



PHONE
640-2100
TODAY

Tribune

Classified Ads

The People's Marketplace
For Stouffville, Markham,
Uxbridge and District

Snelgrove REALTOR COMPANY LIMITED

We have buyers waiting. There is a buyer for every type of home.

STOUFFVILLE AREA
• Investment property, 1 1/2 acres in town.
• 2 1/2 acre horse farm on paved highway.
• 8 acres in town, builders property.
• Commercial property, prime location on Main St. Store on Main St. has Apt. above. Priced for quick sale at \$41,000.

GOODWOOD AREA
• 40 acres, spring fed pond, 5 acres bush. Permit available.
• 10 acres on paved road, 1/2 down.
• 10 acres on paved road, one third down.
• 20 acres, 2-storey brick house, large barn, one third down. Grocery and Variety store business.

UXBRIDGE AREA
• 10 1/2 acres, 3 bedroom home, steel barn, 2 fireplaces, family room, rec. room.

CLAREMONT AREA
• 50 acres, 4 bedroom home, 2 barns, on paved Rd.
• Variety store with gas bar, excellent turnover also on same property, large home with 3 apartments to rent, priced for quick sale.

UDORA AREA
• Summer cottage on river, furniture, gas furnace, air conditioner. Reduced to \$10,900 for quick sale.

LEPHEUR AREA
• 29 acres, 4 bedroom house, small barn.

COBACONK, ONT.
• 10 acres, building permit available. Priced for quick sale. \$8,500.

BOBACGEON ONT.
• 88 acres, white brick and maple trees. \$16,000.

FRED A. SMITH - GOODWOOD
294-6011 751-1711

WE HAVE A NUMBER OF HOMES AND FARMS ON M.L.S.

McDOWELL

REAL ESTATE BROKER Stouffville 11 Main St. E. 294-5544 Farms-Acreage-Residential 640-4444

STOUFFVILLE
New 3 bedroom sidesplit, featuring garage, fireplace, den, separate dining room. Good location Asking \$44,900.00.

STOUFFVILLE WEST END
2 storey brick 3 bedroom home in very good condition, large kitchen and dining room, fireplace, new furnace. Asking \$52,900. Call Dave Ratcliff

STOUFFVILLE
Duplex - Two 3 bedroom apts. on exgra large lot, excellent income. Asking \$47,900.00 Call Keith McDowell.

25 ACRES BLOOMINGTON SD. RD.
High and dry excellent area, 825' frontage. Call Keith McDowell

COUNTRY LIVING
Woodville, 2 storey house on 5 acres. Asking \$24,900.00 Call Charlie Stevenson.

LITTLE BRITAIN
49 acres, 15 clear, excellent building and pond site. Asking \$18,500.00 Call Charlie Stevenson.

ORILLIA
17 acres of treed property close to lake. Good building or commercial site. Asking \$34,000.00 Call Charlie Stevenson

OAKWOOD
Older style brick home on good lot on No. 7 Highway. Presently rented as two apartments. Asking \$28,500.00 Call Charlie Stevenson.

PEFFERLAW
OVERLOOK LAKE SIMCOE
2 storey 4 bedroom home with large 4 pc. bath, kitchen and living rm., on 146 acres with large barn, silo and implement shed. 2 ponds, frontage on Hwy: 48. Asking \$124,000.00 Call Charlie Stevenson.

LITTLE BRITAIN - 133 ACRES
4 bedroom, brick home with extra large kitchen. Large barn with stable cleaner, implement shed, garage and tractor shed. 2 road frontages. Asking \$95,000.00 Call Charlie Stevenson.

CANNINGTON
150 acres of good workable land. 5 bedroom 1 1/2 storey home. Asking \$65,000.00 Call Charlie Stevenson.

CANNINGTON
225 acres, large barn. 4 bedroom brick home. Asking \$84,000.00 Call Charlie Stevenson.

McDOWELL REAL ESTATE

FRANK REALTOR

189 QUEEN STREET, PORT PERRY, ONT.

PORT PERRY
2 year old 3 bedroom brick bungalow, attached garage, separate dining room. Partially finished rec room and play room. Owner transferred. Asking \$35,900.00 Fred Smith.

OAKWOOD AREA
100 acres, 90 workable, very productive soil. Attractive 3 bedroom 1200 sq. ft. bungalow attached garage, laundry room. Main barn has 30 stanchions, silo, milk house and loafing barn. Asking \$65,000.00 Lawrence Morrison.

SUNDERLAND AREA
First time offered. 160 acres very productive clay loam, paved road frontage, 2 storey frame home, all conveniences. Suitable barns in good condition. 50 miles from metro. Priced at \$89,000.00 with terms. Bruce Currie.

