

The Tribune

**FOR SALE
WANTED & FOR RENT**

- HOUSES
- OFFICES
- LOTS
- FARMS
- BUILDINGS
- VACATION PROPERTY
- BUSINESS OPPORTUNITIES
- FINANCIAL & MORTGAGES

REAL ESTATE



FRANK REALTOR

W. FRANK REAL ESTATE LIMITED

189 Queen St. Port Perry Ont.

UXBRIDGE
Lovely 4 bedroom 2 storey home situated on over 1-3 acre with commanding view of town and countryside. Large kitchen with breakfast area, separate dining room, family room with fireplace, 1 1/2 baths, 2 car attached garage. Home is beautifully broodloomed and immaculate throughout. Priced at \$73,900.00 Call George Beaton.

CANNINGTON
Brand new homes with 3 models to choose from, bungalows and sidesplits, 1100 sq. ft. to over 1300 sq. ft. living area, 3 bedrooms, finished rec rooms, separate dining room, attached garages, some with family rooms and fireplaces. Quality built. Most lots 64' x 164'. Priced to sell from \$43,900.00 to \$48,500.00.

COMMUTER SPECIAL
2 minutes from C.P. Dayliner, 45 miles downtown Toronto. 3 bedroom bungalow on 2 scenic treed acres, situated on edge of quiet village. Large living room with fireplace, 3 finished rooms in basement. Asking \$49,500.00 Call Winston Efford.

PORT PERRY EAST
Older 3 bedroom frame home, only 3 blocks from Lake, new plumbing and heating, garage, large lot. Asking only \$31,900.00. Call Ken Middleton.

PORT PERRY EAST COUNTRY ESTATE
45 miles Metro. Spacious new brick home on 60 acres, partly wooded with stream. 3 bedrooms, double garage, 2 fireplaces, walkout basement, sundeck. Owner anxious. Asking \$99,500.00 with terms. Call Ken Middleton.

PORT PERRY
Unique 19th century 8 room 2 storey brick home on over 6 acres. Centre hall plan, open staircase, large living room with fireplace, separate dining room, 4 bedrooms. Barn for horses or other livestock. Only 1/2 mile from town. Excellent value at only \$85,000.00 with terms. Call George Beaton.

WOODVILLE AREA
200 acres of fertile soil, suitable for beef and hog operation, presently hog operation. 6 room frame bungalow, all conveniences. Large bank barn, 150 acres workable. Priced to sell at \$129,500.00. Call Bruce Currie.

OAKWOOD AREA
100 acres with 1 1/2 storey 3 bedroom aluminum clad home, completely renovated. 50 acres excellent clay loam, balance pasture and woodlands. Small barn and implement shed. Realistically priced at \$74,900.00 Call Bruce Currie.

SUNDERLAND AREA
320 acres, approximately 210 acres workable, 2 1/2 miles road frontage. Highly productive and profitable beef and hog operation in excellent farming area. Large barns, 2 silos, implement sheds, all in good repair. Very attractive 9 room brick home, all conveniences. Asking \$300,000.00 with terms. Call George Beaton.

OAKWOOD AREA
150 acre dairy farm, all workable, very productive, four stall milking parlour handy feeding set up. 9 room frame house, all conveniences, new plumbing. Asking \$169,000.00. Large 8 percent first mortgage. Call Lawrence Morrison.

LAKE SCUGOG WATERFRONT
30 miles Metro. Modern 3 bedroom cottage with fireplace, completely furnished, boat and 45 H.P./motor. Large treed lot, area of permanent homes. Act fast! Asking \$46,500.00 with terms. Call Ken Middleton.

WATERFRONT COTTAGE
Lake Scugog, 3 bedroom fully insulated, 4 season cottage, electric heat, sandy beach. Asking \$29,900.00 with excellent terms. Call Lawrence Morrison.

PORT PERRY EAST
24 acres in good area of new country homes. 20 acres arable, balance wooded with springs and good pond sites. Building permit available. Priced at \$41,900.00 with \$8,000.00 down. Call Lawrence Morrison.

