

# Advertise the Action Way! The Want Ad Way!

PHONE  
640-2100  
TODAY

**Meberg**  
REALTOR

**CREATIVELY UNUSUAL**  
\$69,500—mature landscaping frames this brick 6 room home with old fashioned verandas, and all the little extras that make the difference. Centrally located. See this for sure. Call Jan Frisby 294-0420.

**MARKHAM MAIN STREET COMMERCIAL**  
Unlimited possibilities for a business. Brick 2 storey, completely restored. Old world charm. 10 rooms. Beautiful facade. Large lot. Mature trees. Good terms. Asking \$30,000. down. Call Mrs. Sainsbury 640-1142.

**STOUFFVILLE WEST END**  
3 bedroom brick, stone & aluminum side split. Paved drive. Fenced rear yard—open fields behind. Finished rec. room with fireplace. \$20,000 1st mortgage carries for \$179.00 a month. Asking \$65,500. Call Mrs. Sainsbury 640-1142.

**UXBRIDGE—10 ACRES**  
Country atmosphere, beautiful view. Reforested with scotch pines. Well landscaped. 3 bedroom brick bungalow. 2 car garage. House in immaculate condition. Must be seen. Asking \$91,500. Terms. Call Mrs. Sainsbury 640-1142.

**STOUFFVILLE—"OLD TYMER"**  
Completely renovated century 2 storey home. Living room, separate dining room. English pub with brick fireplace, and den or 4th bedroom on main floor. 261' deep lot. Asking \$74,900. Call Mrs. Young 294-4983.

**MUSSELMAN'S LAKE—\$28,900**  
Lots of rooms and possibilities in this home for the "do-it-yourselfer". Newly drilled well and septic tank. Call Mrs. Young 294-4983.

**STOUFFVILLE AREA—1.3 ACRE**  
First mortgage of \$40,000. at 10 percent on this very spacious tri-level home. Quality broadloom throughout. Immaculate throughout. Full price \$73,900. Mrs. Young 294-4983.

**SUNDERLAND AREA—40 ACRES**  
Country estate with formal living and dining room. Country size kitchen, charming English pub. 3 fireplaces. Garage to hold 4 cars. Horse barn. Large pond. Asking \$190,000. Call Mrs. Young 294-4983.

**1/2 ACRE PLUS—\$44,900**  
Century home, partly renovated, with excellent possibilities on a beautifully treed large lot. Call Mrs. Young 294-4983.

**UXBRIDGE 1.3 ACRE**  
3 bedroom 1/2 storey home downtown. Convenient to shopping. Aluminum siding new. Double garage, large kitchen. Asking \$43,900. Call Allan Kerr 473-3322.

**GOODWOOD 7 ACRES**  
Hobby farm. 5 room home all appliances, tractor plus small barn. Chicken house, good garden soil, completely fenced. On paved highway. Excellent hobby or retirement. Asking \$65,900. Call Allan Kerr 473-3322 or Mrs. Young 294-4983.

**KALADAR AREA—55 ACRES**  
1580 ft. frontage on water. 2 cottages easy terms. Asking \$57,500. Call Gerry Knapp 649-5255.

**KIRKFIELD AREA—170 ACRES**  
Winter & summer retreat. Beaver ponds, good timber. Asking \$50,000. Call Gerry Knapp 649-5255.

**SUNDERLAND AREA—225 ACRE FARM**  
10 room house, sound buildings, dairy or beef. Easy terms. Asking \$110,000. Call Gerry Knapp 649-5255.

**UXBRIDGE AREA—15 ACRES HOBBY FARM**  
Immaculately kept 9 room bungalow, beautifully landscaped. Ideal for horses. Barns. On paved road, easy terms. Asking \$119,000. Call Gerry Knapp 649-5255.

**SUTTON AREA—4 1/2 ACRES**  
4 bedroom side split home. Exceptionally well built fireplace. Could have extra living quarters. 2 car garage. Beautiful scenic view overlooking lake. Asking \$139,000. Good terms. Call Harrison Schlichter 888-1150.

**GORMLEY—5 MILES NORTH**  
10 acres. Beautiful 4 bedroom home, corner lot. With towering trees, pond. Good terms. Asking \$105,000. Call Harrison Schlichter 888-1150.

**STOUFFVILLE**  
Spring advantages at Fall prices. This tastefully decorated 4 bedroom home offers comfortable living with broadloom throughout. Dishwasher, corner fireplace in Spanish style recreation room. Easy care to allow you leisure time for the private pool. Call Joyce Spensley 294-2600. Price \$67,900.

