



STOUFFVILLE \$55,500
8 rooms, two-storey house on 60' lot. Two separate living quarters. Low 9 percent mfg. already arranged. Hurry! This easy-to-carry home won't last long. Bill Burd 691-5072.

RED AND WHITE STORE
We have a thriving meat and grocery business to sell in MacTier, Ontario. Centre of Muskoka tourist area. Gross sales \$300,000. annual. Listed at \$145,000. with terms. Complete operating statement in our office. Bill Burd 691-5072.

STOUFFVILLE
Would you enjoy 2 fireplaces, solid plaster walls and a home that is all finished? This custom-built, 3-bedroom bungalow is just for you. \$70,500. Mrs. Sainsbury 640-1142 or Earl Dowswell 705-426-7024.

SPLENDID BRICK HOME
R3 area, Main Street location for business purposes. Three-storey Victorian home in top-notch condition! Good terms \$84,000. MUST BE SEEN! Mrs. Sainsbury 640-1142. NOW \$56,900

From this 4 bedroom, 2 bathroom, 2-storey Stouffville home, near park & shopping. Fenced yard, 2 patios, metal utility shed. Mrs. Sainsbury 640-1142.

EARLY POSSESSION
Three-bedroom brick bungalow, featuring 2 fireplaces, SEPARATE ONE BEDROOM APARTMENT. Large, landscaped, fenced lot. Reduced to \$67,500. Mrs. Sainsbury 640-1142.

STOUFFVILLE M-1
Industrial one acre, serviced lot, centre of town, backing onto railway property. 5-room house, separate garage. \$74,900. Jan Frisby 294-0420.

SAVE THOUSANDS
Vendor anxious to sell before winter. Will hold mortgage. Fantastic one acre lot with stream, trees, inground pool and 3 bedroom bungalow. \$99,900. Jan Frisby 294-0420.

SUPER STARTER
\$5,000. down. Just \$36,900. North of Stouffville. Vendor will give second if necessary. 3 bedroom with new kitchen & bathroom. Needs a little finishing. Jan Frisby 294-0420.

52 GORGEOUS ACRES
3 miles north of Uxbridge on paved road. High land, splendid view plus stream & pond. Asking \$88,000. Make offer. Peter Bernhardt 852-3056.

TWO APARTMENT HOME - UXBRIDGE
Living room with walkout to sundeck. Four large bedrooms. Two 4-piece baths. Two complete kitchens. Downstairs could be used as large rec room instead. Excellent mortgage arrangements \$61,900. Make offer. Peter Bernhardt 852-3056.

WOODVILLE AREA
170 acres, large 2 storey brick house, bank barn, outbuildings, pipeline milker system and bulk milk tank attachments. \$190,000. Earl Dowswell 705-426-7024 or Fran Sainsbury 640-1142.

BEAVERTON - 150 ACRES
Modern dairy operation. New 51 free stall barn, 4 stall milking parlour, 42 stanchions. Automatic feeder, heated water system, other outbuildings, all in good repair. Victorian brick 12-room home. \$279,000. Bill Burd 691-5072.

HIDDEN VALLEY, HUNTSVILLE
One third acre building site, hardwood bush, on year round township road. Excellent location for ski enthusiasts chalet. Call Mark Kirkby 640-5000.

640-3131 297-2283

SUNDERLAND HIGHWAY FARM



This 49 acre Farm is consisting of 46 acres of highly productive soil and 3 acres of well treed bush. 3 bedroom Brick Home in A-1 condition with beautiful fieldstone fireplace in living room. Modern kitchen with all appliances included. Attached sunroom. All very nicely decorated and ready to move in. New garage. Barn in excellent condition. Large metal implement shed with sliding doors and cement floor. This very well kept property is located just north of the intersection of Highway No. 7 & 12, on the west side of Highway No. 12 or 45 miles north-east of Toronto. Please Call (collect) Reinhard v. Tiedemann at (416) 266-7731 Bowes & Cocks Realtor, 2751 Elgin Ave. E. Scarborough, Ontario.

