 block to Yonge, sparkling 3 bedroom brick bungalow, attached garage, fireplace, den, oil heat, countryside view. North Richmond Hill. Only \$28,900.
Call **MR. WHITE**

1 NHA - \$2,900 DOWN. 3 bedroom brick home in beautiful Aurora, close to plaza and schools, fast possession. Only \$20,900.
Call **MRS. HINTON**

BRICK RANCHER ON 1/2 ACRE. Custom built, 4 bedroom brick bungalow with stone front, two-car garage, large Hollywood kitchen, finished rec. room, open stone fireplace, reasonable down payment. Inspect today with **WALTER DYRDA**

\$1,200 DOWN - FULL PRICE \$20,900. New 3 bedroom solid brick fully serviced bungalows. 24 miles to Metro, low taxes. Will carry less than \$190 taxes included. Call **ED BUNNETT**

50' LAKEFRONT - \$19,500. 4 bedroom winterized cottage, fully furnished, oil heat, garage, boat house, just 50 minutes from Metro. Extras include snowmobile, 16' boat with 45 hp. motor. Year round recreation at your door.
Call **MRS. BOYLE**

\$2,000. DOWN., NORTH YONGE. One only - Alcan siding bungalow, safe oil heat, private drive, low taxes on 50x150 ft. landscaped homesite. Only \$13,500.
Hurry call **RON NORTHOVER**

\$2,900. DOWN - 2/3 ACRE. \$19,900. is all - smart 3 bedroom bungalow plus family room, full basement, garage, owner has bought. Suburban bargain hunters ... call **MR. WHITE**

"FOR FAST ACTION"

889-6241 - 895-3321

S. J.

CARLISLE

REALTOR LTD.
28 Yonge St. S.
889-7381 884-7751 773-4335

884-7751
PHOTO M.L.S.

COUNTRY EXECUTIVE
\$36,900. Custom built bungalow, spacious L-shaped living room, Hollywood kitchen, 4 bedrooms, family room with fireplace, 2 baths, double garage, on 1/2 acre lot. Mrs. Bridges.

GOOD INVESTMENT
\$22,900. 10 room aluminum home consisting of 2 self-contained apartments, large lot, growing area. Mrs. Armstrong.

4 BEDROOM - BRICK
\$8,500. down, attractive 7 room back split, spacious L-shaped living-dining area, bright family kitchen, 2 baths, gleaming hardwood, easy terms. Don Workman.

1/2 ACRE - KING TWP.
\$29,900. solid brick 3 bedroom electric heated bungalow, L-shaped living-dining rooms, family kitchen, finished rec. room, loads of fruit trees and berry bushes. Mrs. Sutherland.

RICHMOND HILL
\$24,900. estate sale, attractive bungalow with garage on 64'x149' treed lot, full basement, oil heat, ideal for retirement. Mr. McVey.

UPLANDS GARDENS
Attractive brick ranch bungalow, featuring 4 bedrooms, Hollywood kitchen, separate dining room, 2 car garage, 2 fireplaces, finished recreation room. Owner will hold mortgage. Mr. Crowther.

DON'T WAIT TILL SPRING
If you are looking for a nicely kept 3 bedroom brick bungalow, that's oil heated, has a low 6% mortgage, that carries for \$121. monthly including taxes, plus fast possession, near schools, shopping and bus, call now, we just listed this for \$27,500. Mrs. Edwards.

Members of the Toronto, York County and District Real Estate Boards

PRIVATE
3 bedroom brick, rec. room, gas heat, garage, broadloom, in Richmond Hill. \$26,000. 884-4335. cdw36

N. S. SMITH

REALTOR
889-7624

SOLID BRICK TWIN, BUNGALOW
\$3,000. Down, \$23,900. full price. Modern kitchen, 3 large bedrooms. **BILL LAING**

MINI-FARM - 8 ACRES
Don Mills - Aurora Sideroad. 7 room, storey and a half, well kept. Large new barn, all fenced for horses. **EVA DOWSON**

