

happy mother's day



Sherry Hayes
Maureen DeFreitas
Katherine Morgan
905-947-9300

David Houghton
Sylvia Houghton
Derek Houghton

MOVE UP TO THESE HOMES AND "SYLVIA HOUGHTON" WILL BUY YOUR HOME FOR CASH

MOVE UP TO THESE HOMES AND "SYLVIA HOUGHTON" WILL BUY YOUR HOME FOR CASH



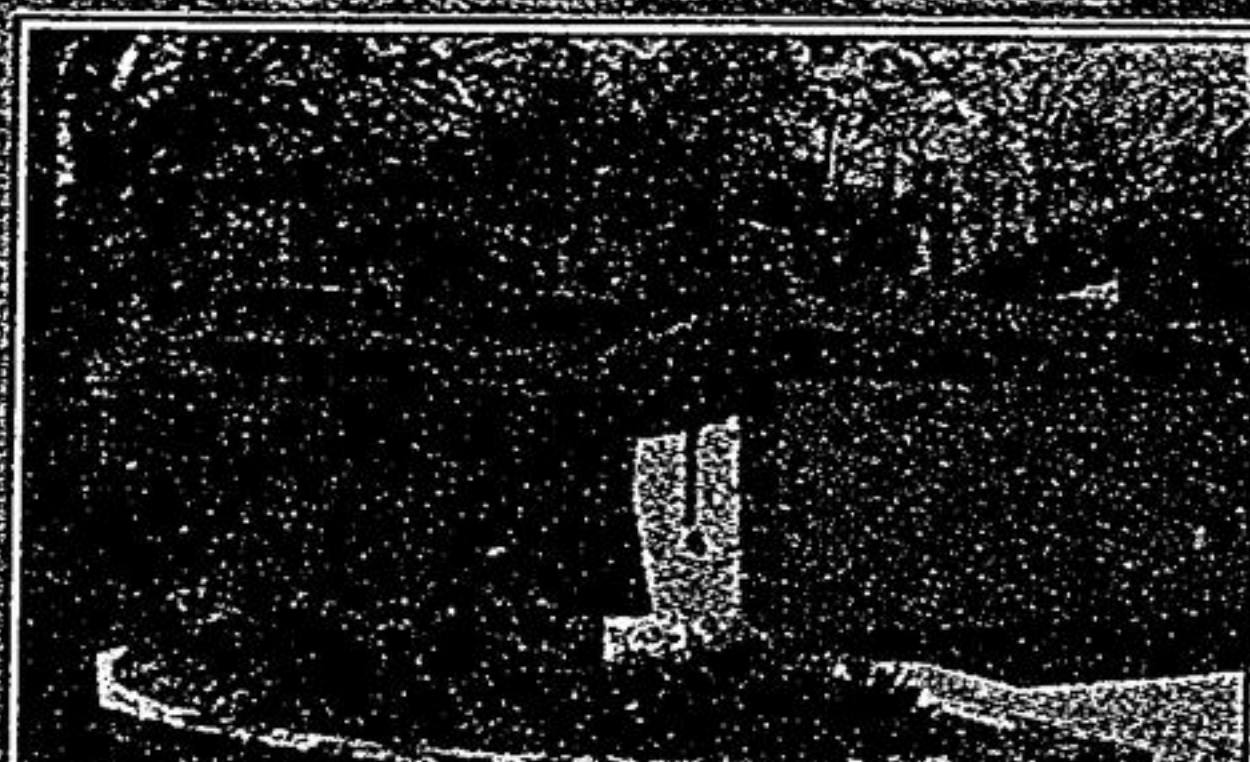
SURPRISE "MOM" WITH THIS "DREAM HOUSE" - \$557,000
4 bedrooms (wait 'til you see "the master") and "Mom" will flip over the incredible kitchen (Binns). Main floor family room. Open concept with fireplace. French doors. Stripped hardwood & upgraded broadloom. Many, many exciting features. Show Mom today! Call Sylvia Houghton*, 905-947-9300. CH 201



"MOM" - LOOK AT THIS! - \$497,000
Fabulous 4 bedroom home, lot and pool in Sherwood Estates, hardwood floors on main and 2nd. Large family room with walkout patio, renovated eat-in kitchen. Sprinkler system. Call Sylvia Houghton* or Katherine Morgan*, 905-947-9300. CH 201