PORT PERRY NORTH
50 acres, very scenic, partly wooded, excellent building site, stream, good pond sites. Frontage on two roads. Asking \$32,900.00 excellent terms. Call George Beaton.

OFFICE HOURS — 9 a.m. — 9 p.m.
Direct Telephone Lines Port Perry 985-7386

Oshawa 576-7515 Toronto 364-2516

• EXPERIENCED SALES STAFF •
Maurice Baker — 985-7382
George Beaton — 985-3040
Bruce Currie — 705-357-3392
Ken Middleton — 985-7548
Lawrence Morrison — 705-357-3395

FINANCIAL ASSISTANCE AVAILABLE
Coast to Coast Real Estate Service
WE LIST EXCLUSIVE and M.L.S.

UNIQUE COUNTRY ESTATE - PRIVATE

1 hour to metro, Beaverton, 6 bedrooms, 5 washrooms, 4 fireplaces, swimming pool and sauna, ballroom size living room. Has many possibilities, features too numerous to mention. Completely private. Call 640-4655 after 5.00 p.m.

Achary REALTOR

STOUFFVILLE — LARGE LOT
Century 3 bedroom brick home, completely refurbished, log-burning fireplace in main floor family room. New broodloom plus original pine floors. Asking \$72,900. Call Mrs. Young 294-4983.

ZEPHYR — ONE ACRE
Custom built large 4-bedroom bungalow, beautiful country size kitchen, finished rec. room, broodloom; main floor laundry room, main floor laundry room, double garage, swimming pool. Asking \$73,500.00. Call Mrs. Young 294-4983.

TRY \$39,900
Four bedroom bungalow, new well, septic tank, furnace, garage, mature trees. Call Mrs. Young 294-4983 or Mrs. Sainsbury 640-1142.

MUSSELMAN'S LAKE
Two bedroom frame home, large, nicely decorated living room, large new kitchen and bathroom, new basement with 3rd bedroom, unfinished rec room. Beautiful lot with mature trees. Call Mrs. Young 294-4983.

STOUFFVILLE AREA
3-Bedroom immaculate tri-level home, 5 pc. and 2 pc. bathrooms, sparkling kitchen, finished rec. room, sep. games room. Quality broodloom throughout. 1-3 acre lot. Excellent first mortgage. Asking \$73,900. Call Mrs. Young Res. 294-4983.

STOUFFVILLE
This popular side-split style home offers many quality extras, including a picture book kitchen. Ample space is available for the larger family with six bedrooms and two 4-pc. bathrooms, main floor utility room. Asking \$69,000. Call Joyce Spensley 294-2600.

STOUFFVILLE
Must be seen to be appreciated — a custom built, 12 yr. old brick split-entrance bungalow on lot 170 ft. deep. Completely decorated and broodloomed, including large recreation room with corner stone fireplace and built-in bar. Tandem 2-car garage and workshop. Privacy fence, enclosing patio and above ground pool. Asking \$64,900. Call Joyce Spensley 294-2600.

UXBRIDGE
Townhouses — only six left! 3 bedroom, broodloomed thruout, walkout from dining room. Asking \$47,900 with good financing. Call Joyce Spensley 294-2600.

STOUFFVILLE, WEST END
Do you need 4 bedrooms, 2 baths, good broodloom, nice fixtures, landscaped lot, paved drive, a location near parks, schools, shopping. Only \$16,000. down. All under \$60,000. Call Mrs. Sainsbury 640-1142.

UXBRIDGE HILLS
1700 sq. ft. home, 6 years old. Large living room with stone fireplace. Over 20 feet of counter space in kitchen with breakfast nook and walk-out. Three large bedrooms, loads of broodloom. Brick fireplace in rec. room. Two-car garage. Small stream and lovely pond on rolling ten acre lot. Make offer on viewing. Call George Harvie 640-2718.