CENTRE OF AURORA
3 acres, pond, stream, Gracious older home, all oak paneled, fireplace, 3 bedrooms. **BILL McNEILL**

SOLID BRICK - ATTACHED GARAGE
\$27,950. full price. 6 room sparkler, beautiful modern kitchen, quiet crescent. New exclusive. **KEITH HOOD**


THORNHILL EXECUTIVE
Two storey, solid brick, 4 bedrooms, family room with fireplace, double garage, all landscaped. \$47,500. **ALEX WEHRENS**

LARGE FAMILY EXECUTIVE
West Side, Richmond Hill
2 baths, open fireplace, sauna bath. Asking \$39,900. **MYRTLE YEO**

WEST SIDE EXECUTIVE BUNGALOW
\$39,900. Full Price
All kinds of extras. Broadloom in living-dining room, open fireplace, paneled rec. room with wet bar, sauna bath. **WALLY MAGEE**

FOR ACTION ON YOUR PROPERTY LIST WITH THE ACTION MEN

YORK COUNTY DISTRICT
TORONTO REAL ESTATE BOARD



884-4425

Emerald Isle

REAL ESTATE LIMITED

889-5651 - 884-2377 - 773-4391

Members of York County, Ontario & Canadian Association of Real Estate Boards

\$24,900. DETACHED
Three bedroom solid built bungalow on large 50x135 ft. lot, features safe oil heat, 2 car garage, many trees and shrubs, your down payment considered. Call Mrs. Cassell Crawford.

WE'VE GOT IT
WOULD you believe a detached solid brick bungalow under \$30,000.00. Choice location, right in Richmond Hill. Call either Mrs. Beth Jones or June Locking to show you this property.

PRIVACY PLUS
Two bedroom aluminum siding bungalow, sliding doors from kitchen to secluded patio, electric heat, garage, open fireplace, many extras. Call Mrs. M. Carmichael.

EXCLUSIVE WEST SIDE BEAUTY
Tastefully decorated with a bright, large broadloomed living and dining room, 3 bedrooms, 2 baths and rec. room, with many extras, a pleasure to show. Call Garth Palmer.

JUST REDUCED \$1,000 - \$2,500 DOWN
Bright 3 bedroom brick home with large living and dining room, redecorated with a partially finished basement, close to shopping centre. To view call Garth Palmer.

FOUR BEDROOM HOME - SKOPIT BUILT
This home features large 40x20 ft. garage, suitable for handyman's workshop, finished rec. room, large bright rooms, paved drive, plus many extras. For further information to view call Mrs. N. Gibney.

LOOK FOR THE SIGN OF THE SHAMROCK

REAL ESTATE BY HARRY SADLER
Emerald Isle Real Estate Ltd.

HOW DOES BIG BUSINESS RATE REAL ESTATE INVESTMENT?

You will find an answer in the executive decisions of some of the country's largest corporations that are now investing heavily in real estate.

The reasons are numerous. They include the fact that real estate yields on investment are generally higher than for other outlets; such investment offers protection against inflation as well as a tax shelter through depreciation allowances; and real estate offers the most desirable kind of "leverage" investment (where part of the purchase price is borrowed).

Corporations as diverse as auto manufacturers and consumer fuel suppliers are putting large funds into the construction of residential, commercial, industrial and recreational complexes.

Large corporations with their highly skilled executive teams confirm the outstanding value of real estate investment in our inflationary times and a small investor may learn from their example.

Prime real estate yields a return upwards of eight percent and speculative real estate may show yields upwards of 25 percent. But an expert's knowledge of what, when and how are essential.

A knowledgeable Realtor will guide you in the best placement of your investment savings while taking greatest advantage of leverage in the purchase and tax savings through depreciation.

See you next week.

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See you next week.

GRAMAY

Realty Limited, Realtor
889-3111 - 773-4332
884-2622

KING SIDEROAD
\$20,900. 5 roomed stucco home, garage on lot over 400' deep. \$3,000 down will handle. Call Mr. Gramsch.

