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19 OFFICES AND 100 SALES REPS TO SERVE YOU

50 ACRE CENTURY ESTATE
Glowing pine floors are a heritage of this century-old, completely refurnished 2 storey, 4 bedroom, 8 room brick home professionally decorated with good taste. Living room has captivating fireplace and walkout to entertainment area, inground pool (heated), sauna, barbeque. Separate dining room has its own fireplace. For the nature lover a good barn with 6 box stalls and tack room. Property has two streams and some bush. Just off Highway 48 north of Markham. Listed at $235,000. Call Cec Hendricks 640-2082 or 297-1270. and ask for brochure.

ENJOY RURAL LIVING
Just off Highway 47 north of Stouffville. Almost new 8 room family size side split model home with attached garage large enough for two cars and your garden tools. On about half acre lot. Has 3 good size bedrooms, an inviting family room with walkout. Choice broadloom throughout. Located near municipal Park. Easy commuting to Metro and Oshawa. Just listed at $79,500. good financing Call Dick Fintelman 640-2082 or 297-1270

STOUFFVILLE — NEW HOMES
Seven exciting new 3 & 4 bedroom homes with fully tiled baths, family rooms with stone fireplace, underground services. Three different plans to choose from, details call Stouffville Office 640-2082 or 297-1270.

BEAMS — LOG SIDING HOME
89 Acres on 1A Highway N. E. Metro. 2 beaver ponds and strong stream. Log siding quaint house with 8 rooms. Living room has fieldstone fireplace. Pinefloorson second floor. Well preserved throughout. Studio with cozy fireplace. Handy kitchen with builtin dishwasher. 2 barns ready for horses or cattle. A fascinating property for four season recreation within easy driving from Toronto or Oshawa. Listed at $179,000. Owner will take back a first mortgage at 9 percent. Call Dick Fintelman or Cec Hendricks 640-2082 or 297-1270.

MINI HOME
Just listed at $19,500. Small frame home with living room 21 x 12 ft. Economy living taxes only $81.00. Call today Bob Dart 640-2082

SUMMER COTTAGE LAKE SIMCOE
East side near Brechin. Frame cottage and boat house on treed lot with sandy beach. A choice location for children Cottage is completely furnished, has 3 bedrooms, washroom, veranda and porch. A brief drive from Metro for relaxation Just listed at $25,900. with $5000 down. Call Lillian Milne 649-2189 or 297-1270.

BUILDERS OPPORTUNITY
Choice lot 66 ft x 165 ft. deep. On paved street in Goodwood Ideal for most family size plans home. Listed at $17,500. Call Bob Dart 640-2082.

INFORMATION ON OUR NEW HOMES
CALL OUR OFFICE 155 MAIN ST. W. STOUFFVILLE
PHONE 640-2082 or 297-1270

W. FRANK REAL ESTATE LIMITED REALTOR

189 QUEEN STREET, PORT PERRY, ONT.

PORT PERRY: 3 bedroom older home on large, dry fenced corner lot, close to downtown. Large kitchen, separate dining room, 2 sunporches, garage. Ideal for the retirement home. Only $32,900.00

CANNINGTON: Ultra modern 3 bedroom tri level 1240 sq. ft. home with Mansard Roof. Living room with sliding glass doors to balcony. 2 car garage, completely landscaped. A truly beautiful home at only $42,500.00 with 9½ per cent First Mortgage. Bruce Currie.

PORT PERRY: Custom built 1½ storey brick home, located on quiet beautifully treed street of mature cheerful 4 spacious bedrooms, 2 baths, cheeful kitchen and dining area, finished recreation room featuring walkout basement, 1½ car garage. A fine family home. $52,900 Ken Middleton.

PORT PERRY: Commercial property 30' x 30' cement block building on 66' x 165' lot. Presently used as welding shop. Priced at $21,500.00 Call Fred Smith.

UXBRIDGE: Excellent commercial property centraily located. 12000 sq. ft. lot with 3300 sq. ft. cement block building, all services, adaptable for varied uses. Asking $50,000.00 with terms. Call George Beaton.

SUNDERLAND AREA: 200 acres well located onpaved road, over ½ mile road frontage. Very productive soil, nearly all workable, good springs. 8 room brick home, large barn, implement shed, concrete silo. Excellent value at $150,000.00 Call George Beaton or Bruce Currie.