HOMES ARE AS DIFFERENT AS OWNERS AND SELL ACCORDINGLY



Win Timbers

Some radiate charm and warmth so obviously they create the desire to possess them on a first inspection. Such homes usually sell without delay at a good price.

Others that lack these qualities and suffer from poor maintenance usually sell less quickly for less money than they otherwise would have brought.

The difference is quickly apparent to anyone inspecting various properties available on the market at any one time.

Home seekers buy with their feelings as well as considering location and price. They must "want to live there" before they will reconcile themselves to pay the asking price.

Cost and lack of time usually rule out bringing a run-down home back to its original state. The remedy is continual maintenance that prevents a decline in appearance from taking pace.

Obviously, the cost is a good investment. Should the owner have to sell suddenly, the home can go right on the market without preparation.

See you next week.

Stouffville, 10 acres, stream, trees, barn with self-contained apt. \$60,000. Don Barker, 294-2990, Fred Cook R. E. Ltd., Realtor.

Markham's only remaining ravine lots, fully serviced, 2 only, Inger Grieve, 294-2990, Fred Cook R. E. Ltd., Realtor.

Building lot, 75 x 265, on Long Island, Rice Lake, well treed, excellent location, asking \$8,000. W. Timbers, 294-2990, Fred Cook R. E. Ltd., Realtor.

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



UNIONVILLE
Immaculate home in prestige area, 3 bedroom, family room with stone fireplace, walkout from kitchen overlooking 16 x 32 ft. inground pool, air conditioned with electrical air cleaner. \$32,000 1st. mortgage at 9 per cent. Asking \$89,900.



LATIMER RD. & HWY. 48 SOUTH OF SUTTON
Spotlessly clean and full of sunshine. 3.6 acres with 3 bedroom brick and aluminum sidesplit. Georgina marble fireplace, electronic garage door, central vacuum system. Self-contained apartment, bright and cheery dining room overlooking Lake Simcoe with a beautiful view. Asking \$119,000.00.

50 ACRES
4 miles north of Stouffville. Possible development. Asking \$175,000.

30 ACRES
5 miles north of Goodwood. Beautiful hardwood bush. Ideal site with majestic view for executive home or estate. Asking \$85,000.

For Additional Information on the Above Properties Please Call
ROD HALCROW
297-2533 Office
294-4682 Home



BUNGALOW WANTED
I have an anxious client wishing to purchase a family bungalow in Stouffville near schools. Can pay up to \$65,000, and all cash can be arranged. If you have this kind of property and thinking of selling please call me without obligation for a free opinion of value on your home and discuss the sale of same. Call Today Edna Luther 640-2082.

EDNA LUTHER
28 OFFICES SERVING SOUTHERN ONTARIO

Tribune classifieds get results

W. FRANK REAL ESTATE LIMITED REALTOR

189 QUEEN STREET, PORT PERRY, ONT

UXBRIDGE SOUTH EAST

25 miles north east Metro. 5 year old 4 bedroom sidesplit situated on almost 13 rolling, partly wooded acres in prime, rural residential area of Uxbridge Twp. Home is surrounded by birch and pine trees, has 2 fireplaces, 2 baths, 22' X 36' rec room, 2 car garage. Listed realistically at \$115,000.00. For appointment call Maurice Baker.

UXBRIDGE SOUTH EAST

25 miles Metro. Century frame home on over 2 acres, paved road, frontage. 1 1/2 storey, 3 bedrooms, large dining room, living room, family room, 2 baths. Property well treed and hedged, some fruit trees. Barn for horses. Hurry on this one at only \$57,900.00. Call Lawrence Morrison.

PORT PERRY AREA LAKEFRONT HOME

Beautifully treed 150' lakefront lot. 1400 sq. ft. home with many special features. Knotty pine panellied living room with fireplace, family room with walkout door to lake. Kitchen has solid birch cupboards, adjoining breakfast nook. Property offers excellent privacy with all pleasures of lakefront living. Asking \$68,500.00. For appointment to view call Fred Smith.

