

The Tribune
FOR SALE
WANTED & FOR RENT

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

REAL ESTATE



28 OFFICES SERVING SOUTHERN ONTARIO



1 YEAR OLD-STOUFFVILLE
 Brick & Aluminum construction, 3 good size bedrooms. A fascinating breakfast area off the modern kitchen. Family room has walkout to ground level. Large high basement area for games room. Located within walking distance of school & park. Just listed at \$67,500 with 9 1/2% per cent mortgage payments include taxes. Details call Joyce Spensley 294-2600 or 640-2082.



\$40,900 FULL PRICE
 2 storey brick & aluminum home, 1 year old in immaculate condition, has 3 bedrooms, full high basement. On lot 100 x 235 ft. good financing. Located at Little Britain near Port Perry. Call Dick Fintelman 640-2082 or Marg Tripp 294-1372.

POPULAR SPLIT LEVEL WEST STOUFFVILLE
 Well planned family home with 3 good size bedrooms on main floor plus 4 finished rooms downstairs. Ideal for extra bedrooms, den or office, main floor utility room 2 1/2 pc. bath rooms, good location near park & plaza. Just listed at \$69,000 with terms. Call Joyce Spensley 294-2600 or 640-2082.

COUNTRY HOME ON 10 ACRES
 Brick bungalow, 7 rooms, broadloom in living & dining rooms. The green thumb purchaser can have his dreams come true on this acreage, excellent land for gardening and flowers. A plus is a small barn for the pet lover. North of Stouffville on good road. Listed at \$85,500, with terms. We have others. Call Dick Fintelman 640-2082.

EXECUTIVE HOME SITE
 Near highway 48, north McCowan Rd. A beautiful setting with rolling contour, tall hardwood and evergreen trees, 200 ft. frontage on road with many estate homes. Has well & hydro. A perfect setting for an executive type home. These properties are rare within this radius of Metro. Details call Dick Fintelman 640-2082 or 297-1270.

BUNGALOW & CAR GARAGE IN THE COUNTRY
 Off highway 47, on a good road. Has 3 bedrooms. Ideal starter or retirement home. lots of garden area, on lot 92 ft x 164 ft. LISTED AT \$49,500. Details call Edna Luther 640-2082.

100 ACRE FARM - SUNDERLAND
 In Brock Township, has 90 workable acres good barn set up for beef all year. Pond. Comfortable 6 bedroom family home, all conveniences. Listed at \$115,000 with good terms. We have others. Call Ruth or Fred Vardy 705-357-3902.

225 ACRE DAIRY FARM - SUNDERLAND
 Has 2 storey solid brick home with conveniences, main barn 40' x 100', 48 stanchions, milk house, stable cleaner 16' x 40' silo, with unloader. New loose house add 40' x 50'. Owner retiring will take back 1st mortgage on excellent terms. Listed at \$180,000 asking \$80,000 down. Call Ruth or Fred Vardy 705-357-3902.

EXECUTIVE ESTATE 10 ACRES - NEAR GORMLEY
 A most attractive Colonial 2 storey brick & aluminum home, professionally planned built and maintained for its present owner 8 years old, all extras completed. 2 large artesian ponds surrounded by ornamental trees and shrubbery complement the front lawn of this property. A steel barn 24 ft x 36 ft for the hobbyist or pet lover. This home has many plus attractions, delightful living and dining rooms, beautifully broadloomed, inviting foyer from front door. Panelled library and study. Family room has its own fireplace. A large bright sunroom with inside barbecue. 4 good size bedrooms, 2 full baths on second floor. Property located in estate area between Don Mills Rd. and Highway 48. Easy commuting to Metro. First time offered. Details Call Cec Hendricks 640-2082.

28 OFFICES SERVING SOUTHERN ONTARIO

ALPINE REAL ESTATE INC.
 UXBIDGE - NEWMARKET
 852-3846 478-2060

1 1/2 ACRE HOBBY FARM FRONTING ON DON MILLS RD. 4 bedrooms, full basement, drive shed, large 45 x 65 barn ideal for horses. Only \$22,500. Call 640-2082.
3 BEDROOM STONE HOME ON 2 1/2 ACRES south of Stouffville on Hwy 48. Small barn, fully insulated and heated steel and block building. Ideal for the self employed who require a shop with storage capacity. Asking \$89,900.
STOUFFVILLE 2 1/2 bedroom brick bungalow - finished basement including extra bedroom, central air conditioning. Close to schools and shopping. Asking \$54,500.
STOUFFVILLE NORTH 2 bedroom frame home on large treed lot, sauna, a good starter home at only \$33,500.

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 broadloomed and immaculate throughout. Priced at \$73,900.00 Call George Beaton

UXBRIDGE SOUTH EAST:
 2 year old 4 bedroom 1 1/2 storey home nestled among 11 acres of pine, spruce and white birch trees, only 30 miles from Metro. Separate living and dining areas, fireplaces, 2 baths, 2 car garage. Asking \$92,000.00 Call Winston Efford.

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.

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 rooms, 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.