IF "MOTHER" HAD HER "DRUTHERS" - \$487,000
She'd pick this stunning Markham Village home! "Art Shoppe" decor. Absolutely perfect "greenhouse" kitchen. Formal living/dining, 4 bedrooms. Private lot with sundeck and sparkling inground pool. Call Sylvia Houghton*, 905-947-9300. CH 201



"MOM" DESERVES THIS ONE - A "40" - \$477,000
Perfection found! On an amazing private treed lot with southerly exposure and botanical gardens, this 4+1 bedroom home has main floor family room and "den". Updated greenhouse kitchen with granite floor, numerous upgrades thru-out. Don't delay, see this one today! Call Sylvia Houghton*, 905-947-9300. CH 201



"MOTHERS DREAM HOME" - \$737,000
This amazing 4+1 bedroom, 4 washroom home. Immaculate thru-out, formal living/dining, main floor family room with gas fireplace. Beautiful hardwood floors, centre island kitchen, French doors & pot lights in library. Wait 'til Mom sees the kitchen. Call Sylvia* & Derek** Houghton today, 905-947-9300. CH 201



"MOM'S RESORT" - \$998,000
McCowan Rd., S. of Bethesda. Stunning 7 acre park-like setting for this captivating Colonial home, which has been lovingly cared for. Tennis court, swimming pool, ponds for fishing & skating & guest chalet on property. Call for details Sylvia Houghton* or Katherine Morgan*, 905-947-9300. CH 201



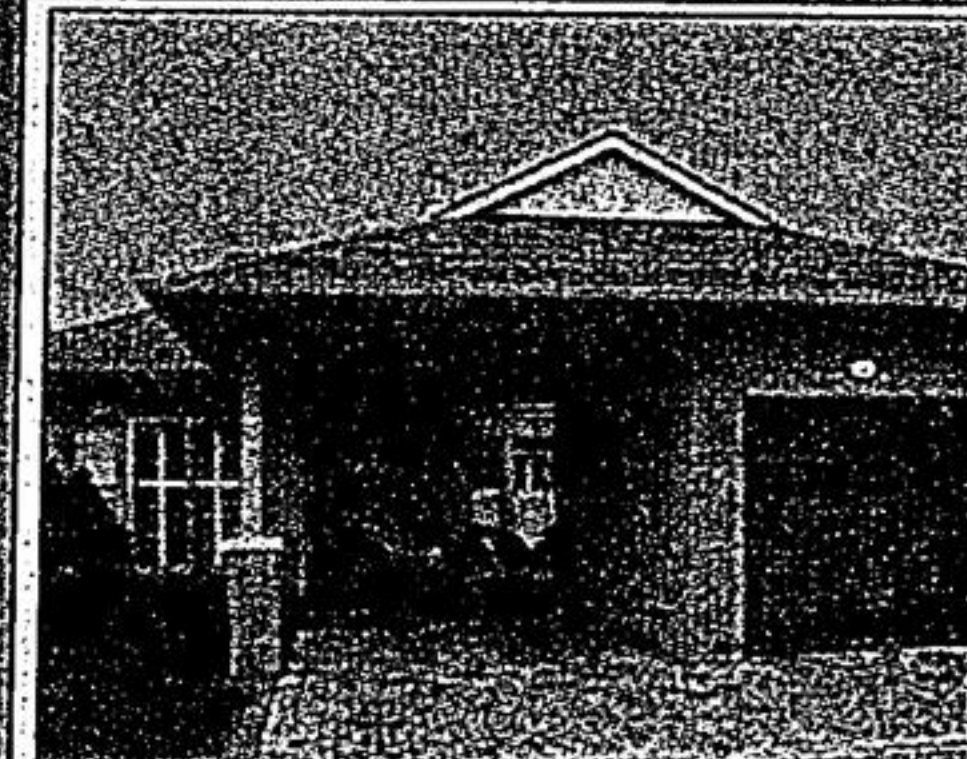
IF MOM WERE "C.E.O." - \$1,828,000
Builders penchant for perfection is obvious thru-out this stunning home, great room with view of "The Pond", gourmet kitchen, formal living/dining, 3 fireplaces, exquisite Brazilian Cumuru hardwood thru-out. Surround System in each room, plus, plus, plus. Call Sylvia Houghton*, 905-947-9300. CH 201



