

The Tribune

FOR SALE
WANTED & FOR RENT

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

REAL ESTATE



L.S. Snelgrove REALTOR

COMPANY LIMITED

URGENT WE NEED LISTINGS NOW

- **GOODWOOD** If you are looking for an older type home in a town in good repair we have one. With big modern kitchen, separate dining and living rooms, 3 bedrooms with wall to wall broadloom, 3 piece bathroom, good oil furnace, good well, closed in sunroom. Very clean and tidy. Garage with workshop 17' x 27'. Vendors will hold first mortgage.
- **MUSSELMAN'S LAKE** 4 room winterized cottage on small lot. 2 bedrooms, 2-pc. bath. Needs painting, decorating and repairs. Asking \$13,900.00.
- 100 acres, 1 1/2 story stucco over brick, 3 bedrooms, one 4-pc. washroom, utility room, sunroom, large kitchen, plus 1 pce. wash basin, living room, easy to heat, hydro, oil furnace, hydro and water also in bank barn, litter carrier, separate 3-car garage and workshop, drive shed, chicken house, colony house, 20 acres of bushy, good workable land. Mortgage \$35,000 at 8 percent. Will take back second with small down payment. Asking \$87,000.00.
- In Woodville Hartley area 100 acres - All workable, partly tiled. Solid brick house modern conveniences, 4 bedrooms. One car garage. Bank barn, needs new stabilizing. Pig pen, chicken house, drive shed. Good well. Mostly all rail fencing. Asking \$72,000.00 with half cash. Vendor will hold first mortgage at 10 percent.
- **BLOOMINGTON**, 50 acres, corner farm on 2 paved roads. This is for builders or development. Part is now in the hamlet of Bloomington. Asking \$100,000.00 down. Vendors will hold balance.
- **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.
- **UXBRIDGE** 27 acres, 2-3 bush, trees of every kind, 3 ponds in bush, L-shaped property, have survey, make an offer.
- **SUNDERLAND** — 54 ACRES, some cedar, mostly all workable, Asking \$45,000.



- **STOUFFVILLE** — \$77,900, 4 bedroom, 3 baths, large eat-in kitchen overlooks family room with walk-out to rear patio. 1 year old home backing onto farmland. Good 9 1/2 percent mortgage. To see, call Doug McArthur — 294-5943 or 751-1711.
- BUYING OR SELLING WOULD YOU LET US SERVE YOU?**
Fred A. Smith — Goodwood
- 294-6011 NO SUNDAY CALLS PLEASE 294-6011**

WHOMSLEY REAL ESTATE

OLDER HOME — BEAUTIFUL LOT
3 bedroom, 2 storey in Stouffville. Large living room and separate dining room, bright kitchen overlooking covered patio. Paved driveway, double garage. Asking \$59,900.00 only. Call Brigitte Wesholowski 297-2633 or 640-4246.

STOUFFVILLE
This older home sits on 145 ft. deep treed lot within walking distance to stores and park. Features separate living and dining rooms, kitchen and walkout to large deck. Three bedroom upstairs and bath. Extra large garage, paved drive. Asking \$56,900. Call on this and others in this price range. Sharron Brazier or Brigitte Wesholowski 297-2633 or 640-4246.

190 FT. DEEP LOT—INGROUND POOL.
Markham's finest with everything you want. Heated pool, main floor family room with stone fireplace and walkout. Eat-in kitchen includes all appliances, 4 bedrooms upstairs plus 4 piece washroom. Main floor powder room, broadloom, possible 5th bedroom off rec room. Must be seen. Try \$98,500.00. Call Sharron Brazier or Bev Sefton 297-2633 or 640-4246.

OLDER HOME — QUIET AREA
Asking \$47,500.00. 2 bedroom home which features 15' x 21'3" living room, kitchen and bath. New heating and wiring. Call now. Sharron Brazier, 297-2633 or 640-4246.

STOUFFVILLE
Charming older home on beautiful lot in west end of town. Main floor family room, very large kitchen, 3 good size bedrooms upstairs. Must be seen. Call Bev Sefton 297-2633 or 640-4246.

UXBRIDGE HILLS
7 miles northeast of Stouffville. Clear of proposed airport. Brick and marble ranch bungalow, approximately 3,000 sq. ft., 4 bedrooms, attached two car garage, marble foyer plus marble steps on circular staircase to family room 30' x 28', 2 wall to wall and floor to ceiling marble fireplaces, 3 bathrooms, central vacuum system, central air conditioning, intercom throughout plus much more. Situated on completely fenced 2 acres with panoramic view. Asking \$185,000.00. Peter Walley 297-2633 or 640-4246.