WHITBY AREA COUNTRY ESTATE
Excellent commuting location, 15 minutes to GO Service. Beautifully maintained 10 acres with 2668 sq. ft. brick, sidesplit home, 4 bedrooms, 20' X 20' family room, study with fireplace, 4" solid oak open stairway. Quality built home with many extras. 24' X 24' insulated garage, barn for horses with storage loft. Prime rural residential area. Listed at \$153,000.00. For appointment to view call Ken Middleton.

PORT PERRY EAST

106 acres, 75 acres very productive, balance wooded with pond. 8 room modernized home, very attractive grounds, mature maples. Excellent value at \$110,000.00 with good terms. Call George Beaton.

MANILLA

Excellent family living in this 4 bedroom brick and aluminum home, situated on 106 x 132 ft. well landscaped lot with good garden and small barn, separate living and dining rooms, study and large kitchen. Asking only \$45,900.00. Call Bruce Currie.

PRINCE ALBERT

Only \$39,900. for this 2 storey 3 bedroom frame home on large village lot with good garden and play area, good value for that young family seeking more space. Call Lawrence Morrison.

BROOKLIN

Heber Down Crescent. Immaculate 3 bedroom brick bungalow situated on well landscaped 105 x 130 ft. lot, finished rec. room, 13 x 24, act fast on this one at only \$51,900. Call Fred Smith.

PORT PERRY NORTH

254 acres, highly productive land, large barns with stable cleaner, pipe line milker, 3 harvesters, all auto. equipped, very attractive, 2 storey 9 room brick home, new family room with beautiful stone fireplace, spring fed stream, excellent value \$389,000.00. Terms. To inspect this property call George Beaton.

PORT PERRY AREA

77 acres overlooking Lake Scugog, 20 acres workable, balance pasture and woodland fronting on Scugog, 5 room bungalow, all conveniences. Asking only \$89,500.00. Call Fred Smith.

CANNINGTON AREA

15 acre corner property, partially wooded with stream; exc. building sites; asking \$30,000.00. with terms. Call Bruce Currie.

PORT PERRY AREA

23 scenic acres overlooking Lake Scugog, all workable and only 3 miles from Port Perry. Act fast on this one at only \$45,000.00. Call Fred Smith.

LAKE SCUGOG WATERFRONT
Less than 1 hour from Metro on year round road, 4 bedrooms, living room, dining room, all conveniences, completely furnished, winterized, boat house, fibreglass boat, 45 h.p., motor and many extras just waiting for new owner, beautiful setting with excellent fishing, boating and snowmobiling. \$38,900. Terms: For appointment call Ken Middleton.

OFFICE HOURS - 9 a.m. - 9 p.m.
Direct Telephone Lines Port Perry 985-7396
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
- Winston Efford - 985-3989
- Fred Smith - 985-7639

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

PRIVATE SALE - 10 room house, 2 apartments, plus store area. Full basement, newly dug. 5th line & Bethesda Rd. Price \$71,000.00. Call 888-1104. 2W22

2 BEDROOM house in Pefterlaw, starter home, nicely treed lot, \$32,000. 640-1317.

11. Rooms for Rent
FURNISHED rooms and apartments, daily or weekly, 143 Main St. W., Stouffville.
HOUSEKEEPING room for rent, suit one or two, 640-5367.

13. Apartments for Rent
ONE bedroom apt. in Stouffville area for rent, 852-3235. 3W21

ONE bedroom apt., available Nov. 1st, all adult building, 640-2728.