**STOUFFVILLE**  
This spacious split-level home features ultra-modern kitchen, main floor utility room. Two 4 piece washrooms, quality fixtures and good existing first mortgage. Call Joyce Spensley 294-2600. Price \$69,500.

**UXBRIDGE**  
Brand new Townhouse priced at \$46,900. This property qualifies you for CMHC financing if you are a first time buyer. Central location near park and shopping. Call Joyce Spensley 294-2600 or Jan Frisby 294-0420.

**DIRECT TORONTO LINE 297-2283**  
**STOUFFVILLE 640-3131**

**Sheehy** the home folks who care about people



**COTTAGE—SUNRISE BEACH**  
A 3-bedroom frame cottage on Lake Scugog. Large lot, 70 feet of waterfront, by a depth of 258 feet. Pleasant surroundings, mature trees, patio, on a rear round road. Listed at \$31,900.00, many extras included. For further information call Dick Fintelman 640-2082 or 297-1270.



**OUR BUY OF THE WEEK REDUCED TO \$56,900**  
Stouffville west end, about 5 years old. Has 4 bedrooms, large living room and separate dining room. 4 pc. bath plus 2 pc. washroom on main floor. Paved drive to garage. Near plaza and park. Owner moved, anxious to sell. Excellent financing. Call Dick Fintelman 640-2082 or 297-1270.

**BALLANTRAE—4.5 ACRES**  
A secluded 2 bedroom bungalow nestled among tall mature trees plus a garage large enough for your car plus all hobby tools. An ideal retirement site within minutes of all services. This bungalow is compact and neat. The 4 1/2 acres offers unlimited potential for the pleasure of your choice. Listed at \$67,500. Owner may take back a good first mortgage. Details call Lloyd Houghton 640-2082.

**DOUBLE HOUSE LIVE IN ONE—RENT ONE**  
2 storey frame, centre of Stouffville. 5 rooms in each unit with 3 pc. washroom. All town services. Listed at \$47,900. good return for investment. Call Bob Dart 640-2082.

**\$43,500 FULL PRICE**  
Stouffville east end. Frame bungalow with 3 bedrooms. Full basement, with partially finished recreation room/garage. On lot with 66 ft. frontage. First time offered has 9 1/2 percent mortgage with one payment including taxes. Call Dick Fintelman 640-2082 or Bob Dart.

**50 ACRES—TREES**  
South of Uxbridge, frontage on good road, front and rear of property has acres of large pine trees. Centre has about 10 acres of tall hardwood bush, an ideal setting for a secluded building site. 12 acres of open land. A most fascinating property. Call Ken Hendricks 640-2082.

**EXECUTIVE ESTATE 7 1/2 ACRES GORMLEY**  
Beautifully decorated 3 bedroom fieldstone and clapboard rancher, nestled among mature trees on historical private road with natural swimming pool and lighted waterfall, elegant 27' x 19' living room, florida room, gracious dining room, master bedroom has 4 piece ensuite, panelled den with bookcase, 2 fireplaces, family room with gum-wood wet bar, many other outstanding features, owner leaving the area, asking \$245,000. Call Pat Daniel 640-2082 or 887-5114.

**HIGHWAY 48 AND 12 NEAR BEAVERTON AND BEAVER MOTEL**  
This busy 2 bay garage, restaurant and 3 bedroom apartment carries like rent, Texaco gas and pumping a minimum of 180,000 gallons yearly, asking price \$130,000 with \$50,000 down, for further information call Ruth Vardy 705-357-3902.

**NEW BUNGALOW—STOUFFVILLE**  
Many fine features built into this 3 bedroom home, full basement, potential for large rec room, attached garage and paved drive asking \$61,500 with good first mortgage at 9 1/2 percent. Call VI Binstead 640-2082.

**GOODWOOD—\$35,000**  
1 1/2 storey frame home, 4 bedrooms, large lot on highway frontage, 1 car garage close to park and transportation. Call Edna Luther 640-2082.

**BETHESDA SIDEROAD**  
Build your own barn to go with this newly renovated farm house, 3 bedrooms, knotty pine kitchen and family dining room. B.C. cedar living room, all on 4 acres with 1/2 acre pond just minutes from Stouffville, schools and shopping, asking \$119,500. Call Pat Daniel 640-2082 or 887-5114.