PORT PERRY BUNGALOW
3 bedrooms, attractive living room with fireplace, spacious kitchen and dining area, large 13' x 36' rec. room, excellent location on 66' x 165' lot. Owner transferred. Asking \$34,900.00 Ken Middleton.

PORT PERRY
New 3 bedroom split level family home, 2 baths, separate dining room, family room featuring fireplace and patio doors leading into back yard, large garage, nicely treed lot on quiet residential street, very central location. \$43,900.00 terms arranged. Ken Middleton.

UXBRIDGE ESTATE
Century home on 25 acres, one mile from town on paved road. Excellent trout stream and pond sites, pine and maple bush. 10 room stucco over brick house, large living room, fireplace, dining room, family sized kitchen, den 5 bedrooms, 2 baths, attached garage, guest house. Barn for horses. Must be seen. Asking \$90,000.00 Maurice Baker.

BROOKLIN HORSE FARM
Large 8 room 3 bedroom farm home in attractive setting on 10 acres. Ample barns include indoor riding area, box stalls with stable cleaner. Prime location on paved road. Asking \$105,000.00 Ken Middleton.

PORT PERRY AREA
10 acre homesite near Lake Scugog. Good arable land, small pond at rear of property. Asking \$19,700. Ken Middleton.

PORT PERRY 1 MILE
50 acre hobby or horse farm near main Highway. 1 1/2 storey frame home, modern conveniences, small barn. Just listed at \$46,500.00 with terms. Ken Middleton.

OFFICE HOURS - 9 a.m. - 9 p.m.
Direct Telephone Lines Port Perry 985-7386
Oshawa 574-7515 Toronto 364-2516

• EXPERIENCED SALES STAFF •
Maurice Baker - 852-7256
George Beaton - 985-3040
Bruce Currie - 705-357-3392
Ken Middleton - 985-7548
Lawrence Morrison - 705-357-3395
Fred Smith - 985-7639

FINANCE ASSISTANCE AVAILABLE
COAST TO COAST REAL ESTATE SERVICE
WE LIST EXCLUSIVE and M.L.S.

Real Estate is still your best investment

Meaharg REALTOR

WOODVILLE AREA
150 Acres, 140 workable, balance in pasture & bush. Lovely 2-storey brick home, all conveniences. Garage, two barns, stables, plenty of water. Close to highway. Asking \$76,500.00 Call ELWOOD JOHNSTON Evgs. 705-357-3425.

BALLANTRAE NORTH 5 ACRES
Ideal for horses. 2 Bedroom frame home, needs modernizing. Barn 60' x 80' with running water. Only \$39,900.00 terms. Call: MIKE MENDELA

WOODVILLE-25 ACRES
With pond and large highway frontage, good building site or speculation property. \$15,000.00 Full. Call: EARL DOWSWELL Evgs. 705-426-7024.

173 ACRES-SEABRIGHT (Brechin North)
Good 7-room home with all conveniences, and barn with 55 acres workable, good stream crossing property, balance in bush and pasture. Excellent hobby farm or investment property. Asking \$49,900.00 with terms. Make offer. Call: EARL DOWSWELL Evgs. 705-426-7024.

BALLANTRAE AREA 6 ACRES
Beautiful 8-room bungalow, brick and cedar siding, fireplace, large sundeck, large screened in porch, 2-car garage; barn with 4 box stalls. Large spring fed pond with sandy beach; lots of evergreen trees. Asking \$89,000.00 Call: HARRISON SCHLICHTER

LAKE SIMCOE
5-Room modern home on good size lot, including stove, refrigerator, washer & dryer. Garage. Right of way to lake. See and make offer. Call: GEORGE HARVIE

MUSSELMAN'S LAKE
5-Room clapboard home on large lot with mature trees; small barn. \$19,900.00 Call: MIKE MENDELA

UNIONVILLE 10 MILES NORTH
7 Acres with 3-bedroom alum. siding bungalow; needs finishing. Large barn. Would make excellent small horse farm. \$54,900.00 Call: HARRISON SCHLICHTER

UXBRIDGE 1/4 ACRE
Self contained 2 family home, total 2100 sq. ft. living area. Modern 4-bedroom brick bungalow, sliding glass doors to 25 ft. balcony. View. Also walk-out to 10 x 20 patio. Lot fully landscaped and treed. Only \$44,500.00 Call: MIKE MENDELA

BEAVERTON AREA
50 Acres with excellent building site; plenty of trees, near paved road. \$11,900.00 with \$3,900.00 down. Call: EARL DOWSWELL Evgs. 705-426-7024.

LEASKDALE 10 ACRES
Two bedroom frame bungalow, broadloom throughout. Nicely landscaped; vegetable booth; 4 1/2 acres strawberry plants; 3/4 acre raspberries. Paved road. Asking \$44,900.00. Call: ELWOOD JOHNSTON evgs. 705-357-3425.