STOUFFVILLE
Lovely 4 bedroom home in good area. Beautifully decorated many features. Close to park, schools, shopping. Excellent mortgage terms. Asking \$72,900. Call Bill Burd 691-5072.

ARGYLE
50 acres, partly wooded, pond site, excellent location for home or cottage. Asking \$23,900. Terms. Call Earl Dowswell 705-426-7024.

GORMLEY NORTH
Good building lot 100 x 150 ft. Shade trees. Asking \$22,000. Call Harrison Schlichter 888-1150.

NOTHING WILL COMPARE STOUFFVILLE
Custom built by present owner, quality materials throughout. Features circular stone fireplaces, cathedral ceiling, oak pegged floors and panoramic view of golf course. Situated on 1 1/2 acres. Many more exciting extras. \$179,000. For this and others call Jan Frisby 294-0420.

GERRY MEHARG LIMITED, REALTOR 640-3131

FOR THESE AND MANY OTHER PROPERTIES CALL —
STOUFFVILLE 640-3131
DIRECT TORONTO LINE 297-2283

ALPINE REAL ESTATE INC.
UXBRIDGE 852-3846 NEWMARKET 478-2000

10 ACRE HOBBY FARM — fronts on Don Mills Rd. 4 bedrooms, 2 storey home, full basement, large barn 45 x 85 ideal for horses Only \$82,500.

BOYD SHOP + HOME IN BALDWIN AREA — 8 room home on 2 1/2 acres with a small barn, large steel & block building which is fully insulated. Asking \$110,000.

STOUFFVILLE NORTH — 2 bedroom frame home on large treed lot — cedar sauna — a good starter home at only \$33,500.

STOUFFVILLE — 4 bedroom brick bungalow — rec. room, central air conditioning — needs renovating. Asking \$54,900.

SMITHS FALLS — 425 acre dairy & beef farm only 11 room stone house — barn, drive shed, milk house etc. ONLY \$135,000.

HOWARD S. LEE REAL ESTATE LTD. RLTR. 297-2223

UXBRIDGE — NORTH
1 1/4 acre building lot on paved road. Permit available. High and dry. Priced to sell at \$17,500. Call Bill Jefferson.

MARKHAM — 16 ACRES
Spotless 2 storey home and 2 barns just north of Markham. Suitable for horses, cattle or pigs. Asking \$140,000. Call Bill Jefferson.

FUTURE INDUSTRIAL
Stouffville. 40 acres. Hwy. 47 frontage. Next to future home of Volkswagen Canada & McNeil Laboratories. \$175,000. down. Good terms. Bill Jefferson.

WHITCHURCH-STOUFFVILLE
6 acres, 600 ft. road frontage, in an area of fine homes, north of Markham. Well treed with 2 ponds. Call Bill Jefferson.

10 ACRES
Between Uxbridge & Ballantrae. Corner lot with 850 ft. paved road frontage. Rolling land. Building permit available. Good terms. Call Ossie Tancock.

25 ACRES — BALLANTRAE
900 ft. paved frontage on Aurora Road. Beautiful level land and with 2 acres of mature trees. Good terms. Call Ossie Tancock.

4,000 SQ. FT. — 10 ACRES
Beautiful 2 storey home just east of Uxbridge on well treed lot. Can be finished to your specifications. 4 bedrooms, large kitchen, beamed ceilings. Balcony overlooking large pond. Too many features to list. Asking \$169,000.

50 ACRES — CENTURY HOME
North of Unionville, home completely renovated. Excellent stream runs through property, ideal investment. Call Howard S. Lee.

50 ACRES — STOUFFVILLE
Rolling and scenic, large pond, 10 acres of hardwood bush. Perfect for your new home. Permit available. Asking \$95,000. Good terms. Call Don Stevens.

97 ACRES — COUNTRY LIVING
North of Uxbridge, new 3 bedroom home. Large rustic kitchen, sunken bath. Large living room overlooks one of 3 ponds. Fully broodloomed. Barn and loff and double garage. This beautifully wooded property must be seen.