RICHMOND HILL
\$21,900 full price, 2 bedroom stucco home, garage, on well treed lot close to Yonge St. Approved for triplex. Excellent investment. Call Mr. May.

25 ACRES \$12,000
\$3,000 down. Excellent investment or building site. Easy commuting to Metro. Call Mr. Reid.

RICHVALE 1/2 ACRE
\$24,900. brick 1 1/2 storey home, garage, on well treed lot close to Yonge St. Many good features. Call Mr. Clarke.

25 YONGE ST. NORTH
RICHMOND HILL

TOM

MURPHY

LTD. REALTOR
884-5422 773-4302

FINE FAMILY HOME
\$35,900 - superior 4 bedroom split, big rooms throughout. Separate dining room with walk-out to sun room, 3 washrooms, rec. room with bar, loaded with extras. See this today.

PRICED TO SELL
\$28,900 - brick bungalow, 6 separate rooms, rec. room with bar, broadloom, on fenced homesite. Your down payment considered.

LOOK TO THE FUTURE
\$27,900 - farm with 100 acres, house, barn, 10 acres maple bush, overlooking Georgian Bay. Ideal summer and winter fun, plus excellent investment.

CALL
884-5422 889-2951

Charge For Impairment In \$3,900 3-Car Crash

A Newmarket man was arrested after charged with impaired driving early Sunday morning after a \$3,000 three-car accident on Woodbine Avenue (formerly Don Mills Road) near 17th Avenue, Markham.

One of the other drivers was injured.

Bruce Caunter, 28, of 349 Ella Court, Newmarket, was arrested by York Regional Police at a farmhouse about 1/2-mile from the accident scene. Caunter's car had damage estimated at \$1,500.

Steve Sobel, 24, of 260 Wellesley Street East, Apartment 2507, Toronto, had face cuts and bruises. His car had an estimated \$2,000 damage.

The third driver was Patricia Rankin, 25, of 66 Monkwood Crescent, Newmarket. Her car had damage estimated at \$400.

The time of the accident was about 12:40 am, police at Buttonville Detachment said.

Her car had an estimated \$300 damage.

The other car was leaving a driveway and had about \$500 damage.

It was driven by Dezzo Hary, 37, of 288 Highway 7, Thornhill.

Donald Allman, 19, of 134 Hillside Drive, Richmond Hill, had about \$150 damage to his car in a collision at 6:10 pm March 12 on John Street at Henderson Avenue in Thornhill.

The other driver, Stella Shepherd, 63 Regatta Crescent, Willowdale, had only about \$50 damage, according to YRP at Buttonville.

A Richmond Hill driver was in a three-car crash on Steeles Avenue East in Vaughan Town March 13.

Sergio Gimini of May Avenue had damage estimated at \$250, according to the YRP in Vaughan.

Milton Davis of Finch Avenue West, Willowdale, had about \$400 damage.

The third driver, Morris Kerbed of Purdon Drive, Downsview, had only about \$50 damage, police said.

Police are looking for the driver of a hit and run car that did about \$250 damage to a parked car in Richvale, March 12.

The damaged car belonged to David Meredith, of 24 Spruce Street, and was parked in front of his home.

Two Woodbridge drivers collided March 12 at Pine and Wallace Streets in Woodbridge.

Nonie Salmon of Clarence Street had about \$150 damage, and Kenneth Oxy of Fran Drive had about \$75 damage, according to York Regional Police.

ALOI BROTHERS LIMITED

REAL ESTATE BROKERS

3 Yonge Street S. - Richmond Hill

3 1/2 ACRES
\$2,000. down, only \$6,500 full price. Excellent Uxbridge location, one mortgage for the balance. Call **LARRY SANDERS**

DETACHED, \$1,000. DOWN
6 room, 1 1/2 storey home, safe oil heat, 3 family size bedrooms, large kitchen, situated in the Town of Marmora, Township of Hastings. Asking \$7,900. Call **DOUG BENNETT**

\$8,500. DETACHED
Keswick, 3 bedroom bungalow, extras include stove, fridge and all existing furniture, ideal for young couple. Try \$2,000. down. Call **JOHN CRYER**