LITTLE BRITAIN AREA: 100 acres all workable, very productive, large barn, presently in beef operation. 10 room 2 storey brick house, all conveniences, new wiring, maple tree lined drive. Asking $95,000.00 with terms. Lawrence Morrison.

PORT PERRY NORTH: 175 acres on paved road, corner farm, adjacent to Village, good potential for future investment. Large steel barn, implement shed, concrete silo, 8 room frame home, all conveniences. Overflowing well, Asking $275,000.00 terms. By app't only Call George Beaton.

SUNDERLAND SOUTH: 100 acre modern dairy farm, very high producer 4 bedroom 2 storey brick home in excellent condition. Barns fully equipped, 44 stall milking parlour, pipe line milker, 3 silos with unloader, feed conveyors. Must be seen to be appreciated. Asking $155,000.00 with terms. Bruce Currie.

LITTLE BRITAIN AREA: 100 acre corner farm on country road, all workable, very productive. Large 7 room 2 storey brick home, very attractive setting, painted barns and outbuildings all in 1st class condition. Asking $115,000.00 with terms. Lawrence Morrison.

MILLBROOK: 50 acre high and scenic retreat property. Wooded frontage with stream. All varieties of trees native to Cavan Hills. 2nd stream across centre of property hills for skiing. Excellent building sites wih good views of country-side, Must be seen. Asking $46,900.00 with terms. Paved road frontage. Maurice Baker.

LAKE SCUGOG, PORT PERRY AREA: 1 acre building lot fronting on canal with boat access to Lake Scugog. Priced right at $15,000.00 Call Fred Smith.

PORT PERRY: 20 acre prime corner property well located. Ideal for horse or hobby farm. Excellent building sites. Asking $45.000.00 Bruce Currie.

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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

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STONE REAL ESTATE LTD REALTOR

SUNDERLAND
Excellent Hobby Farm, 91 Acres 8 room 2 storey brick house remodelled and nicely decorated, good barn & excellent soil, other buildings. Asking $88,000. with $43,000. Down. Call Herb Puckrin.

WOODVILLE
127 Acre farm just north of countryroad, 2 large 9 room frame and Alcan Home, all conveniences, good barn and silo, 84 acres excellent working land, balance cedar with creek and springs. Asking $90,000. with $45,000 down. Call Herb Puckrin.

ESTATE HOME IN COUNTRY
200 Acres fronting on paved road, large attractive New Home, 1600 sq. ft. on each floor, walk-out basement double attached garage, sliding doors to decks, 2 fireplaces, owner anxious, call Herb Puckrin.

PORT PERRY 985-7303, OSHAWA 576-6701
After Hours Call
George Stone F.R.I., Port Perry 985-2632
Herb Puckrin, Sunderland 705-357-3671
Douglas McCague, Port Perry 985-2869
Lloyd Haynes, Blackstock 986-5052
Ken Holliday, Oshawa 723-5420

DON HAMILTON
Real Estate and Insurance
132 WALLACE AVE.
BOX 1147
LISTOWEL, ONTARIO
Office - 1-519-291-3500
Res. 1-519-356-2558

100 ACRE FARM
½ mile from paved road, approximately 70 acres workable, bank barn suitable for beef or pigs, imp. shed, 6 room frame home in good condition - asking only $52,000.00
Call Jake Arends 1-519-291-1788

225 ACRE DAIRY FARM
Large barn with milking parlour and 70 free stalls, 2 silos with unloaders, 2 bunker silos, imp. shed, 2 storey brick house with recreation room in basement, 2nd barn has few stalls for heifers, 2nd home is also in good condition. Call Bob Ballantyne 1-519-356-2576.

200 ACRE DAIRY FARM
Bank barn with steel ties plus loose pens, stable cleaner, bulk tank, new imp. shed, 3 bedroom home with modern conveniences, land is completely tiled.
Call Orval Harrison 1-519-291-2927

125 ACRE DAIRY FARM
Large painted barn with 41 ties plus loose pens, stable cleaner, pipeline milker. 3 silos with unloaders, imp. shed 36x100, 8 room brick home in excellent condition.
Call Gord Mepham 1-519-595-8257

DON HAMILTON REAL ESTATE & INS. LTD.
BOX 1147
LISTOWEL, ONT.
Office: 1-519-291-3500
Res. 1-519-356-2558

6. Vacation Properties for Sale, Rent & Wanted

HALIBURTON AREA
3 bedroom cottage with 100' lake frontage plus separate bunk house. Also extra 100' cottage lot. Can be bought separate or as one parcel for privacy. For further information call, 640-1736 after 5
4 W 39