STOUFFVILLE AREA
7 miles northeast. One of its kind: 25 acres, trees, rolling, 845' paved road frontage. Building permit. Call Peter Walley 297-2633 or 640-4246.

K.R. MAY REAL ESTATE LIMITED

Ken May Res. 640-1969
Grand Morgan Res. 649-2713

OPPORTUNITY

Our newly renovated offices have room for two experienced sales people to work in the Stouffville area. Please call Ken May for confidential interview.

"THIS WEEK'S SPECIAL" CLAREMONT
Delightful 5 room bungalow, living room 12 x 23 with floor to ceiling stone fireplace. Professionally landscaped lot 134 x 136 with mature trees and dozens of ornamental shrubs. Double garage & paved drive. 9 percent mortgage, \$55,000.00. Don't miss this one! Call: Grant Morgan.

STOUFFVILLE
Beautiful 6 room bungalow, large bright rooms, lot 62 x 148 with mature trees & shrubs. Paved drive & double garage. Walk to schools & shopping. Asking \$65,000.00. Includes washer, dryers, drapes & broadloom. Call: Ken May.

UXBRIDGE!
5 bedroom brick bungalow, family room with fireplace, sunroom, 2 baths, swimming pool, garage on large lot on quiet street near schools and town park. Asking \$59,500.00 with terms. Call: Celia LeDrew (Res. Uxbridge 852-3625).

STOUFFVILLE CENTRAL
Large 4 bdrm, 2 storey family home with finished rec. room & family room, walk-out to deck. Close to schools, arena & shopping. Asking \$58,900.00. Call: Ken May.

OPEN HOUSE SAT. MAY 10TH
1:00 to 4:30 P.M.
CORNER OF STOFFER ST. & HWY. 47

Excellent 5 room brick bungalow, lot 135 x 100, double garage, 22 x 26. Possible severance for 2nd lot. A real buy at only \$64,500.00. For further details call: Grant Morgan.

- BUILDING LOTS**
- CLAREMONT, 10 acres, high & scenic, 2 miles to go, train, 1/2 mile to school, pond, site, bldg. permit. Only \$52,900.00.
 - BROWN HILL, 6 acres, only \$13,500.00.
 - BEAVERTON, 1 1/4 acres on town sewers & water, possible severance for two more lots. Only \$16,500.00.
 - UDORA, Two 10 acre lots, each have 375' frontage on paved road. Bldg. permits available. Your choice \$29,500.00.
 - UXBRIDGE TWP. Three 10 acre lots, choice locations, all permits available, from \$48,000.00. Call: Grant Morgan.

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

George Sheehan REALTOR

UXBRIDGE HILLS
Just six years old, large living room with fireplace, kitchen with breakfast nook and walk-out. Three large bedrooms, broadloom. Brick fireplace in rec room, two-car garage. Small stream and lovely pond on rolling ten acre lot. Asking \$165,000. Call George Harvie 640-2718.

MUSSELMAN'S LAKE — \$39,900
Excellent starter home, good well, furnace, septic, garage. Lot has backyard privacy and mature trees. See, make offer. Mrs. Sainsbury 640-1142 or Mrs. Young 294-4983.

STOUFFVILLE WEST END
Brick aluminum home, 2 storey. Four bedrooms, 1 1/2 baths, large kitchen, L-shaped living room, finished rec room, paved drive. Asking \$61,500. Harrison Schlichter 888-1150.

CANNINGTON NORTH
46 acre building lot, mostly treed, good pond site. Down payment \$6,000.00. Call Earl Dowswell 705-426-7024.

BEAVERTON
Nearly new 6 room bungalow, 18 acres of land, partly treed, river on property, close to Highway 12, south of Beaverton. Earl Dowswell 705-426-7024.

GENERAL STORE AND RESIDENCE
Corner property, busy location, store plus 10-room living quarters. Post office agency available for steady income. Large garage and storage areas, well landscaped lot. \$75,000. Bill Burd 691-5072.

CHANDOS LAKE COTTAGE
Sandy beach — 100 ft. Well wooded lot, 3 bedrooms, fireplace, broadloom, sun deck facing lake. Boat house. \$37,500. Bill Burd 691-5072.

STOUFFVILLE'S BEST BUY!
Beautiful side-split, picture book kitchen, main floor family room with walkout. Large master bedroom plus three more and two 4-pc. baths. Double garage, paved drive. \$72,500. Bill Burd 691-5072.

SPORTSMAN'S DREAM
Attractive ranch plank, 3 bedroom bungalow on 12 acres. Stocked trout pond with island. Adjacent to extended area of mixed woods. 7 miles N.E. of Uxbridge. \$84,500. Peter Bernhardt 852-3056.