**CALL OUR OFFICE**  
155 MAIN ST. W. STOUFFVILLE  
PHONE 640-2082 or 297-1270

**Sheehy** 24 OFFICES IN METRO & CENTRAL ONTARIO

**Stouffville**  
3 bedroom home. Prime location, oversized lot, stream, mature trees. \$53,500.

**640-4232 or 1-499-1202**

**rose**

Keith E. Rose Limited  
216 Don Mills Road,  
Riverview Plaza, Keswick, Ontario  
Keswick 476-3131 Toronto 294-2469  
Keswick 476-4191 Toronto 297-1660  
Mount Albert 473-2550

**NEW BRICK HOMES—WOODVILLE**  
\$41,900—\$42,900—\$43,990.  
Several models to choose from, brick bungalows, sidesplis, one and two car garages, fireplaces, broadloom throughout, thermo-pane windows, basements, town water, immediate possession. Need \$7,500. Down. Keith Rose 473-2550 Tor. 297-1660

**NEW BRICK & STONE HOMES SUTTON**  
\$59,900.—\$63,500.—\$69,900.  
Only 11 new brick homes available, 2-storey, backsplis and sidesplis, serviced trees (75' x 200'), covered in maples, white and silver birch, beechwood. 4 & 5 bedrooms, separate living, dining and kitchen, family room, floor to ceiling stone fireplace, broadloom throughout, 2-car garage attached, 10 1/2 percent 1st mortgage. Builder will hold second mortgage at 11 percent interest, 5 year OPEN: will sell fast with only \$5,000 down. Vic Sturdy 476-4191 476-3131 Tor. 294-2469

**KESWICK—TWO 10 ACRE PARCELS**  
Just listed 2-10 acre lots side by side on good conc. rd., gently rolling. Only \$25,500. Each, \$10,000 down each. Keith Rose 473-2550 Tor. 297-1660

**KESWICK—25 ACRES**  
25 acre parcel, over 800ft. frontage on good conc. rd., all fenced, terrific investment, \$43,600. Need \$10,000 down. Vendor will hold first mortgage. Keith Rose 473-2550 Tor. 297-1660

**BEAVERTON 100 ACRES—RIVER**  
River farm, 2 miles east of Beaverton on good conc. rd. Beaverton River crosses through the entire 100 acres of farm land, 4 bedroom 1 1/2 storey farmhouse, oil heating, bath, huge barn. Will sell fast at \$1,000. per acre. Keith Rose 473-2550 Tor. 297-1660

**PEFFERLAW—100 ACRES**  
Square 100 acre farm in Brock Twp., 4 bedroom farmhouse, oil heating, bath, large country kitchen, new galvanized steel barn, pond and springs. Price reduced to \$85,500. for quick sale. 8 1/2 percent Ten Year First Mortgage. Keith Rose 473-2550 Tor. 297-1660.

**rose**

KEITH E. ROSE LIMITED  
216 Don Mills Road,  
Keswick, Ontario  
Keswick 476-3131 Markham 294-2469  
Keswick 476-4191 Toronto 297-1660  
Mount Albert 473-2550

**Don HAMILTON**  
REAL ESTATE & INSURANCE

145 Acre Farm, 9 room brick home in good condition, imp. shed, bank barn set up for hogs and beef, asking only \$79,500. Call Orval Harrison 519-291-2927

106 Acre Dairy Farm, 8 room stone house with modern conveniences, bank barn with a completely new dairy set up, 4 stall milking parlour, pipeline, bulk tank, 38 free stalls, silo 20x70, unloader. Call Bob Ballantyne 1-519-356-2576

35 Acre Hobby Farm, in the Kitchener Stratford area, highway location, attractive 2 storey home in excellent repair, large barn ideal for horses or other uses, asking \$60,000.00 Call Gord Mephram 1-519-393-6880

150 Acre Beef Farm, nearly all workable land, bank barn in good condition suitable for beef or pigs, new steel granary, 4 bedroom brick home, priced to sell at \$85,000.00 Call Jake Arends 1-519-291-1788

2 1/4 Acres Located in picturesque village near Listowel, 4 bedroom 2 storey home with family room, beautiful lot with tall trees, terraced lawns, spring stream, trout pond and small bush, only \$35,500.00 Call Dave Simpson 1-519-291-3458

200 Acre beef or cash crop farm, 190 acres of well drained workable land, 2 sets of good buildings making an ideal family operation Call Doug Hamilton 1-519-356-9085

150 Acre Dairy Farm in the Stratford area, attractive 2 storey home, bank barn with 39 ties plus pens, bulk tank, milk transfer system, imp shed, Call Betty Wolfe 1-519-625-8240

200 Acre Dairy Farm, large barn with space for approx. 125 milk cows, double 8 milking parlour, new milk house, pipeline, silo 24x90 with unloader, new 3 bedroom bungalow, 2 bedroom home for hired help.

