

Advertise the Action Way! The Want Ad Way!

PHONE
640-2100
TODAY

THINK TWICE BEFORE YOU COUNTERSIGN



WIN TIMBERS

Take the case of a young couple who listed their house for sale and promptly received a very fair offer — heaven-sent result since the husband had been transferred and they wanted to move immediately. But because the offer had come immediately and was slightly below their asking price, they decided to "sign back" the offer at the full asking price. A few days later the Realtor informed them the buyer had refused to accept the signed back offer which, therefore, was now null and void. "Well, alright, we'll accept the first offer then," the husband replied. But the buyer had cooled off and was now no longer interested. The couple never again received as good an offer and finally, months later, had to sell for considerably less. There is a lesson here for many home owners who do not realize that a signed offer is a legal obligation to buy. If they as much as change one word, or even a punctuation mark, it may make the offer worthless. Think well before you sign back an offer. If it is a fair offer, it may also be your best offer — ever. See you next week.

Markham, lovely bungalow needs tender loving care, make offer. Mrs. Winterlood 297-3616 294-2990 Fred Cook Real Estate Ltd., Realtor.

Markham, House on the Hill, 2 bedroom, 2 storey older home, 2 baths, 66' x 140' deep lot, no mortgage, to arrange, \$51,900.00. Thelma Haselden 297-1404 294-2990 Fred Cook Real Estate Ltd., Realtor.

Stouffville, Hwy. 47 frontage, 13 acres, 7 room ranch bungalow, 2 car attach. garage, possible commercial zoning. Call Taylor 297-1404 294-2990 Fred Cook Real Estate Ltd., Realtor.

48 Acres, Richmond Hill, stream, some bush, asking \$4000.00 per acre. W. Timbers 297-1404 294-2990 Fred Cook Real Estate Ltd., Realtor.

Ulrica, 55 acres, part bush, stream, build your own home. H. Staher 297-1404 294-2990 Fred Cook Real Estate Ltd., Realtor.

Altona, 12 1/2 Acre Investment property, 1st. mortgage 11 1/2 percent. Call Art Mitchell 297-1404 294-2990 Fred Cook Real Estate Ltd., Realtor.

Markham, Contractor Parking Space, 3/4 acre, 2 bedroom, bungalow, easy terms, Mrs. Grieve 297-1404 294-2990 Fred Cook Real Estate Ltd., Realtor.

Markham, Vendor will hold 111 percent mortgage, 3 bedroom bungalow, 1 1/2 baths, hardwood, 4 appliances, quiet area. Ruth Knickel 297-1404 294-2990 Fred Cook Real Estate Ltd., Realtor.

Markham, Tudor home, heated, pool, plush broadloom central air other extras 9 1/2 percent mortgage. Call Art Mitchell 294-2990 Fred Cook Real Estate Ltd., Realtor.

4 Acre Island near St. Joseph Island Georgian Bay, 3 bedroom cottage, estate sale \$37,500. Mr. Hamilton 294-2990 Fred Cook Real Estate Ltd., Realtor.

Uxbridge hills, 10 acres 663 ft. frontage. H. Staher 297-2990 Fred Cook Real Estate Ltd., Realtor.

FRED COOK REAL ESTATE
16 Wellington St. East Markham
1-294-2990

Don HAMILTON REAL ESTATE INSURANCE

187 ACRE DAIRY FARM
Bank barn with 44 ties, plus pens, stable cleaner, automatic manger, feeders, pipeline milker, 3 silos, imp. shed, garage, 4 bedroom brick home in good condition. CALL DAVE SIMPSON 1-519-291-3458.

85 ACRE HOBBY FARM
With highway location only 20 miles from Kitchener/Waterloo, nearly all workable level land, large barn suitable for horses or general mixed farming. 4 bedroom home with modern conveniences. CALL KEN SCHILLING 1-519-291-2848.

145 ACRE FARM
9 room brick home in good state of repair, imp. shed, bank barn set up for beef & hogs, only \$79,500.00. CALL ORVAL HARRISON 1-519-291-2927.

150 ACRE DAIRY FARM
Neat Stratford, bank barn with 39 ties plus pens, new milk house, bulk tank, milk transfer system, 3 bedroom home recently remodelled, extremely well kept farm. CALL BETTY WOLFE 1-519-625-8240.