SUNDERLAND AREA
128 Acres, approximately 50 acres rolling, partially wooded, balance in duckpond. Beautiful home site. Asking \$37,500.00. Call: ELWOOD JOHNSTON. Evgs. 705-357-3425.

COTTAGE LOT JACK LAKE
300 Feet frontage, road access. \$12,975.00 with terms. Call: GERRY MEHARG

For these and other properties call 640-3131 or 297-2283

SHOULD YOU RETIRE AWAY FROM HOME?

Perhaps it would be the best move you could make in a lifetime; or else one of your greatest regrets.

The best advice we can offer is to "try before you buy."

The unfortunate truth is that far too many senior citizens - more than half on a recent survey - who buy in haste in a distant retirement location, especially the warm South, later come to rue their hasty move for a variety of reasons, all of which could have been checked out ahead of time.

Will you miss your children and friends when you are a thousand miles or more away? Will you adjust to a new environment and climate? Will you sacrifice enjoyment by financially overextending?

Before you sell your home, or buy in a retirement area, plan numerous visits, make an extended stay in a rented dwelling and recheck all costs against your income.

If your retirement "paradise" lives up to its build-up, then prepare to sell your home and move. If it doesn't, you may be glad to continue calling it home.

FRED COOK REAL ESTATE
16 WELLINGTON ST., MARKHAM
294-2990

WHOMSLY REALTOR

STOUFFVILLE OFFICE
640-4246 or 297-2633

100 ACRE FARM
Uxbridge area, 2-storey, 8-room, 4-bedroom solid home, all conveniences, large barn, equipment shed, garage slightly rolling land, balance trees; river running through the farm. Asking \$75,000., \$35,000. down. Call Ernest Skuja 1-852-6625 or 297-2633 or 640-4246.

13 ACRES - HOUSE - BARN
Uxbridge area, lovely scenic rolling land, treed, pond site, 5-room, 3-bedroom bungalow, all conveniences. Call Sharon Brazier, 297-2633 or 640-4246.

STOUFFVILLE AREA 10 MILES NORTH EAST
Beautiful treed 10 acre parcel, exceptional home site, building permit available. Call Terry Richardson, 297-2633 or 640-4246.

1 ACRE
Sunderland area, 350' rd. frontage, in delightful country atmosphere building permit available. Call Sharon Brazier, 297-2633 or 640-4246.

40 ACRES
Sunderland, just what everyone wants, trees, springs, pond site, excellent building site. Call Sharon Brazier, 297-2633.

STOUFFVILLE AREA
Lovely tree-lined 1/2 acre with three bedrooms, frame bungalow, large kitchen and living room; large breezeway, and two-car garage. See it now. Call Sharon Brazier 297-2633 or 640-4246.

HOBBY FARM ON 15 ACRES - CLAREMONT AREA
Century farm house, restored 2-storey with 4 bedrooms; 9 rooms in all with self contained apartment. Could be 2-family home. Gently rolling land with two ponds, large barn with hydro and water, driving shed on paved road. Excellent investment potential. Priced at \$79,000. Call Phyllis Clark 297-2633 or 640-4246.

COMMERCIAL PROPERTY - CLAREMONT
2-storey brick home with 3-bedrooms, TV room, laundry room, large kitchen, barn 20' x 20', right in the village on Brock Rd. Asking \$32,000. Call Phyllis Clark 297-2633 or 640-4246.

COUNTRY RETREAT ON 8 ACRES - UXBRIDGE AREA
2-bedroom, aluminum siding, older home, double garage, small barn with 4 horse stalls, 2 fence paddocks, house in fair condition, needs improvements, high scenic land with panoramic view, small apple orchard. Asking \$35,000. See it soon. Call Phyllis Clark 297-2633 or 640-4246.

25 ACRES-ASHBURN
High rolling scenic land with pond sites, ideal home site, building permits available, terrific investment potential within commuting distance of Oshawa and Toronto. Call Phyllis Clark 297-2633 or 640-4246.

WINTERIZED COTTAGE-PEFFERLAW
Beautiful cottage, close to Lake Simcoe, situated on an attractive lot with young trees and flower garden, poll fencing, cottage has large kitchen with all conveniences, a cosy living room, with lovely fireplace. Ideal for summer and winter. Call Terry Richardson, 297-2633 or 640-4246.

70 ACRE FARM
Large 3-bedroom brick home, family style kitchen, 9 rooms in all barn for horse lovers, and implement shed. Located on paved highway, Call Ernest Skuja, 297-2633 or 640-4246.