13. Apartments for Rent
BINGO - Uxbridge Lions Club at Music Hall 7:45, 2nd and 4th Wednesday of each month. Charity work. -TF8

MARKHAM VETS
Bingo every Tuesday night 7:30 p.m. Door prize along with bigger cash prizes can be won at 7 Washington St., Markham. Proceeds to worthwhile community efforts. -TF



A. E. LePage (Ont), Ltd. is pleased to announce the appointment of Mrs. Ruth Knickle to their Sales Staff. Mrs. Knickle has had several years experience in Real Estate in the Markham Area, and will be happy to hear from you. Telephone 759-4701 or 294-6052.

A. E. LePAGE
2641 Lawrence Ave. East, Scarborough, Ont.

7. Financial and Mortgages.

Mortgage Loans 95%
Call now to inquire about our current rates

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Approved Correspondent for

- The Mortgage Insurance Co. of Canada
- The Fidelity Trust Company
- Central Conventions Limited

Paul Williamson 294-1372 Markham.

7. Financial and Mortgages.

MORTGAGES
John M. Baird Ltd., Realtor
197 Wellington St. E., Markham
Phone 294-1431

Member of Ontario Mortgage Brokers Association.

We have funds available for first or second mortgages at current rates. If a mortgage is the answer to your financial problems a phone call will bring you prompt courteous service. If you have a mortgage which you wish to dispose of we can arrange a prompt sale on the best of terms. For all mortgage problems call:

16. Births
WOOD - George and Udelle (nee Usherwood), are happy to announce the birth of their daughter Kerri Lyn Ann on October 16, 1975 at Scarborough Centenary Hospital.

20. In Memoriam and Cards of Thanks
CROSER - Lois and David, in loving memory of our Mother and Father, who passed away October 9th, 1963 and October 25, 1974. Sadly missed along life's way Quietly remembered every day. Mary & Howard, Irene & Walter and Erila and Families.

DAVIS - In loving memory of a dear wife and mother, Violet Georgia, who passed away suddenly October 27, 1973. It is sad to walk the road alone Instead of side by side But to all, there comes a moment. In the ways of life divide. You gave us years of happiness Then came sorrow and tears But you left us beautiful memories. We will treasure through the years. Sadly missed by husband Jonas & family.

HOLDEN - In loving memory of our dear parents, who passed away suddenly, Delbert on October 26, 1946, and Gertrude October 23, 1963. Memories are like threads of gold, They never tarnish or grow old. Sadly missed by Harry, Grace and Ella.

MCINTYRE, Sarah Jean - In loving memory of our dear mother, who passed away Oct. 26, 1975. There is a corner in our hearts, That's set aside for you As long as life and memory lasts. We will remember you. Always remembered by Reta, Jack and families.

COUNTRY FAIR Bazaar, Saturday, October 25th, 1:30 - 4 p.m. St. James Presbyterian Church, 101 Main St. E., Stouffville. Gifts, plants, Baking, used toys, attic treasures.

BAZAAR - 1:30 - 4:00 p.m. November 1st, of Stouffville United Church Women. Home baking, sewing, knitting, plants, gift items and tea room. Several quilts for auction, 3:30 pm. 2W

GARAGE SALE - Saturday October 25 & Sunday 26. One mile north of Ballantrae on Hwy 48 (west side). 640-2774.

16. Births
BRABANT - Gil & Donna (nee Harold) are pleased to announce the birth of their second child, Matthew Gilles, a brother for Melodie, born October 11th 1975 lbs. 14 ozs. Many thanks to Dr. Button and Dr. Petrie.

BURD - Mike and Carol (nee Corne) are happy to announce the birth of their son, Jason Michael, 7 lbs. 15 ozs. on October 13, 1975. A brother for Leigh Ann.

ZELLER - Allan and Karen (nee Darling), announce the birth of their daughter, Christina Jennifer, October 6, 1975 at Deep River, Ontario. First grandchild for Mr. & Mrs. John Darling, Alliston, and third for Mr. & Mrs. Roy Zeller.

MANY thanks to everyone that participated in Apple Day on Saturday October 18th for the Boy Scouts.