IT'S A BUY
Uxbridge, 4 bedroom home on 1/2 acre just waiting for the ambitious handy couple. A good decorating would add thousands to the value. Priced in the low sixties. Jan Frisby 294-0420.

SPINNING WHEEL CHARM
A large older house in quiet rural area of Stouffville. Large lot, cedar hedging, 3 bedrooms, den, main floor laundry, separate dining room, sunken family room with huge stone fireplace, walk-out, hand hewn beamed construction. \$74,500. Jan Frisby 294-0420.

INFORMATION IS A REALTOR'S STOCK IN TRADE

WIN TIMBERS

Of course he is in the business of matching homes with home-seeking buyers. But if all you need is information, that's right up his alley too. Perhaps your situation doesn't call for buying or selling at all but only a new mortgage. Where can you get the best terms and arrangements suited to your needs? How would the mortgage affect a future sale? What is the cash value of your home in case you should decide to sell? If you are going to lease, what terms should you be aware of? How would additions to your present home affect future sales price? Should you trade in on a larger or smaller one? There are lots of questions that need reliable advice being faced constantly by home owners and prospective home owners that an experienced Realtor has knowledgeable answers for. Considering his advice is free, why hesitate to ask? See you next week.

Vivian Forest, Ballantrae area, 22 acres, spacious modern house nestled among pine trees, large barn, many extras, a lot of house and land for your money. Call Hester Scatignino, Fred Cook R. E. Ltd., Realtor, 294-2990.

Thornhill, asking \$89,900, brick backsplit bungalow, pool, loaded with extras, suit discriminating buyer. Mrs. Wintertlood, 294-2990, Fred Cook R. E. Ltd., Realtor.

Stouffville area, Lemonville, Bethesda Side Road, ultra modern contemporary 7 room home, picturesque setting, boat sized pond, beautiful garden, 5 1/2 acres, for appl. call E. Taylor, 294-2990 Fred Cook R. E. Ltd., Realtor.

Warden Kingston Rd. detached bungalow, starter home, basement apt., H. Staiter, 294-2990, Fred Cook R. E. Ltd., Realtor.

Ulrich 55 good acres, stream, bush, small bush, 42 acres workable, excellent home site, call W. Timbers, 640-1624. Fred Cook R. E. Ltd., Realtor.

STONE REALTOR

PORT PERRY EXECUTIVE
2 storey 8 room brick home on quiet street, close to downtown, 4 bedrooms 2 fireplaces, separate dining rooms, solid oak trim, quality home with character. Private back yard with mature trees. Asking \$72,500. with terms.

EXECUTIVE HOME PANORAMIC VIEW
132 acres adjacent to village, new prestige home with 2 stone fireplaces, large pole barn, cemented yard, 2 large silos 20' x 60', could be used for beef, dairy or horses. Stream across property, abundance of water, owner anxious to sell. Asking \$225,000. Call Herb Puckrin.

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.

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

Port Perry 985-7303, OSHAWA 576-6701

PRIVATE IN GREENBANK, CONSIDERABLY REDUCED.
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. Entry room 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 \$59,700.

CALL 1-985-3544

sheehan 28 OFFICES SERVING SOUTHERN ONTARIO



SUMMER COTTAGE
North of Stouffville overlooking lake, with 100 ft. frontage. Has four rooms, good size kitchen. You could enjoy your summers here, easy commuting to Metro. Listed at \$25,000 with good terms. Call VI Binsted 640-2082.

MINI FARM — 25 ACRES
Good workable land, some bush. Has 2 storey frame house with 5 bedrooms, good size 2 storey barn, on good road with 778 ft. frontage. North of Stouffville. Call Dick Fintelman 640-2082.

OBRIEN AVE — STATELY HOME LOADED WITH CHARM
Several rooms are outstanding in features and size. A 20 ft. living room with cozy hearth, this room is spacious and allows easy furniture arrangement. Family dining becomes especially nice in the 14 x 17 ft. dining room with deep bay window and two quaint china cabinets. Kitchen has handy breakfast area plus a butlers pantry loaded with storage cupboards. A main floor studio with large bay window. Games room downstairs 30 ft. long. 3 good size bedrooms on 2nd floor. All this on corner lot 60 ft. x 168 ft. with garage plus a large rear yard for gardening or entertaining. Details Call Cec Hendricks 640-2082.

CUSTOM BUNGALOW WEST STOUFFVILLE
This well planned custom home on lot with 107 ft. frontage complimented by many trees and choice shrubbery. Has large modern kitchen, 3 bedrooms. In area of good homes near schools. Listed at \$71,500. Call Bob Dart 640-2082.