A "REMARKABLE RESIDENCE" FOR MRS. C.E.O. - \$1,950,000
Old World Charm, cobblestone cul-de-sac, one of "The" addresses in Unionville finds this stunning 4 plus bedroom home on private ravine lot with Hallmark Quality features thru-out; fabulous hardwood, granite, built-in appliances. Sound system. Call Sylvia Houghton* today, 905-947-9300. CH 201



"MOTHER'S DAY TREAT" - \$647,000
Immac, perfect 4 bdrm Heron home w/Marley rd. prof fin bsmt & prvt yard w/G pool. Short wk to Unionville High & Theatre as well as public & sep schs, French Immersion. This home is a pleasure to show, don't delay! Sylvia Houghton*/Katherine Morgan*, 905-947-9300. CH 201



GRANDMA DESERVES THE BEST!! SWAN LAKE - \$627,000
Rich, Regal, Royal best describes this customized bung w/awesome loft + prof fin bsmt, 3 FPS, approx 2430' of lux, gleaming hwdw frs on main & loft area: Privacy personalized, panoramic "Sun" all day. Sylvia Houghton*/Katherine Morgan*, 905-947-9300. CH 201



SHOWS LIKE A MODEL HOME (WOODBINE/16TH) - \$668,000
4 lg brs w/4pc ens, w/ closet, gleaming hwdw in liv/din & FR w/gas FP, reno eat-in kit w/granite cnters. Beautiful fin bsmt w/wall-wall maple cupbrds, gas FP, 3 car gar, 9ft cigs, 2-tier cedar deck. Derek Houghton** 905-947-9300 or www.derekhoughton.com CH 201



EMERALD HILLS GATED COMMUNITY \$748,000
Outstanding Aspen Ridge exec bung w/loft. Features gorgeous view over golf crs, prem lot, 4 bdrms, w/o bsmt & so much more. Call Sylvia Houghton* or Sherry Hayes*, 905-947-9300. CH 201



ALL THE BELLS & WHISTLES FOR "MOM" 179' LOT, TOO - \$787,000
5+1 bdrms, 5 washrms. 3612 sq ft. Quality Unionville exec. Sep living/dining, 3 fireplaces, fabulous "greenhouse" kit, fin bsmt, 20x40 IG pool, tub, gazebo on lg lot. Prime loc. Call Sylvia Houghton*, 905-947-9300. CH 201



OH, LA LA "GRANDMA" - \$448,000 - 2070'
Richly appointed, "Emily Model". Comb liv & din rms w/hwdw frs, soaring cathedral ceil in LR heading to lg loft/bdrm area on 2nd flr. Upgraded kit w/granite counters & S.S. appls. Call today Sylvia Houghton* or Katherine Morgan*, 905-947-9300. CH 201



"MOM'S" IMMACULATE "UNIONVILLE" BUNGALOW - \$518,000
3 brs, 3 wshrs, 9' cell, mn fir ktry. This 6 yr old "Greenpark Built" home shows to perfection. Across from "Conservation" Greenbelt on great lot w/grapes, apple, pear, cherry & plum trees. See it today w/Sylvia Houghton*, 905-947-9300. CH 201

Happy Mother's Day
You are special and loving, and the closest part of my Heart.
You are the epitome of Love and Kindness, and so special.
There's no one like a Mother and no Mother quite like you.
You are so very thoughtful and caring, and I just want to thank you Mother, for making my life brighter.



BRIMLEY/DENNISON \$275,900
Handyman's Special, 3 bedrooms, finished basement, ceramic floor in kitchen, fenced yard. A great opportunity to own, get started today and call David Houghton*, 905-947-9300. CH 201



DARE TO COMPARE "STUNNING" - \$538,000
4+1 bdrms w/5 pc ens, 2 other bdrms have ens, hwdw in LR/DR & FR w/gas FP open to huge gourmet kit w/centre island & w/o to patio, amazing fin bsmt w/3 pc bthrm, 9ft cell on mn flr, mn fir ktry w/gar access. Derek Houghton** 905-947-9300 or www.derekhoughton.com CH 201