26. Help Wanted

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20. In Memoriam and Cards of Thanks
Our thanks to everyone who helped in any way in the passing of a dear mother and Grandma, Mrs. Margaret Morgan. Your many acts of kindness, flowers and cards were greatly appreciated. Thanks to Clarence U. C. W. for serving lunch at the funeral. Special thanks to Parkview Home and O'Neill Funeral Home. Jack and Mary Morgan and family. Mary and Howard Hill

21. Articles for Sale
KENMORE 30" range, dining room suite, white buffet, 25" blk & wht TV, range hood, 2 wooden storm windows (30" x 55"), electric dryer, 640-3886.
COMMERCIAL hair dressers dryer, in good condition, one month guarantee, also 12 sheets of plywood 4 x 5, 3/4 inch number of 2 x 2's.
FINISHED antiques - buffet \$115.00, table & 4 chairs \$115.00, chest \$75.00, box radio frame \$35.00, table \$25.00, 640-5132.

RE-UPHOLSTERY SALE SOFA
as low as **\$149.00**
FREE ESTIMATES
Phone: **751-0696**
NOR-DEN INTERIORS
1996 Lawrence Ave. E. (just W. of Warden)

FULLER BRUSH RESIDENT DEALER
housekeeping, cosmetics, and grooming aids. For brochure phone Art Tremblay
640-1115.

JUNIOR downhill skis and boots, poles & bindings complete 8 to 14 years (just W. of Warden) 640-3645.
ADMIRAL component system. A.M. F.M. Stereo Tuner & Amplifier with turntable & speakers, 6 months old. \$175.00 Emerson Console Model Black & White T.V. with A.M. F.M. Stereo with gerrard turntable. In good working order. \$50.00 One 120 Volt 12 Volt D.C. Power Supply \$10.00 Call 640-4802 after 5:25.00.

PORTUNITY
Quality hand hewn pine beams (large standing barn) Roof and frame only. Various sizes 3 x 5 inches to 12 x 12 inches. Must be removed. Reasonable 297-1761. Unionville area. 2W22

CHESTERFIELD, 92 x 30, matching chair, turquoise, good. \$145.00 Phone 640-1825.
RACKS to fit 1/2 ton G.M.C. truck, storm windows, like new, \$3.00 each, electric lawn mower \$25.00, electric heater \$10.00, 640-2576.

LUMBER FOR SALE
2x2 - 4c lin. ft.
2x4 - 8c lin. ft.
2x6 - 15c lin. ft.
2x8 - 22c lin. ft.
2x10 - 28c lin. ft.
2x12 - 42c lin. ft.
4x4 - 24c lin. ft.
SPECIAL 2x2 - 6 ft. 20c each, 2x6 - 6 ft. 60c each. Good grade economy utility spruce.
6x6 rough hemlock 60c lin. ft. PLUS TAXES. Balficoff Industrial Yard, 3 miles west of Stouffville. 640-2351.

22. Articles Wanted
HIGHEST cash prices for used furniture and appliances. Brics Furniture 478-4175. -TF32

FURNITURE household contents wanted cash. John's Hideaway Furniture 294-3352. 32TF

WANTED - Antique furniture and Old household articles. Honest prices paid. Bob Young 640-4313. -TF14

WANTED - old metal beds plus parts. 1-261-8460.

WANTED - Wood Lathe. Drill press and other power items. Phone 640-3202.

Firewood
Hardwood Mixture \$27.00 a face cord Delivered
640-3208

24. Antiques and Art

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Pope Real Estate Broker
2 1/2 ACRES
8th Concession, Uxbridge, with 376 foot frontage on paved road. Ideal for horse lover. Scenic, treed, fully fenced property with good stable and fenced paddock. Solid, well cared for bungalow has large bright living room, modern kitchen and bathroom, two bedrooms, full basement and could easily be enlarged. Other features include productive apple orchard, garage and shed. A terrific value at only \$59,900. Call today for your appointment.
B. Pope Real Estate Broker 683-6400 (Pickering)