MINI FARM — 19 ACRES NORTH OF GORMLEY
Enjoy country living with 30 minutes commuting to Metro. A remodeling project with a professional touch has been done on the charming farm house. Has large living room with walkout family room with fireplace, 3 bedrooms, large finished rec room, two barns, one stalled for cattle, fenced pasture, two spring fed ponds, some bush, \$169,000. Terms. Call Pat Daniel 887-5114 or 297-1270.

558,500 — 9 1/2 PERCENT MORTGAGE
Stouffville bungalow, 1 year old, in new home community. Has 3 large bedrooms, long kitchen with convenient eating area. Full high basement with lots of room to finish a rec room or hobby room. Owner must move soon. The price is right. Call Pat Daniel 887-5114 or 640-2082.

50 ACRES — TREES
South of Uxbridge, frontage on good road, the front acreage and rear has thousands of red and scotch pine trees. Centre area has about 10 acres of tall hardwood trees, an ideal setting for a building site with seclusion. A fascinating property. Call Cec Hendricks 640-2082.

SPLIT LEVEL — 3 YEARS OLD LOTS OF LAWN & BACK YARD
5 miles from Stouffville on paved road. A completed, quality home decorated throughout, 3 bedrooms, living room has bay window with country view and walkout to rear sundeck. Downstairs has finished recreation room and laundry room, with walkout at ground level. Hardwood floors and beautiful drapes. 2 car attached garage. Just listed at \$74,900. Terms. Call Dick Fintelman 640-2082.

STOUFFVILLE SPECIAL 5 BEDROOMS
1 year old backsplit home. Has separate dining room, off 20 ft. living room, central air conditioning. Home broadloomed throughout. Rec room 25 ft. long plus games room. Attached garage. Listed at \$69,500. with \$10,000. down. Call Edna Luther 640-2082.

\$47,500. FULL PRICE
Centre of Stouffville, walk to park & business stores. A 2 storey home with 7 rooms, possible 4th bedroom, on lot 264 ft. deep. Get details on this one. Call Edna Luther 640-2082.

STOUFFVILLE WEST END — \$41,500
2 storey frame home with 2 car garage, 3 bedrooms, laundry room on main floor, fenced rear yard. Lot size 60 ft. x 122 ft. Walk to plaza & schools. Just listed with good terms. Call Bob Dart 640-2082.

STOUFFVILLE — SPLIT LEVEL
Well planned family home with many rooms to suit your needs. Picture book kitchen, main floor utility room, 2 four piece washrooms, attached garage and attractively located close to shopping and park. \$69,000.00. Joyce Spensley 294-2600 or 640-2082.

OFFICE 155 MAIN ST. W. STOUFFVILLE

sheehan 28 OFFICES SERVING SOUTHERN ONTARIO

Barbara Sibbick REAL ESTATE LIMITED, REALTOR

PICKERING ESTATE
2 acres — corner property — 1 1/2 storey brick dwelling — Prime Agricultural Land — Asking \$99,000.00. Call George Ledson — 294-4707 — 640-3870.

10 ACRES — PONDS
2 bedroom home — possible industrial potential — Call Barbara Sibbick — 294-4707 — 640-4232.

4 BEDROOM
1 1/2 baths on good size lot, adjacent to open fields, broadloom, built in dishwasher. Vendor moved out west. Make an offer. Call Sybil Houston, 297-1688, Res. 640-1794. Barbara Sibbick Real Estate Limited, Realtor.

BUYING OR SELLING YOUR HOME
Phone John Nigh 294-1431 or 297-2061
Representing John M. Baird Ltd.
"You will Be Glad You Did"

JOANNE SCHULZ 898-1887
Davis Dr. & Woodbine Ave Newmarket.

Newmarket
Large family home, immaculate interior, expertly decorated and broadloomed. Center hall plan, separate formal living-dining room, Eat-In Kitchen, Master bedroom with En-suite, partly finished rec. room, 4 bedrooms. Garage. Susan Smith.

Uxbridge North
\$51,000.00 New sidesplit to go under construction soon, different layouts, 3 bedrooms, L-shaped living-dining room, finished family room, sliding doors, fireplace, attached garage. Joanne Schulz 898-1887 or Res. 852-3265.

Stouffville North
10 Acres plus almost new home. Rustic exterior, 4 bedrooms, En-suite balcony, wide open living-dining room with adjoining family room, fireplace, 2-car garage. \$117,000.00. Joanne Schulz 898-1887 Res. 852-3265.

MUSSELMAN'S LAKE
3 bedroom, new bungalow, wall to wall broadloom, double lot, low down payment and good terms. Call 2:30 p.m. 640-4498