7. Financial and Mortgages, Business Opportunities

NEED A MORTGAGE
Funds available for 1st & 2nd mortgages. We also have clients waiting to purchase your mortgage on best of terms.
Discuss your needs with us in confidence.
Gerry Meharg Ltd., Realtor
640-3131, Stouffville Plaza
Member of Ontario Mortgage Brokers Association. 43tf

MORTGAGES
We have funds available for first or second mortgages at current rates. If a mortgage is the answer to your financial problems a phone call will bring you prompt courteous service.
If you have a mortgage which you wish to dispose of we can arrange a prompt sale on the best of terms.
For all mortgage problems call:
John M. Baird Ltd. Realtor
197 Wellington St. E.
Markham
Phone 294-1431
Member of Ontario Mortgage Brokers Association. 22

FOR MORTGAGES
ALWAYS DEAL WITH A MEMBER OF THE ONTARIO MORTGAGE BROKERS ASSOCIATION
our member(s) in your area:
GERRY MEHARG LIMITED
P.O. Box 10, Stouffville plaza, Whitchurch-Stouffville.
FIRST NATIONAL REAL ESTATE LTD
P.O. Box 596, Highway no. 7, Stouffville.
OSBORNE MORTGAGE SERVICES
R. R. no. 3, Stouffville
BIRCHCREST DEVELOPMENTS LTD.
R.R. no. 2 Gormley.

13. Apartments for Rent

STOUFFVILLE west, 2 large bedrooms with a balcony for rent. Reference required, 640-2808

Stouffville Testa Villa Apt.
ADULT BUILDING
Two bedroom apt. available March or April 1
640-2184

L.S. Snelgrove REALTOR COMPANY LIMITED

THESE PROPERTIES ARE FOR SALE
The owners want them sold now. Make us an offer, they could say "yes".
I will accept your challenge to sell your property.

LET'S SELL IT THIS WEEK
"Selling at a little more than its land value" Retirement home or for a young couple. 1 bedroom, 4 pc bathroom, good size kitchen and living room. Oil furnace. ½ basement, very easy to heat. Red Insul Brick siding, good lot 75 x 200, good well and septic tank, on paved road. Make us an offer

- Beautiful retirement home, or for small family. Brick and stone bungalow, 2 bedrooms, large living room with open stone fireplace. Broadloom. 4 piece bath, big kitchen and laundry room all on one floor. No basement. Hot water heating, paved drive, brick and block garage with workshop. This home is in excellent repair, and a pleasure to show. Asking $48,500.
- "Early Canadian look for the horse minded family" 1st time on the market. Is this the property you have been looking for? 30 acres, big red brick 7 room home, early Canadian look, with summer kitchen. 2 - 3 pc bathrooms. Large 22ft living room, 19ft kitchen, laundry room, apt. upstairs, 2nd kitchen. Big barn, silo, stable cleaner. Maple trees in front at roadside and in lane. Good supply of water. New furnace and water system. This home has antique doors and trim etc. Asking $125,000. with terms.
- 60ft mobile home on wheels, can be moved. Now sits on rented land. 2 bedroom, 5 pc bathroom, washer, dryer etc., wall to wall broadloom, stove, fan, fridge etc. The home is selling completely furnishedat only $9,500. cash.
- Investment property 8½ acres in town of Stouffville east end.
- Commercial building in Stouffville on Main Street, with four incomes. 4 year old building, no repairs to do. Make us an offer. We are asking $74,000.00.
- 50 Acre house and barn in 2 separate 25 acre parcels on paved road Asking $200,000.
- 33 acres, corner property, house and barn, good land value, asking $4500. per acre.
- Commercial building on Main St. Stouffville, big store area. 2 - 2 bedroom apts above, good return. Good terms. Phone for more information.

LINDSAY, ONTARIO OPS TWP.
- 85 acres house and barn, 1000 ft frontage on Highway. 1-4 pc and 1-2 pc bath, 6 rooms and laundry room, 3 bedrooms. Stucco over solid brick. Possession 60 days. Asking $87,000. $25,000. Down.

CANNINGTON, ONT.
- 100 acres, 2 storey red brick home, all conveniences, 4 bedroom, living room, dining room, separate big barn for beef. Hydro and water in all. Asking $95,000 with ½ down.