64 ACRES
With highway location near Listowel, good investment property. CALL BOB BALLANTYNE 1-519-356-2576.

150 ACRE BEEF FARM
Bank barn in good condition, imp. shed, steel granaries, 2 storey brick home, priced for quick sale at \$85,000.00. CALL JAKE ARENDS 1-519-291-1788.

SEND FOR FREE FARM CATALOGUE
DON HAMILTON REAL ESTATE & INS. LTD.
132 Wallace Ave. N., Listowel, Ont.
Bus. 1-519-291-3500 or 1-519-291-2130
Res. 1-519-356-2558

GREAT FARMERS FARM
Uxbridge/Sandford Area, 100 Acres very productive loam soil, natural drainage and pleasant contours. Picturesque 7 room home, new furnace, popular exterior trimmings. School bus. Wishes to retire not overpriced at \$145,000.00. Terms, call Ruth Dick 852-3592 or 887-5247.

J. M. FARQUHARSON REALTY LTD.

WHOMSLEY REAL ESTATE

MARKHAM
CUSTOM BUILT RANCHER — 1 ACRE
Situating in an old orchard, 3 bedrooms, 2 fireplaces, 2 bathrooms, formal dining room with walkout, small barn and 1 car garage. Many extras. Asking \$118,000.00. Call Sharron Brazier 297-2633 or 640-4246

2 1/2 ACRES + SIDESPLIT
10 miles Northeast of Stouffville, on paved road, 3 bedrooms, 2 bathrooms, walkout into country setting with stream and trees. Asking \$89,000.00. Call John Walley 297-2633 or 640-4246.

UXBRIDGE HILLS
4 bedroom, 2 storey home with 3 baths. Roomy living room with fireplace, spacious kitchen with eating area, attached 2 car garage. All this on 10 rolling acres with 3 acres of mature bush on Highway frontage. Call John Walley 297-2633 or 640-4246

STOUFFVILLE
Large 3 bedroom brick bungalow with attached garage. Beautiful landscaped lot 240' deep. 1st mortgage of \$28,000.00 at 9 1/4 percent. Call Bev Sefton 297-2633 or 640-4246.

STOUFFVILLE
8 room tri-level, backsplitted with excellent financial terms. \$10,000.00 down, large 1st mortgage of \$38,000.00 at 9 1/4 percent. Vendor will take back remainder. Call Bev Sefton 297-2633 or 640-4246.

SPACIOUS CENTURY HOME
Solid brick home on quiet street in Town of Uxbridge. Charming country kitchen with pantry, laundry room, walkout to patio, easy mortgage arrangements. Call Brigitte Wesholowski 297-2633 or 640-4246.

UXBRIDGE
Body shop and 3 bedroom bungalow in rapidly developing area, 1/4 acre lot with 170 ft. frontage, flexible in price. Call Frank Jenkinson 297-2633 or 640-4246

SIDESPLIT ON ONE THIRD ACRE
Almost new home in small town close to Stouffville. Beautiful Spanish designed rec room with fireplace and bar, 3 bedroom, attached double garage. Reduced to \$68,500.00. Call Brigitte Wesholowski 297-2633 or 640-4246.

UXBRIDGE AREA NORTHEAST
2 bedroom home situated on 10 acres with 1650' frontage on paved road. Panoramic view. Reduced from \$67,900.00 to \$58,900.00. Owner anxious, make offer. Call Peter Walley 297-2633 or 640-4246.

SIBBALD PARK
3 bedroom bungalow, utility room, 12' x 12' sauna, stove and frig included. Treed lot. Asking \$32,000.00. Call Ernest Skuja 297-2633 or 640-4246.

DELICATESSEN & GROCERY
All equipment. New 6 room home for living quarters on 1/2 acre. Customer parking. Call Ernest Skuja 297-2633 or 640-4246.

10 ACRES
Uxbridge area. Mature trees, pond site, 1 mile from stores and post office. School bus. Reduced from \$45,000.00 to \$39,000.00. Call Ernest Skuja 297-2633 or 640-4246.

UXBRIDGE — UNIQUE
New custom home on over an acre, 3 large bedrooms, 3 baths, 2 fireplaces, curved staircase to lower level. Broadloom throughout. Many extras asking \$81,500. Call Lorinda Meddick 1-852-7491 or 297-2635.