CANNINGTON — STREAM — 100 ACRES
Just north of Hwy. 7 at Oakwood, a completely renovated farm house with field stone fireplace, 4 bedrooms, large rec. room, 2 baths, one with sunken bath for extra luxury. Beautiful custom kitchen, a large barn with stream and ponds on property, a maple-lined drive completes this exceptional property — priced at \$149,000.

10 ACRES — MARKHAM
Just north of Markham Village. In fast moving area. Excellent potential. Act now! Asking \$89,000. Call Don Stevens.

10 ACRES — HIGH LAND
Just east of Don Mills on Mt. Albert Rd. Paved frontage. Spectacular view. Permit available. Asking \$59,900. Call Ossie or Bill.

WARDEN — FINCH
Immaculate 3-Bdrm. Town house. Fully broodloomed. Extra large kitchen, separate dining room; 2 baths. Priced to sell with \$10,000. down. Call Ossie Tancock.

BALLANTRAE — 25 ACRES
On paved road. Well treed; exceptional home site. Permit available. Asking \$59,900. Call Ossie Tancock.

STARTER HOME — \$27,900
One bedroom detached home on large 86 x 150' lot. Some trees, located near Keswick. Call Don or Bill.

OWEN JOHNSTON REAL ESTATE

FOR SALE
Farm: Excellent 97 acres little Britain area. Red brick 10 room family home 2 barns, silo, gently rolling land with view of the lake. \$110,000 terms. Bill Rae 705-786-2185

Farm: 150 high producing acres, white brick large, well designed, modern, 100 amp service "L" barn with 30 x 14 silo, implement shed & pig house \$120,000 — Joe Kirley 705-324-5772

Ranches, small acreage, available in the Oakwood area Bill Rae 705-786-2185

OWEN JOHNSTON REAL ESTATE
BOX 292 - 324-5772
LINDSAY, ONTARIO

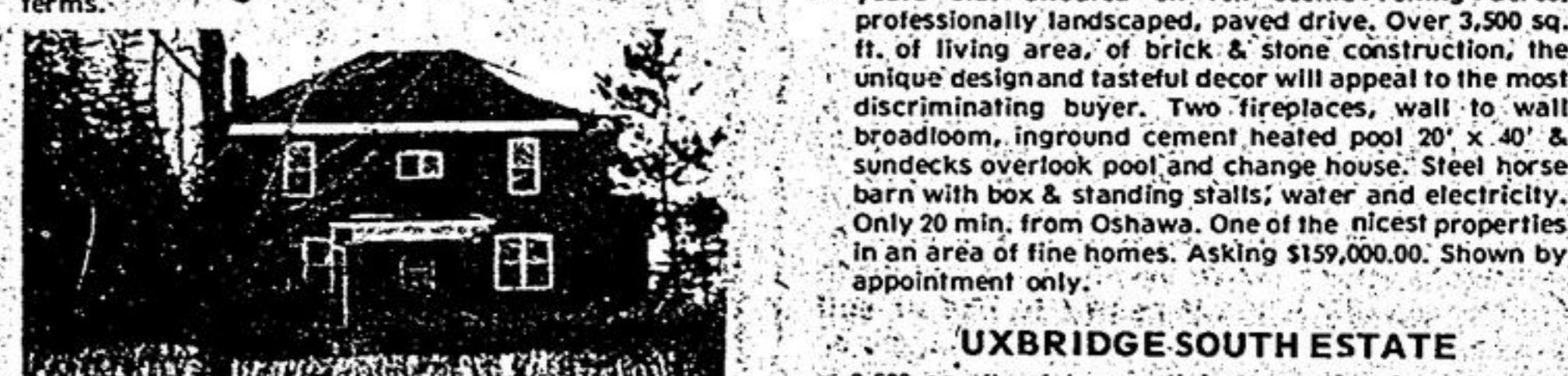
ROD SHARRARD REAL ESTATE LIMITED

LARGE BUNGALOW — 2 ACRES
Features a 24 ft. inground swimming pool with a lovely landscaped lot. Walkout basement, 3 large bedrooms, modern big kitchen with lots of cupboard space & a large living room. This home in immaculate condition has a lot size of 172' x 475'. Close to all conveniences. Priced at only \$79,900.00.