**SEND FOR FREE FARM CATALOGUE**  
**DON HAMILTON REAL ESTATE & INS.**  
LTD.,  
132 Wallace Ave., N.,  
Listowel, Ont.

**Lee**  
REAL ESTATE LTD.

**BOX 402, UNIONVILLE, ONTARIO**  
**TOWNHOUSE—MARKHAM**  
9 percent interest, broadloomed living room, 3 bdrms. 2 baths, finished rec. room. Asking \$49,500. Call Howard S. Lee.

**UNIONVILLE BUNGALOW**  
and small horsebarn on large 90 x 150 ft. lot. 3 bedrooms; 2 stone fireplaces; 4 pc. & 2 pc. Double garage; Vendor take back 1st mtg. Call Ed Wynne.

**SPACIOUS LIVING**  
North of Stouffville. 10 acres and 4,000 sq. ft. 2 storey home. 5 bdrms; walkout balcony overlooking pond. Nicely treed. Call John Howlett.

**OLD FARMHOUSE & 18 ACRES**  
Rolling land, Whitchurch-Stouffville. All fenced, 2 barns in excellent condition. 2 ponds, Call Bill Jefferson.

**LINDSAY AREA**  
100 acres. Beautiful home completely renovated. 4 bedrooms, 2.4 pc. baths. Beamed ceilings; balcony and 2 walkouts. New furnace, 2 ponds and good barn. Call John Howlett.

**8 PERCENT MORTGAGE**  
100 acres, Whitchurch. Rolling scenic property, pond and some bush, just north of Stouffville. Could be split into 2 fifty acre lots. Excellent building sites. Asking \$225,000. Call Don Stevens.

**HASTINGS AREA**  
125 acre farm on paved road. 3 bdrm. brick home in excellent condition; large barn, rolling land, treed. 80 acres workable. Ideal for an investment property or for summer and winter recreation. Asking \$79,000 with good terms. Call Bill Jefferson.

**EXCELLENT BEEF OPERATION**  
Port Perry area. 300 acres of land, Automatic feeders; 3 silos, 2 pole barns & 2 storey frame home; drive shed & workshop. Good road frontage. Asking \$1350. per acre with excellent terms.

**HORSE FARM**  
Town of Markham; 45 box stalls, indoor arena, Good Paddock; stream; 2 storey house & separate house for help. Call Howard S. Lee.

We have many other beef operations, horse farms, and pig operations for sale in the Unionville—Markham area. If you are in the market for a farm, large or small, give us a call.

**HOWARD S. LEE REAL ESTATE LTD.**  
4460 Hwy. 7, Unionville, Ont.

**SALEM**  
REAL ESTATE LIMITED



**OPEN HOUSE—449 JUDLEA COURT**  
**Sat. Sept. 21, 2-4**

One mile north of Markham Rd. & Bayview Ave. 3 bedroom detached brick bungalow on very large treed lot. Quiet street. Close to shopping and schools. Just listed. \$51,900.00. Call Ross Gallo 294-6522.

**UXBRIDGE—CHOICE LOCATION**  
3 bedroom, 2 storey older home with new aluminum siding. Close to shopping and schools. Good terms available. Call Noreen McGuckin 294-6522 or 640-1122.

**STOUFFVILLE AREA**  
Near completion. Custom built side split home on 1/2 acre ravine lot. 4 bedrooms, 2 baths. Family room with fireplace and walkout. 2 car garage. Immediate possession. \$73,900.00. Call Ross Gallo 294-6522.

**FOR MORE INFORMATION CALL**  
**294-6522**

**STONE**  
REAL ESTATE LTD.  
REALTOR

**PORT PERRY**  
Ideal for Retirement. 1 1/2 storey, 2 bedroom brick home, spacious living and dining room, large kitchen with kitchenette. Sun porch and attached garage, all conveniences. Asking \$48,500. with 1/2 down.