PORT PERRY
 Charming 2 storey 4 bedroom home, aluminum siding, tastefully decorated, well broadloomed, separate dining room, enclosed sunporch, detached garage. Asking \$48,500.00 Call Ken Middleton.

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.

PORT PERRY SOUTH:
 100 acre highway farm, corner property, 45 miles downtown Toronto. Very productive all workable. Large barn, suitable for either horses or beef operation. Attractive 2 storey 4 bedroom home, all conveniences, tree lined drive. Very desirable area. 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.

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.

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 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.

BUILDING LOT:
 North of Port Perry, almost 3 acres surrounded with mature maple trees, 300 feet road frontage, excellent building sites. Asking \$17,500.00. Call Bruce Currie.

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
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Real Estate is still your best investment

ADVERTISE WEEKLY

Achary
 REALTOR

GORMLEY NORTH

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

MUSSELMAN'S LAKE
 Two bedroom bungalow, broadloom thruout, extra bedroom in walkout basement. Fridge, stove and air conditioner included in price. Large shade trees. Only \$31,900. Call Harrison Schlichter 888-1150.

BALLANTRAE AREA FOR RENT
 3 bedroom home, living, dining, kitchen, bath on small acreage, use of barn. \$325.00 per month. References a must! Call Mrs. Young 294-4983.

STOUFFVILLE - LARGE LOT
 Century 3 bedroom brick home, completely refurbished, log-burning fireplace in main floor family room. New broadloom 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, main floor laundry room, double garage, swimming pool. Asking \$73,500.00. Call Mrs. Young 294-4983.

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 broadloom throughout. 1.3 acre lot. Excellent first mortgage. Asking \$73,900. Call Mrs. Young Res. 294-4983.

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.

UXBRIDGE
 Bungalow on 3/4 acre. Attractive 3 bedroom, one mile from town. Large living room with fireplace and dining area. Listed at \$53,500. Call Peter Bernhardt 852-3056.

TEN EXECUTIVE ACRES
 Beautiful 10 acre parcel, southwest of Uxbridge. High land, some trees, good pond site, building permit available. Call Peter Bernhardt.

STOUFFVILLE
 Perfect for a family seeking a prime location at a realistic price. No spring cleaning in this immaculate 4 bedroom home. Values like this sell quickly. Terms easily arranged. Under \$60,000. Call Mrs. Sainsbury 640-1142.

MUSSELMAN'S LAKE
 Good starter home - 4 bedrooms - garage - well - septic, furnace. Lot has mature trees. See and make offer. Call Mrs. Sainsbury 640-1142 or Mr. Young 294-4983.

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 broadloom. 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.

WOODVILLE AREA
 67 acres, tile drained, choice garden soil, close to village. Asking \$54,900. Call Earl Dowswell 705-426-7024.

BEAVERTON FARM
 80 acres of excellent soil located between Hwy 48 and 12 with a large 8-room brick house in very good condition, and an excellent barn, new stab silo and other out-buildings. Asking \$94,900 terms. Call Earl Dowswell 705-426-7024.

FENELON FALLS
 Highway farm, 95 acres with rolling, scenic entrance to property. Two small ponds, large 8 room house. Large barn with out-buildings. Approx. 75 acres good, workable soil. Asking \$84,900 with terms. Call Earl Dowswell, 705-426-7024.

Stouffville 640-3131
 Direct Toronto Line 297-2283

28 OFFICES SERVING SOUTHERN ONTARIO



JOYCE SPENSLEY
 THOS. N. SHEA LIMITED are pleased to announce that Mrs. Joyce Spensley has joined their Sales Staff in their Stouffville Office.

Joyce has spent several years in Real Estate in the Stouffville area and is well experienced with market conditions. She will welcome a call from any acquaintance to discuss the purchase or sale of your property. Call 294-2600 or 640-2082.

28 OFFICES SERVING SOUTHERN ONTARIO

Joanne Schulz
 REAL ESTATE BROKER



HOMES ON 1/2 ACRES
 Uxbridge west, (about 5 mile east of Hwy. No. 48). Elegant spacious split levels with L-shaped living dining room, walkout kitchen. Master Bedroom has en-suite plus balcony. Lower level features 370 ft. of panelled family room with fieldstone fireplace, sliding doors to patio, laundry room and full bath. Att. 2-car garage. Completely broadloomed, 3 models left. \$69,900 to \$74,900.

OPEN FOR INSPECTION: Every weekend otherwise by appointments. Direction follow Mt. Albert Rd. or Herald Sideroad east of Hwy. No. 48 to Village of Sandford; homes are on south and north side.

HOME - WOODS - POND - STREAM
 Ballantrae Hwy. No. 48 (near forest) Sanctuary on 15 acres. Rolling, scenic, partly wooded with year round stream. 2 storey chalet type home with walkout family room fireplace, den. Upstairs living room with balcony overlooking pond below. \$135,900.