UXBRIDGE
Situated on 48 scenic acres, 2 storey, farmhouse with new addition, 3 bedrooms, large games room, full equipped game farm. Will sell with or without business. Also have barn, dog kennels, pond site, frontage on two roads. Asking only \$150,000.00 with easy terms.

2 WOODED ACRES — DAVIDAR HILLS
Deluxe ultra modern designed home with 3 bedrooms, shag broodloom throughout, heated, horizontal siding construction w. walkout basement. Asking \$85,000.00.

10 ACRES — WHITBY AREA
Of vertical siding construction, 8 rooms, in all cathedral ceilings, with beams, with partial basement, chalet studio. Would be a guest house. Many extras. Purchase price. Fenced for horse only \$115,000.00 with easy terms.

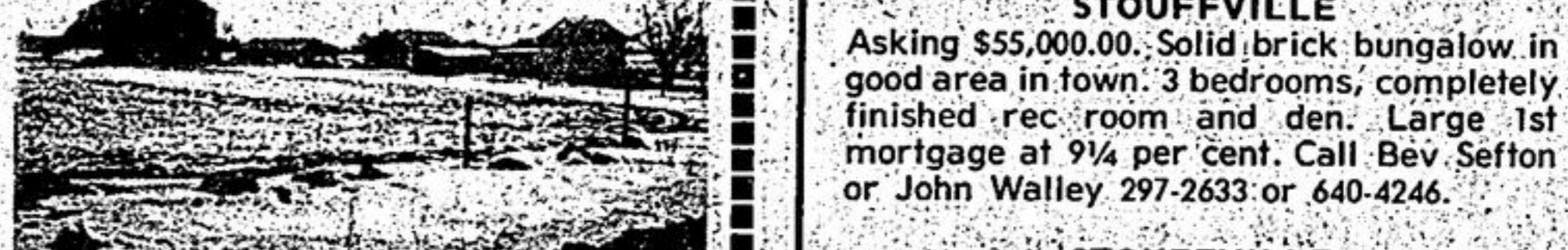


A FAMILY HOME & BARN
Here is an excellent buy on a country property. A huge brick 2 storey house, on a 1 acre lot. Features 4 good size bedrooms, large living room, modern kitchen & having 2 bathrooms. Nicely treed lot. Excellent financing & priced at only \$79,900.00. See it, you will love it.

CALL PHYLLIS CLARK — RES. 294-5140
"OPEN ALL WEEKEND"
683-8885 4 KINGSTON ROAD W., PICKERING 839-4421

L.S. Snelgrove REALTOR COMPANY LIMITED

NOW!



SUNDERLAND — MUST BE SOLD. REDUCED FOR QUICK SALE
100 acres, 1 1/2 storey stucco over brick, 3 bedrooms, one 4-pc. washroom, utility room, sunroom, large kitchen, plus 1 pc. wash basin, living room, easy to heat, hydro, oil furnace, hydro and water also in bank barn, litter carrier track, separate 3-car garage and workshop; drive shed, chicken house, colony house, 20 acres of bush, good workable land. Mortgage \$35,000 at 8 percent. Will take back second with small down payment. Asking \$82,000.

GOODWOOD completely landscaped building lot 1/2 acre, has 100 ft. frontage, 247 ft. depth, cash or terms.

GOODWOOD 50 acres survey of property, 3 1/2 acres of maple bush, 8 acres pine trees, vendor wants this property sold now. Give us an offer.

BALLANTRAE corner property on 2 paved roads, 33 acres house and barn, land value, 1155 ft. on Aurora side rd. 990 ft. on 9th conc. Asking \$4,500 per acre. Make an offer on this property.