UXBRIDGE — TWIN
New three bedroom brick semi, 2 baths, broadloomed, walk-out to deck. Large lot. Call Lorinda Meddick 1-852-7491 or 297-2635.

L.S. Snelgrove REALTOR COMPANY LIMITED

WE HAVE SOLD ANOTHER ONE
Come out where the trees are tall and the air is pure, what a setting to raise your family. For the young horse minded family, fruit trees, big garden area, loads of rolling pasture and grain fields, big barn, you could board horses or cattle. Sturdy attractive 2 storey yellow brick home, has 2 complete self contained apartments. Asking \$137,000 terms or cash.

When spring rolls around a buy like this may not be found. Completely landscaped, beautiful big 1/2 acre lot ready to build on, the permits are available. Fronts on Hwy. 1A. Terms or cash, asking \$27,500.

We buried the hatchet, saved all the trees, 5 1/2 acres, permits available 3 1/2 maple bush, 8 acres pine trees the balance all workable. Reduced now to \$69,500.

27 Acres, survey building permits are available, has 3 ponds, trees of every kind, one third open area for building and garden etc. Start where you like, very good terms.

We are in need of more listings now. Give us a try!

FRED A. SMITH — Goodwood
294-6011 NO SUNDAY CALLS PLEASE 294-6011

PRIVATE IN GREENBANK
1 1/2 year new brick house, Designed and built by owner. 3 large bedrooms, large kitchen, living room, dining room, four-piece bath, lots of cupboards and closets. Entryroom built in breezeway. Oil heating. Full basement and attached double garage. 2 pressure pumps and lots of extras. Lot 120' x 175'. MUST BE SEEN. \$61,500. Call 1-985-3544

HOWARD S. Lee REAL ESTATE LTD.

BAY RIDGES
3 bedroom, backsplitted, finished recreation room, separate laundry and workshop enclosed carport, tastefully landscaped. Call Howard S. Lee.

LINDSAY AREA
50 Acres, house and barn, Must Sell! Good Financing, \$48,500. Call Don Stevens. 297-2223

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 1/2 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 bdrms. 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 Paddocks, 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.
297-2223 4460 Hwy. 7, Unionville, Ont. 297-2223

Ivy Pointner REAL ESTATE BROKER
10 WASHINGTON ST. MARKHAM, ONT.
Bus. 294-2466



CANNINGTON
Rent then buy! 3 Bedroom electrically heated homes. From \$43,500. Call Lil Wagg. 1-705-439-2376 or Ivy Pointner 294-2466.



KESWICK
Chalet type home or cottage with Lake access. Drapes and broadloom. Nice. \$37,000. Bring an offer. 294-2466 Ivy Pointner.

Federal Trust AND SAVINGS COMPANY REALTOR

COUNTRY PROPERTY — 1/4 ACRE
10 minutes east of Markham on Hwy. 7 cosy 2 bedroom bungalow Separate dining room, full basement, immaculate throughout \$52,000. Call Lorne Bates.

sheam the home folks who care about people

BRICK BUNGALOW — 2 CAR GARAGE
Stouffville west end, 3 good size bedrooms, modern kitchen with separate eating area for 6. Rec room with bar, games room with pool table, den with fireplace, rear yard with patio for barbecuing is fenced. View over open fields for miles. Home about 5 years old, better than new. Just list at \$64,900. Call Edna Luther or Lloyd Houghton 640-2082.

CALIFORNIA BUNGALOW — 10 ACRES — TREES
Just off Highway 48. A most fascinating ten room California Risi Stone and aluminum. Bungalow sits in an environment of ten acres of tall hardwood trees. Has 4 bedrooms, 2 fireplaces. Inside barbecue, modern kitchen, closed in patio, sunroom, electric heat, 2 car garage, 30 minutes to metro. Open house to sales people and interested people Friday Oct. 25th 10-2 p.m. Listed at \$139,500. Call Dick Fintelman 640-2082, 297-1270.