**LITTLE BRITAIN AREA**  
75 acres productive clay loam 1 1/2 storey 3 bedroom brick home with modern conveniences large bank barn, pond. Corner farm on paved road. Owner anxious. Asking \$78,000. with 1/2 down. balance at 8 per cent interest. Call Herb Puckrin.

**GREENWOOD—2 ACRES**  
3 bedrooms, brick bungalow with single attached garage, electric heat, large rec. room with wet bar fireplace, and walk-out, excellent landscaping. \$85,000. with 1/2 down. Call Ken Holliday

**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  
Ken Holliday, Oshawa 723-5420  
John Mann, Port Perry 985-2967  
Thomas Duff, Port Perry 985-3297

**Keith McDowell**  
Real Estate Broker  
STOUFFVILLE TORONTO  
640-4444 294-5544  
11 MAIN STREET EAST  
Arms-Acres-Residential-Industrial-Commercial

**FARM—WOODVILLE AREA**  
196 acres. Sandy loam soil very high producing 3 road frontages, 2 paved, 160 acres working, balance pasture and treed. Asking \$195,000. with terms.

**CANNINGTON AREA**  
63 Acres ranch with barn 30' by 45' with hydro, 2 road frontages river running through the property. Asking \$63,000. with terms.

**99 ACRE FARM CANNINGTON AREA**  
4 bedroom home large barn 70' x 45'. Good for beef or dairy farm; Has slab silo, hog barn and very productive soil. 1 mile from Highway 12. Asking \$110,000.

**STOUFFVILLE AREA**  
2 Bedroom home on good sized lot, has a warm friendly fireplace, located 4 miles north of Stouffville. Asking \$31,900. Call Fred Jordan Only \$5,000 down.

**VILLAGE OF MANILLA NO. 7 HWY.**  
77 room home with large 3 car garage and workshop attached. Ideal for mechanic, plumber, tin smith, or handyman. Large well, treed plot with frontage on 3 roads. Asking \$39,000.

For the above properties Call Charlie Stevenson.

**PRIVATE SALE**  
Custom built 2 storey home on choice location in Stouffville. Designed for two families. Four bedrooms, two full bathrooms. Finished rec room. Closed in sun porch. Double garage. \$84,000.00. Vendor will accept mortgage. 640-2724.

**UXBRIDGE—50 acres**  
room house, small barn for horses, a pond and an orchard. \$79,900.  
4 bedroom brick bungalow, a rec room, large lot. \$51,500.  
2 bedroom, brick bungalow, to close an estate. \$49,000.  
Irene Armstrong, Broker, 852-4849.

**CAN YOU DO WITHOUT YOUR REALTOR?**

**WIN TIMBERS**

If you can save the agent's fee by selling your house yourself, who could say that isn't a good move?

The problem usually arises in the "saving" part. The seller who does sell his own home unfortunately almost invariably ends up giving all or most of the Realtor's fee to the buyer through price concessions or incorrect valuation.

Furthermore, buyers usually expect it. In dealing direct with principals, they are of course aware that the seller is not paying a Realtor's fee and it seems only fair that they benefit from this "saving".

Most important of all, perhaps, is the fact that since time began every important negotiation requires an intermediary—a "buffer" who can give and take on the price without offending either party. Otherwise, a rejected offer may mean hurt feelings and the end of negotiations.

A competent Realtor will guide you through a correct appraisal that will realize the full market value of the property for you, past legal pitfalls that could kill the sale and save you work and worry and regrets.

See you next week.

Markham \$69,900.00, 5 Room Brick Bungalow, 3/4 Acre, Inger Grieve 297-1404 Fred Cook R. E. Ltd., Realtor.

Older 2 Storey, Excellent 6 Room, Markham Area, 1/2 Acre Lot, Garden Landscaped, W. Timbers 297-1404 Fred Cook R. E. Ltd., Realtor.

Markham \$10,000.00 Down, Large 4 Bedroom Townhouse, 2 Baths, Finished Rec. Room, Broadloom Throughout, Immaculate, Thelma Haseldon, 297-1404 Fred Cook R. E. Ltd., Realtor.

Markham, Your Down Payment To 11 Percent Mtge., 3 Bedroom Bungalow, Sunken Living Room, Walkout, Master, Ensuite, All Appliances, Secluded Lot, Ruth Knickle 2947-1404 Fred Cook R. E. Ltd., Realtor.

Unionville Bungalow, 3 Bedrooms, Family Room, Fireplace, Finished Basement Apt., Mrs. Winterlood 297-1404 Fred Cook R. E. Ltd., Realtor.

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