UXBRIDGE 27 acres, 2-3 bush, trees of every kind, 3 ponds in bush, L-shaped property, have survey make an offer.

CLAREMONT AREA — 15 acres, asking \$50,000. terms.

SUNDERLAND — 54 ACRES, some cedar, mostly all workable, Asking \$45,000.

We sold this property, now looking for a 2-bedroom home in or out of town. Have large down payment. Wanted by the first of May.

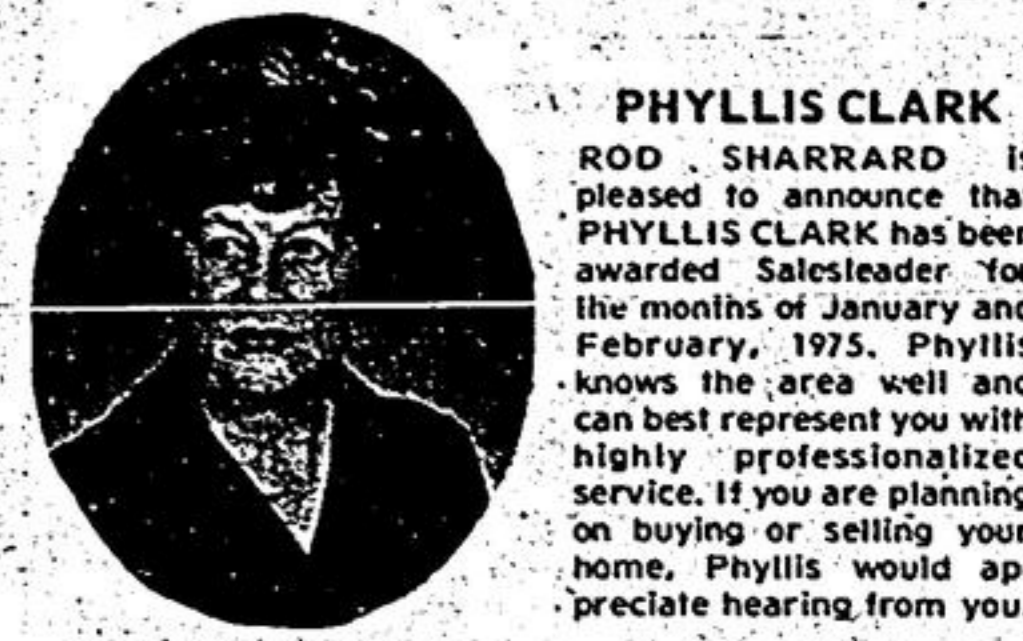
BUYING OR SELLING WOULD YOU LET US SERVE YOU?
Fred A. Smith — Goodwood
294-6011 NO SUNDAY CALLS PLEASE 294-6011

STOUFFVILLE — WEST END
Attractive and well built 7 room brick home. Living room with fireplace, den, 3 bedrooms, 2 baths, 2 car garage. Close to all conveniences. Call Mrs. Noreen McGuckin 294-6522 or 640-1122

INVESTMENT
5-plex, 2 extra large bedrooms apartment per unit with balcony. Nil vacancy rate. Ample parking. Centrally located. First Mortgage at 9 percent with 9 more years to run. Call Ross Gallo 294-6522

STOUFFVILLE AREA
10 acres choice lot with barn. New drilled well, pond, gravel drive. Call Ross Gallo 294-6522

FOR MORE INFORMATION CALL 294-6522
OFFICE LOCATED NORTH-WEST CORNER NO. 48-47 HWYS.



PHYLLIS CLARK
ROD SHARRARD is pleased to announce that PHYLLIS CLARK has been awarded Sales Leader for the months of January and February, 1975. Phyllis knows the area well and can best represent you with highly professionalized service. If you are planning on buying or selling your home, Phyllis would appreciate hearing from you.

10 ACRE MINI FARM — UXBRIDGE
Beautiful ranch bungalow, large living room with fireplace, 3 bedrooms. Located on paved road. Asking \$89,500.00.