FRED A. SMITH — Goodwood
294-6011 NO SUNDAY CALLS PLEASE 751-1711
WE HAVE A NUMBER OF HOMES & FARMS WITH M.L.S.

GERRY Meharg LTD REALTOR

UDORA
61 acres - 150 feet river frontage, exceptional opportunity at the asking price, terms. Call: George HARVIE 640-3131

½ ACRE NEAR PORT PERRY
Beautiful custom built home, 3 baths, family room with fireplace and walkout. A charming and very spacious home, priced at $72,900.00 Call : MRS. D. YOUNG 294-4983.

BROWN HILL
5½ acres of excellent garden soil with good building site. Asking $11,900. Call: EARL DOWSWELL

SUNDERLAND AREA
353 acre farm - 10 room 2 storey brick home, all modern conveniences. Huge sound barn, ideal for dairy or beef operation. Drive shed 30 x 70' 150 ft. corn crib, good highly productive land. $550.00 per acre. Call: ELWOOD JONSTON 705-357-3425

UXBRIDGE HILLS
50 acre lots, 660 ft. frontage - 2 to choose from. Try $75,000.00 with $25,000. down. Call: GEORGE HARVIE

COMMUTERS HOBBY FARM SUNDERLAND AREA
Nine room brick home, huge barn and outbuildings, all in good condition 70 acres of highly productive land, springs, pond-site. Ideal for horses. Asking $110,000. Call: MIKE

AURORA AREA
8 room, 2 storey home with 4 bedrooms, 3 baths, 2 fireplaces, 2-car garage. Located on 10 acres, pond, towering trees. Only $105,000. Call: HARRISON

4 miles north of Stouffville, 3 bedroom frame bungalow. 15 x 35 ft. living room, finished. Only $28,900. Call: HARRISON

SUNDERLAND AREA TROUT POND - 81 ACRES
High, scenic, exclusive homesite. Spring-fed stream feeds 2 acre pond Mature cedar woods enhance this beautiful country setting. Asking $69,900. Call: MIKE.

STOUFFVILLE - $43,900.00
Century old 3-bedroom home, partly renovated, 1½ baths. Lovely lot; garage, close to schools and shopping. Call: MRS. DICKIE YOUNG Res. 294-4983

10 ACRE HOBBY FARM CLAREMONT
Beautifully landscaped property with 6 room cozy split level ranch style home with swimming pool. pond site, huge barn. $105,000.00 Call: MIKE MENDELA

MORTGAGE MONEY WANTED ALSO 2ND MORTGAGE AT 13 PERCENT CALL: ALAN KERR - 640-3131

GERRY Meharg REALTOR

...ESE AND OTHER PROPERTIES ... 640-3131 or ...

THINK TWICE BEFORE YOU CHANGE AN OFFER

WIN TIMBERS

The first legal document to face a person buying or selling a property is often the offer to purchase and it sometimes makes them apprehensive. It needn't. However, the offer is not unimportant and you should consider it carefully.

An offer is usually binding on the buyer until and if it is changed by the seller, so it is well to proceed only when you possess full knowledge and understanding of its terms.

If it is necessary to consult a lawyer about a contentious part of an offer, then by all means do so. In many cases, a competent Realtor can quide you since it is a familiar form he is working with daily.

One useful lesson emerging from most Realtor's experiences is that many a sale has become bogged down because of a small and often meaningless change in the wordage by the buyer or seller that necessitated initialed changes or drawing a new offer.

If you are a buyer or seller and an offer is basically satisfactory to you, consider well before making minor changes. Since any change, however minor, invalidates an offer, a change of mind by the other party could cost you the sale or purchase.

See you next week.

Markham, Immaculate 3 bedroom brick bungalow, ensuite bathroom, garage, $59,900.00 H. Stather 297-1404 Fred Cook R. E. Ltd., Realtor. 294-2990

Markham, 7 Room brick and aluminum sidesplit, stone fireplace, family room, walk out, broadloom, 2 car garage, E. Taylor 297-1404 294-2990 Fred Cook R. E. Ltd., Realtor.

Markham, Ideal Professional Outlet, 500 sq. ft. Office space plus separate living accommodation, unlimited possibilities, Thelma Hasledon 294-6716 297-1404 Fred Cook R. E. Ltd., Realtor.