NEW HOME ON DOUBLE LOT
 \$55,900. Mt. Albert North. Lovely modern kitchen, combined living-dining room, 3 bedrooms, grouped around large bath. Finished walkout rec room good view. Located in small hamlet. Choice of colors and broadloom. Quick possession.

JOANNE SCHULZ REAL ESTATE BROKER
 640-1142, 640-1143, 640-1144
 R. R. No. 3 NEWMARKET 898-1887
 Residence, Uxbridge 852-3264
 Member of the York Region Real Estate Board

REAL ESTATE SALES AGENT
 licensed or, with a sincere interest in a selling career. If you like to get ahead in life, be dissatisfied with your present job you should check some of the essentials in this profession listed below, you just may be the right person for this job and you can determine your own income.
 Like to meet people.
 Be willing to work and learn.
 Have a pleasant personality.
 Don't mind late hours.
 I will provide you with the following:
 Modern office, excellent location.
 Private office or large working space.
 Pleasant working conditions.
 Good pay, plus bonus.
 On the job training.
 Continuous assistance.
 For a confidential interview without obligation please call me at Newmarket 898-1887 or at my residence Uxbridge 852-3264.

ARMOUR
 real estate limited broker
 104 main st. w. stouffville

UXBRIDGE AREA
 Custom built homes on large lots, several models to choose from, quality materials, workmanship. Colour choice of broadloom & paint, family rooms, walk-outs, fireplaces. From \$66,000.00 Call: Grant Morgan

STOUFFVILLE - CENTRAL
 Immaculate 4 bdrm 2 storey, finished rec. room, family room, large kitchen, 2 walkouts to sundeck, 2 baths. Asking \$58,900.00 Call: Ken May

UXBRIDGE NORTH!
 Three 10 acre building sites. Each have 375' frontage on main road. Bldg. permits available. Your choice, \$28,500.00. Call: Grant Morgan

CLORENTON NORTH
 Mini farm, 12 x 100 ft. hwy. frontage, barn 60 x 100, drive shed, double garage, well fenced. Maintenance free alum. clad 3 bdrm. home. Only \$89,500.00. Call: Bill Tran

STOUFFVILLE NORTH OPEN STORAGE & WRECKING
 12 1/2 acres, 3 bdrm brick bungalow, body shop, machine shop, 2 car garage. Garage license A & C included. Asking \$149,000.00. Call: Ken May

LAKE SIMCOE YEAR ROUND HOME
 Maple beach, 2 acre with trees & ever-flowing creek, 150' water frontage, comfortable 2 storey home in exceptional repair. Asking \$80,000.00 with easy terms. Call: Grant Morgan

640-2223 294-0601
 "FOR LAND SAKES GIVE US A CALL"

STONE
 REAL ESTATE

SECLUDED HOME SITE
 27 acres with frontage on Blackwater River, about 10 acres wooded with white Birch-Maple and some Cedar trees. Perfect exclusive home site. Asking \$24,500 with \$10,000 down.

VIEW-BUSH-STREAM
 10 acres - country lot overlooking 30 miles of scenic countryside 5 acres clear clay loam; balance of property wooded with stream. Opportunity of \$25,000. with 1/2 down. Call Mr. Stone.

COUNTRY ESTATE
 30 mile view from this 3 bedroom brick bungalow, all modern conveniences, dining room, recreation room, garage, and paved drive, nicely landscaped lot with mature trees and shrubs. Opportunity at only \$54,000 with \$10,000. down.

GREENBANK OPPORTUNITY
 1 1/2 storey 10 room frame home, immaculate throughout, spacious rooms completely renovated, with new plaster, family room with fieldstone fireplace, separate dining room, laundry room, large modern kitchen, 2 baths. Ideal family home. Don't miss this one. Only \$47,500.

SCUGOG - LAKESHORE
 3 bedroom winterized cottage presently used as year round home, large panelled living room overlooking lake, all conveniences, electrically heated, sun deck, oppor. at only \$37,500. Call Thos. Duff

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

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

L.S. REALTOR
Snelgrove 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 shed, 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. All permits available. Asking \$26,900. 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 acre 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.

CLORENTON AREA - 15 acres, asking \$50,000. terms

SUNDERLAND - 34 ACRES, some cedar, mostly all workable, Asking \$45,000.

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

WANTED - We have sold all our homes. We need listings Now in this area. URGENT.
 BUYING OR SELLING
 WOULD YOU LET US SERVE YOU?
 Fred A. Smith - Goodwood
 294-6011 NO SUNDAY CALLS PLEASE 294-6011

W. FRANK
 REALTOR
 P.O. Box 488, Lindsay 324-9126
 Toronto Line 364-9941 364-9941
 NEW HOMES - FROM \$37,900.00
 Bungalows, side splits, two storey 3 and 4 bedroom homes. Fully carpeted and cushion floored. 1 1/2 miles north from Lindsay Hospital. Open for inspection Saturday and Sunday, 11:00 a.m. to 4:00 p.m. Come and compare! Your host, Mel DeGroat, Lindsay (705) 324-9126, Toronto Line 364-9941, W. Frank R.E. Ltd., Realtor