10 ACRES ESTATE HOME ENNISKILLEN
This luxurious architecturally designed home is only 6 years old. Situated on ten scenic rolling acres, professionally landscaped, paved drive, Over 3,500 sq. ft. of living area, of brick & stone construction, the unique design and tasteful decor will appeal to the most discriminating buyer. Two fireplaces, wall to wall broodloom, inground cement heated pool 20' x 40' & sunsets overlook pool and change house. Steel horse barn with box & standing stalls, water and electricity. Only 20 min. from Oshawa. One of the nicest properties in an area of fine homes. Asking \$159,000.00. Shown by appointment only.

UXBRIDGE SOUTH ESTATE
3,500 sq. ft. of luxury living, unique Spanish designed home, closed pool, year round enclosed pool. Asking \$150,000.00.

PICKERING TOWNHIP
This commercial property is a nice lot on a main road. Asking \$59,000.

CALL PHYLLIS CLARK — RES. 294-5140
"OPEN ALL WEEKEND"
683-8885 4 KINGSTON ROAD W., PICKERING 839-4421

WHOMSLEY REAL ESTATE

STARTER HOME ON MUSSELMAN'S
Year round 3 bedroom home on large lot! 1 1/2 car detached garage, good garden soil. Quiet area close to lake. Owner moving. Asking \$31,900.00 for quick sale. Call Alan Kerr 640-4246, 297-2633 or 473-3322.

STOUFFVILLE
Asking \$55,000.00. Solid brick bungalow in good area in town; 3 bedrooms, completely finished rec room and den. Large 1st mortgage at 9 1/2 per cent. Call Bev Sefton or John Walley 297-2633 or 640-4246.

STOUFFVILLE
Asking \$64,500.00. Brick backsplit has large kitchen overlooking family room with walkout. Wet bar, 2 baths; 3 bedrooms. 1 year old. Call Bev Sefton 297-2633 or 640-4246.

STOUFFVILLE
Large 2 storey 1 year old brick home. 2 car garage, 4 bedrooms, 3 bathrooms, backs onto open farmland. One mortgage at 9 1/2 per cent. Call Bev Sefton 297-2633 or 640-4246.

STOUFFVILLE
4 bedroom solid brick bungalow. 4th bedroom, 2 piece washroom and large rec room professionally finished in knotty pine. New broodloom upstairs and down. Asking \$56,000.00. Call Bev Sefton 297-2633 or 640-4246.

RETIREMENT OR STARTER HOME
Small bungalow close to shopping and train in Stouffville. Asking \$44,500.00. Submit all offers. Call Frank Jenkinson 297-2633 or 640-4246.

UDORA
3 bedroom bungalow, block foundation. 1/2 acre lot. Asking \$24,900.00. Submit all offers. Call Frank Jenkinson 297-2633 or 640-4246.

UDORA
1/2 acre lot with access to Black River. Septic tank permit available. Asking \$8,900.00. Call Frank Jenkinson 297-2633 or 640-4246.

STOUFFVILLE OWNER TRANSFERRED
Extra deep lot, 4 bedroom with convenient laundry, powder and family room with fireplace and walkout on main level. Large master bedroom ensuite. Double garage and many extras. For an appointment call Dianne Gunn 297-2633 or 640-4246.

CUSTOM BUILT EXECUTIVE BUNGALOW
Stouffville boasts one of the finest homes on the market today. It includes both formal and informal fireplaces, rec room, family room, and breakfast room. Four bedrooms, 1 1/2 baths, 2 car garage and inground pool. Too many extras to list. Asking \$112,500.00. For further details call Sharron Brazier 297-2633 or 640-4246.

COUNTRY FREEDOM
13 acres and new attractive bungalow with attached garage, full basement, two fireplaces, broodloomed, 16' x 16' new steel barn in Sunderland district. \$77,900.00. Call Mr. Bhusu at Toronto 422-4825.

Main Street House plus store
suitable for small business
124 Main St. West
Stouffville, Ont.