STONE REALTOR

EXCELLENT SHOW FARM
151 acres with creek on paved road, 1 mile from Cannington, 2 storey 10 room brick home, all conveniences, large barn and shed, all in good repair, painted. Mature maple trees around yard. Could be used for any type of farming. Highly productive land. Call Herb Puckrin

HERB PUCKRIN
GOING CONCERN
196 acres, highly productive farm, fronting on paved road, new 4-bedroom bungalow, three barns, farrowing, finishing and holding. \$125,000 with terms. Call Herb Puckrin.

8 1/2 SCENIC ACRES
Excellent building site, 1 mile out of village, close to creek, Asking \$11,000 cash. Call Herb Puckrin.

HERB PUCKRIN
PORT PERRY 985-7303, OSHTAWA 574-6701
After Hours Call
George Stone F.R.I., Port Perry 985-2832
Herb Puckrin, Sunderland 705-357-3671
Douglas McCague, Port Perry 985-2869
Lloyd Haynes, Blackstock 886-6052
Ken Holliday, Oshawa 723-5420

BLACKSTOCK AREA
39 acres, rolling scenic land, large modern sow breeding set up, new farrowing barn with 39 moveable pens. Heated, air conditioned, stable, cleaner, large bank barn with pens. 7 room older home with conveniences. \$64,000 with terms. Call Ken Holliday.

62 ACRES
High scenic property, 80 rods, fronting on paved road, excellent spring and creek, one third bush, balance clear, 30 miles to Oshawa. Asking \$35,000 with terms. Call Herb Puckrin.

OSHTAWA
Close to 401, 3-year old legal duplex, 3-bedroom unit, with broadloom, in living room and dining room; and 5-piece bath; 2-bedroom unit with bath; also laundry room, rec. room, 2-car garage, immaculate throughout, priced at \$73,000. with terms. Call Doug McCague.

ANNOUNCEMENT

MIHOREAN & DAHL-JENSEN LTD.
UNIONVILLE

ARE PLEASED TO ANNOUNCE THE APPOINTMENT OF

MR. F.J. SHANKLAND,
(A.A.C.I., M.A.I., F.R.I.C.S.)
AS THEIR CHIEF APPRAISER

Appraising for Capital Gains
Tax, Expropriation,
Arbitration, etc.

100 pleasant profitable acres, flowing springs, pondsites, millions of tons gravel, large estate size brick house, 2 road frontages, close to Campbellford and Belleville. Priced for quick sale. Cash or terms. 698-3835 Toronto. 2w51

7. Financial and Mortgages, Opportunities
First and second mortgages at best rates. For prompt personal service call 473-5843 or 821-0164. 3712

EXPROPRIATED? 20 ACRES-WHITBY

1,300 ft. road frontage, 2 large barns, orchard, outdoor sauna. Large 2-storey century frame home, nestled behind towering spruce trees in scenic area. 4 bedrooms, new oil heat, 2 bathrooms, broadloom in living room and dining room, family room with Franklin fireplace, attached garage. Ideal hobby farm. \$79,500. Call 655-4590

CALL 655-4590

FRANK REALTOR

145 Kent St. W. Lindsay

74 acre farm, large barn and stream. Ideal place to build house and semi-retire. \$39,500.

Newly listed dairy farm, 150 acres, beautifully kept brick house, 2 farms, tile drained stable cleaner. Only \$76,500. Hurry for this offer.

Call Bruce Clark 1-705-439-2212

11. Rooms for Rent
Room for rent in quiet home, television and use of swimming pool, 2 week. Call 297-3593 for interview after 6 p.m. Male only over 22 years.

13. Apartments for Rent
Uxbridge, 1 and 2 bedroom self contained apartments, newly decorated, heated, centrally located, reasonable, immediate possession. 852-6849. 3w51

Correction \$69,000

Central air-conditioning will make your summer bearable... even enjoyable when the temperatures soar! This is only one asset of this comfortably styled, four bedroom home... in Markham's finest district. It is designed for elegant living... Come and see such ideal features as a master bedroom with bath en suite (2 1/2 baths), cozy family room with fireplace and walkout, built-in intercom, fine landscaping and much more. Asking \$69,000 by private sale.

To inspect phone 297-1571



LLOYD HOUGHTON
I have a serious client anxious to purchase a family home in or near Stouffville. Can pay up to \$45,000. We can arrange all cash for the seller. Please call me without obligation if you have a home to sell soon. Lloyd Houghton 640-2082 or 297-1270.

OPEN HOUSE MAY 26TH 1-4 P.M.

BEAVER RIDGE ESTATES CANNINGTON

FEATUREING
-Large lots
-Under ground Hydro
-Fully prepaid services
-Paved roads

Walking distance to Business Section, Churches and Parks
-4 Models to choose from
-1200 sq. ft. living area

Priced from \$31,500. to \$35,400.
W. FRANK REAL ESTATE LIMITED
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DRIVE TO CANNINGTON & FOLLOW THE SIGNS