CUSTOM BUNGALOW GARAGE & WORKSHOP
5 miles from Stouffville at Goodwood. Immaculate Brick Bungalow, Custom Built in 1955. Has beautifully landscaped grounds, on lot 82' x 171' Living room has stone fireplace and broadloom, separate dining room, 3 bedrooms, many closets including a cedar lined Storage closet. Rec room is 46 ft long with fireplace, a finished office or fourth bedroom. A big plus to this property is a 30 ft. combination 2 car garage & workshop with 2 pc. washroom. A great potential for the hobby man or tradesman. Listed at \$79,500. Call Cec Hendrick 640-2082 or 297-1270.

STOUFFVILLE EAST END
Brick bungalow in spotless condition throughout, living and dining room combination 25 ft. long, 3 bedrooms, possible 4th downstairs, a very inviting rec. room 30 ft. long, a den or t.v. room 16' x 12'. Home about 12 years old. Listed at \$55,900 with a 9 1/4 percent mortgage. Call Lloyd Houghton or Bob Dart 640-2082.

BRICK HOME — COMMERCIAL ZONE
On Stouffville Main St. in heart of business next new post office, 2 storey with 4 rooms on 2nd floor. 4 large rooms with fireplace on main floor. Plenty of old charm. Side drive to deep lot with plenty of parking spaces. This property conforms to a commercial use. Listed for quick sale at \$68,000. Call Cec Hendrick 640-2082 or 297-1270.

MINI — FARM
Bungalow on 10 acres of choice workable land. Home is solid brick 6 rooms with broadloom in living and dining room. A 40' x 20' barn for pet lovers. Ideal country living. Located north of Stouffville. Listed at \$84,500. Call Dick Fintelman or Bob Dart 640-2082.

ESTATE HOME ON 4 ACRES
Designed for country living and good commuting to Toronto located just off 48 highway near Ringwood. 4 acres with pond and ample room for barn and paddock 3 bedrooms up and knotty pine panelled dining or family room off modern kitchen B.C. cedar in living room with walkout. Listed at \$119,500. Call Pat Daniel 640-2082 or 887-5114.

2 ACRE LOT
North of Stouffville in good country environment 150 ft. frontage on good road. Build your future home site on this ideal site. This kind of property is rare. Just listed at \$31,900. Call Dick Fintelman 640-2082.

STARTER HOMES
Are you looking for your first home? Do you mind a little work? With low down payment I can show you several 2 bedroom homes near Stouffville all under \$30,000. More details call Pat Daniel 640-2082 or 887-5114.

24 OFFICES IN METRO & CENTRAL ONTARIO

Keith McDowell Real Estate Broker

STOUFFVILLE TORONTO
640-4444 294-5544
11 MAIN STREET EAST

STOUFFVILLE AREA
Beautifully Treed building lot in a nice quiet lot in town. Priced right at \$34,900.

1 ACRE — PORT PERRY WEST
3 bedroom bungalow featuring broadloom throughout, large kitchen, completely remodelled situated on huge treed lot. Owner Transferred, Asking \$42,900.

NEW BRICK BUNGALOW JACKSON'S POINT AREA
7 room home with double bathroom, double garage, finished recreation room with fireplace, gas furnace, asking \$59,900. Call Charlie Stevenson, 705-357-3053.

LITTLE BRITAIN AREA
98 1/2 acres, very productive farm operation, brick house, new implement shed, large barn & pig pen attached, 10 acres hardwood trees, on paved road, Asking \$135,000. Call Charlie Stevenson 705-357-3053.

FOR SALE — 3 bedroom new bungalow, Musselman's Lake, wall to wall broadloom, aluminum siding, 640-4498 after 4 p.m.

7. Financial and Mortgages, Business Opportunities

BUSINESS building for sale, superette, hair styling and 7 apartments, in excellent locations on Main St., Uxbridge, 576-7107.

10. Houses for Rent

UNFURNISHED, 5 years old, Stouffville, 2 1/2 bedrooms, immediate possession, \$350.00 monthly, 640-4000 weekdays, 9:00 a.m. to 5:00 p.m.

11. Rooms for Rent

FURNISHED rooms and apartments, daily or weekly, 143 Main St. W. Stouffville, 297-2223.

FURNISHED room for rent on Farm 640-5593.

13. Apartments for Rent

FOR RENT — one and 2 bedroom apts. (adults only) Apply, Testa-Villa Apts. 45 Albert St., or call 640-1753.

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