\$2,000. DOWN
One open mortgage for the balance, carries \$135. monthly, including taxes, 6 room 1 1/2 storey home, immediate possession. Call **GEORGE JACKSON**

OPEN STONE FIREPLACE
\$19,900. detached 3 bedroom bungalow on large landscaped homesite, safe oil heat. Try \$3,000. Call **JOYCE CLELAND**

RICHMOND HILL BARGAIN
6 room brick bungalow, 3 master size bedrooms, full basement, storms and screens, private drive, many mature trees and shrubs, asking \$21,900. Try \$3,000. down. Call **FINN SAMUELSEN**

RETIREMENT SPECIAL
Cosy 2 bedroom detached bungalow close to Yonge St., broadloom and tastefully decorated throughout, full basement. Asking \$21,900. with \$5,000. down, one long term mortgage for the balance. Call **BRUCE PRIDHAM**


SPLIT ENTRANCE
Detached 6 room brick bungalow plus 3 room basement apt., excellent financing, with \$5,000. down, many dollar saving extras. Asking \$24,900. Call **HORST ROSNER**

BUILDER'S SACRIFICE
7 room, 2 storey detached brick home, attached garage, full basement, tastefully decorated throughout, move in one week, only \$2,000. down. Call **DELMA WOODCOCK**

ALUMINUM SIDING
Rancher, 2 car garage, large sun room with Acorn fireplace, overlooking large homesite, many mature trees, A-1 condition with broadloom, immediate possession, only \$32,900. Call **BRUCE RAINEY**

TOWN AND COUNTRY
King City. Detached sidesplit bungalow, featuring attached garage, open fireplace, family room, rec. room, 2 bathrooms, thermo pane windows, 75x164 ft. landscaped homesite. Try \$5,000. down. Call **MEL ATKINS**

"Honesty and Service Is Our Motto"

884-4446  889-8303

Regional Planner Murray Pound Offers R. Hill Certain Services

Area municipalities in the Region of York are being offered the opportunity of requesting regional council to perform certain local planning duties, which is permissible under Bill 102, which set up the Regional Planning Department. Regional Planner David Murray Pound visited Richmond Hill Town Council March 8 to explain the proposal.

Mr. Pound pointed out that because of the comparatively limited resource base of the region (150,000 population) it is unlikely that strong regional planning services and strong local planning services can be developed independently. The less populated rural municipalities may find it advantageous to utilize regional services as well as the more populated urban municipalities. He noted that the northern communities of Georgina, East Gwillimbury, Newmarket, King Township, Whitchurch - Stouffville Township and Aurora have no planning staffs at present. Cost of total service to Richmond Hill was estimated at \$22,000. Partial service would bring an adjusted cost.

He suggested that Richmond Hill might like to let the region do the large amount of work necessary to consolidate the five Official Plans and zoning bylaws now applicable in the expanded town. Local Official Plans will then be integrated into the regional Official Plan, which must be produced within the next four years, he stated.

He proposes setting up an area services branch which would be paid for by the participating local municipalities and report directly to them. However, this branch would have access to input from the other branches of the regional planning department, such as the technical staff.

A municipality could opt for all planning services or for a part of them, he indicated.

At one of the first meetings of the year, Richmond Hill Council had decided it would be responsible for its own planning and would hire sufficient staff to handle it effectively. At present, the town's planning department has one employee, Barry McKinnon and is operating with the consulting services of Proctor, Redfern, Bousfield and Bacon of Toronto. Advertisements have been placed for a planning director, with closing date for applications being the end of next week.

The use of the regional planning facilities was to be discussed by council's planning committee at its meeting Thursday with a recommendation to be submitted to council at an early date. Councillor Lois Hancey, chairman of the planning committee, wants the decision to be held pending appointment of the planning director and his opinion on what may best be handled on the local level and what on regional level.

The Region of York legislation (Bill 102) dissolved all planning boards at the end of 1970 and stated that planning duties would be the responsibility of local councils.