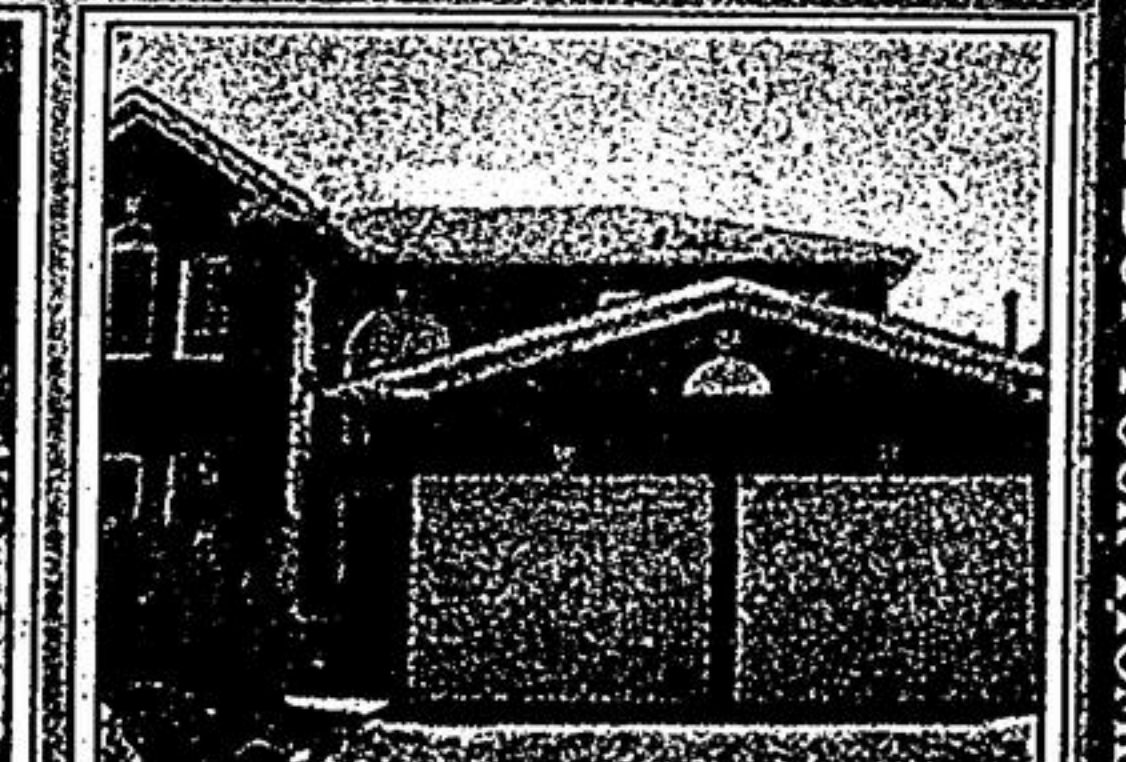
HWY 7/KENNEDY AREA - \$2650/LEASE "IMMEDIATE POSSESSION"
5 bedrooms, 4 washrooms. Family sized kitchen with breakfast area, walkout to yard & overlooks family room. Separate living/dining. Great area of Unionville. Call Sylvia Houghton*, 905-947-9300. CH 201



MOM WOULD LOVE THIS! - \$372,000
4 bedroom semi in Markham. Upgrades galore! Beautiful hardwood floors, open concept gourmet kitchen w/breakfast bar & w/o to yard. Shows to perfection! Call Sylvia Houghton* or Sherry Hayes*, 905-947-9300. CH 201



MARKHAM VILLAGE - 139' LOT - POOL - \$374,800 - 37 SPRAGG
4 bdrms, 3 wshrms, finished bsmt. Separate liv/din, w/out from kitchen. Fireplace in main floor family room, mature perennials. The "Terra" Model 2020 sq. ft. See it today with Sylvia Houghton*, 905-947-9300. CH 201



MOM NEEDS "SPACE" - \$507,000
3500 sq. ft. 4 bdrm w/all principal rms extremely larg. Centre island kit. Sunken fam rm w/gas FP & w/o to yard. French drs lead to lib. Walk to St Justyn, Buttonville P.S. & Unionville H.S. Call Sylvia Houghton* today, 905-947-9300. CH 201

VIEW THESE HOMES ON ROGERS CHANNEL 201