Unionville Backsplit, 4 bedrooms, family room, fireplace, double garage, Mrs. Winterflood 297-3616 or 294-2990 Fred Cook R. E. Ltd., Realtor.

197 Acre Lornville, Ultra modern home, excellent bldgs., corner farm, information Call W. Timbers 297-1404 294-2990 Fred Cook R. E. Ltd., Realtor.

Markham, Takeout Service in Plaza, Equipped, 48 seats, complete records, Fred Cook R. E. Ltd., Realtor. 297-1404 294-2990.

Markham, Bright year old bungalow, 3 bedrooms, 5 piece bath, Walk in from master, partially finished basement, garage, Ruth Knickle 297-1404 294-2990 Fred Cook R. E. Ltd., Realtor.

Woodville Area, 98 acre farm, corners on small village, 2 storey brick, all conveniences. Large barn, stream, 3 road frontages. $79,900.00, Call Tom Southern (705) 439-2163.

FRED COOK REAL ESTATE
16 Wellington St. East, Markham
294-2990 297-1404

GINO SALEM REAL ESTATE BROKER

STOUFFVILLE NORTH
10 acres of gentle rolling land. Pond. Small cottage. Drilled well. Building permit available.

SOUTH OF UXBRIDGE
14½ acres, on paved road. Gentle rolling land with view. 2 ponds. has a charming two family home. Large L-shape barn and 2 car garage. $75,800.00.

STOUFFVILLE
98 acres, only ¼ mile to highway. Large 9 room 2 storey home nestled ... looking rav... barn. Ideal fo...

...proud to ow... So treasure ... Your Garden of ... For, when on e... was one of the best.
Always remembered by wife Verna and family.

...nds and relatives ... cards, visits to ... flowers and best wishes to me while in hospital ... Rosebank Rest Home ... for transportation ... wife to come to see me. Home again and feeling good and welcome visitors.
Morley Symes, Stouffville

RED PLUSH ... and 2 chairs. 649-5654

... friends ... weekly. 887-5416.

MECHANIC and ... Gormley Sand & Gravel, ... 1232

SOLID - 3 STOREY CLAREMONT
A large treed lot and a gracious older 3 storey home on a quiet village street. 4 large bedrooms and 2 baths. Small building on lot suitable forage and workshop. New well and new septic tank. Taxes only $375.00. Call Bill Pegg, 640-1303 exclusive agent.

MIHOREAN AND DAHL-JENSEN LTD. REALTOR

UXBRIDGE ¾ ACRE
A new 2 storey brick home, broadloomed, 2 bathrooms, owner transferred, make an offer.
IRENE ARMSTRONG BROKER
852-6849. 2w39

STOUFFVILLE
Brick and aluminum siding sidesplit, corner lot, 4 bedroom, 1½ baths, finished family room, double paved drive, 8½ percent first mortgage.
J.M. Farquharson R... Ltd., 887-5247 or 640-... evenings

UXBRIDGE
3 bedroom brick bungalow, attached garage, hardwood floors, full basement. Must sell, $48,900.
IRENE ARMSTRONG, Broker
Uxbridge, 852-6849.

5. Offices, Buildings for Rent

OFFICE FOR RENT Business office 510 square feet at 157 MAIN ST. WEST IN STOUFFVILLE Has partitioned private office and washroom facilities. Occupancy March 1st Call Cec Hendricks or Bob Dart 640-2082

shea THOS.N.SHEA LTD. REALTOR

10. Houses for Rent

NEW HOUSE in Uxbridge, for rent for 6 mos. Call 649-2517.

11. Rooms for Rent

FURNISHED rooms and apartments, daily or weekly 143 Main St. W. Stouffville. TF10

13. Apartments Rent

2 BEDROOM apartment, Markham, heat and hydro included, parking and swimming pool, 294-6369. T.F.37

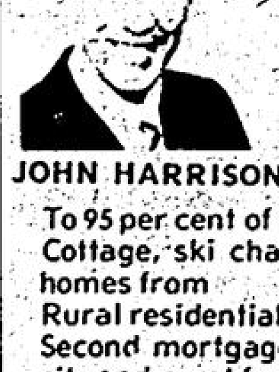
14. Wanted to Rent

FARMHOUSE wanted by 2 reliable Metro Zoo employees, Call Rena Grimmer 489-5339

7. Financial and Mortgages, Business Opportunities

7. Financial and Mortgages, Business Opportunities

95% MORTGAGE LOANS



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