ROYAL TRUST

REAL ESTATE DIVISION

35 Vaughan Rd.
Richmond Hill
881-0363

THORNHILL
1 Acre - 7 1/2% Mortgage
\$59,900 - PRICED TO SELL!
Charming 2 level bungalow, custom built, a quality home, family size kitchen with den and fireplace adjacent, 2 other fireplaces, unusual design for family of 2 or 6 to ensure privacy. Walk-out to garden, magnificent view overlooking conservation area, 2 car garage, appliances, drapes, broadloom, other built-in extras that add to value including dust-free radiant heating. Terms to suit purchaser.

RICHMOND HILL AREA

2 adjoining lots 75' x 135'. Registered. Town water and gas. Good road. Asking \$9,500. each. Private. Approachable. 884-9394.



REALTOR

A BIG OPPORTUNITY
Carries for \$181. Per Month Richmond Hill - Careful buyers, be sure to see this value! 4 bedroom back split with two 4-pc. baths, country size kitchen, good recreation room. Only \$33,500. Call Harry Pridham, Richmond Hill, 889-3891 or 832-1064 evgs. (Both direct Toronto lines).

URGENT! URGENT!
We need homes to sell in Maple, Richmond Hill and King areas. Prices from \$25,000. to \$50,000. Older homes and new. Have buyers with cash or terms.
Please call **HARRY PRIDHAM**
889-3891 Res. 832-1064

GIBSON WILLOUGHBY LIMITED
Realtor

For above properties call Mrs. Wright, 881-0363

RICHMOND HILL
New Listing
\$25,000. down to 1 mortgage - imposing 2 storey brick home on property 86x321 ft. deep, country living and privacy in the centre of town. Den, sun-room a plus on main floor, 3 bedrooms with possibility of 4th bedroom, recreation room, 2 car garage. Extensively landscaped, a gardener's paradise. Home has been well maintained with tasteful decor. A setting for gracious living. Many extras including drapes, broadloom, dishwasher, etc. Full price \$62,000. Shown by appointment only.

WEST SIDE BARGAIN

4 Bedrooms - Swimming Pool - Family Room

Located on pleasant corner lot west side of Richmond Hill. This family home comprises 4 bedrooms, large broadloomed living room, separate kitchen, recreation room and sun room in rear, 30x16 ft. heated concrete swimming pool shaded by willow and maple trees, 2-car garage. Price \$29,900 with good financing. Private sale. Phone 884-3665 after 5:30 pm.

IN BEAUTIFUL NEWMARKET
10 rooms, 2 1/2 baths, tastefully decorated 2-storey stone-faced block and timber home near Pickering College, owner transferred. Harry Seston, 889-9330.

YOUNG & BIGGIN LTD. REALTOR

TOWN OF MARKHAM TENDERS FOR VEHICLES

Sealed tenders clearly marked as to contents will be received by the Town Clerk at Buttonville no later than 12:00 o'clock noon Tuesday, April 6th, 1971, for the following vehicles:

- One Only - 5 ton Cab and Chassis complete with Dump Body and Snow Plow Equipment.
- One Only - 3/4 ton Pick-up with Trade-in (1965 Chev. 1/2 ton Pick-up).
- One Only - Van type truck.

Tender Form and Specifications may be obtained from the Maintenance Garage, at Buttonville, after Monday, March 22nd, 1971. Lowest or any tender not necessarily accepted.

H. C. T. Crisp,
Town Clerk,
Town of Markham.

Capital Grant Union Villa

The province's third and final instalment of its \$805,000 capital grant to Union Villa Home for the Aged at Unionville was paid last week.

The grant from the department of Social and Family Services provides \$5,000 for each bed in homes for senior citizens, and is paid in three instalments as building progresses. Union Villa has 163 beds.

Residents have been moving in since early in the fall, and the final payment of \$305,204 was included in a total of \$925,224.35 authorized by Thomas Wells, newly-appointed minister of social and family services.

Also on the list were senior citizen's homes in Elora, Nanawake, Milverton, Ottawa and Haldimand County.