

PHONE
640-2100
TODAY

Tribune

Classified Ads

The People's Marketplace
For Stouffville, Markham,
Uxbridge and District

REAL ESTATE

SHORT TERM FINANCING MAY BE YOUR SOLUTION



Introducing the "right buyer to the right home" is often only part of the Realtor's job — the other may be making it possible for him to buy it.

One frequent obstacle that could well block the sale unless remedied is a conflict on closing dates. It may work this way:

A buyer who has sold his home with a closing date in four months is captivated by another home he wishes to buy that answers his family's needs perfectly but has one catch — the seller must sell for valid reasons before the buyer will have his purchase money available.

The time lag may be two months, for instance, and unless the buyer can produce funds he may lose the chance to buy the home. The answer is often "interim financing" which an experienced Realtor can usually arrange for the buyer.

This is money advanced — perhaps by a bank — on a short term with interest computed daily. The buyer's equity in his present home is the loan security.

Properly handled with legal counsel, it could well prove to be the buyer's ideal solution.

FRED COOK REAL ESTATE LTD., REALTORS
16 Wellington E. — Markham — 294-2990

1. AGENT PROPERTIES

550 ACRE FEEDLOT
470 acres workable, slightly rolling land, barns for 500 head of cattle, 3 silos 30 x 80, 20 x 64, 12 x 32, and large bunker silo complete with unloaders and automatic feeding, large heated workshop, implement shed, nearly new 4 bedroom home with all the extras, second home has 3 bedrooms and conveniences.

100 ACRE MIXED FARM
Nearly all workable, self draining land, L-shape barn 40 x 60 by 48 x 53, pole barn 48 x 50, silo with unloader, implement shed, 8 room house with all conveniences.

320 NEARLY ALL WORKABLE
Tiled land, large steel L-shape barn with stanchions for 40 cows and pens serviced by stable cleaner, milk house, 55 can bulk cooler, silo 16 x 50 with unloader and auger feeder from silo, 8 room house with 2 baths and other conveniences, second barn is new steel 40 x 80, second house is brick with all conveniences.

300 ACRE BEEF SET-UP
All workable, slightly rolling land, 2 large barns, set up for 250 head of cattle, implement shed, 2 spring ponds, 7 room brick house with hot water heat and all other conveniences. Send for FREE Farm and Acreage Catalogue.

Don Hamilton Real Estate
LISTOWEL 291-3500

1. AGENT PROPERTIES

TWO one hundred acre farms, painted buildings, set up for pigs or beef, #1 barn 38x58 cemented yard, #2 40x70 impl. shed 32x42. Land all tiled, spring creek, #1 house 6 room brick FAO heating, two baths, fireplace, #2 house two bedrooms, conveniences, soil clay loam, rolling, 67 acres mixed bush. List H21.

150 acres soil Huron loam, 115 under cult. new steel barn 32x100 set up for sows, 31 farrowing pens, 5 crates 2 weaning pens, #2 bank barn 16 tie ups, balance loose pens, 8 room brick home, oil furnace, 4 pc. bath, full cellar. List H 22.

TWO farms, two houses, 350 acres, barn 100x160, second barn 80x60, 3rd barn stable cleaner, 275 workable, Palmerston-Harrison area. Price \$125,000. List H19.

150 acre dairy new steel barn 152 1/2 x 45, loose housing for 76 cows, 8 cow milking parlor, milk house, maternity calf pen, silo & unloader, liquid manure system, 7 room 1 1/2 storey brick home, modernized, 1 drilled well. List 10. We have others. Call Earl or Florence Groshaw 519-345-2783 eve. Days 338-3843. Write Box 249 - Harrison, Ont.

Bramalea Realty Ltd.
BROKER
Box 249 Harrison

\$14,800 Victorian style brick on 1 acre, treed setting, conveniences.

\$16,000 100 acres, close to town, hardtop road, old bldgs., springs, woods.

\$20,000 Original log house, 100 acres cropland, barn, close to No. 10.

\$24,900 Solid brick home, 100 acres, barn, maple woods, all conveniences.

\$29,900 200 acres, creek, interesting woods, trefoil grass, large barn, frame home with full bath, electric heating.

M. K. Hendry, REALTOR
Main St. Dundalk,
(519) 923-2812

1. AGENT PROPERTIES

Listings Needed
FOR HOUSES, FARMS, LAND & LOTS IN STOUFFVILLE & SURROUNDING AREA

John Nigh
Free Appraisals — No obligation. 44-11
Representing
John M. Baird REALTOR
Bus. 294-1431 Res. 640-1680

Professional Real Estate Appraisals
MIHOEAN & DAHL-JENSEN LIMITED
Realtor 39-14
297-1777 — 294-5666

PETER WALLEY LTD.

Real Estate Broker

Uxbridge area, 9 miles north, 150 acres, good buildings, productive land, river, springs, trees. Only \$85,000. Call Peter Walley 294-1158.

WILLIAM ST.
Stouffville 6 room 3 b.r. brick bungalow, attached garage, nice lot, just under construction, buy now and have your choice of decorating etc. hedged lot. Call Peter Walley 294-1158.

10 ACRES, VIEW, HOUSE
9 miles NE of Stouffville, new brick home, 2 car garage, about 1700 sq. ft. living area, just under construction. Call Peter Walley 294-1158.

STOUFFVILLE, large 4 bedroom home on corner lot with 2 car garage, paved drive and finished rec. room. Asking \$33,400. Call Sharon Brazier 294-1158 or 640-1632.

UXBRIDGE AREA
2 1/2 acres, some trees. Asking \$6,900. Call Sharon Brazier. 294-1158 or 640-1632.

Farms Farms Farms

300+ acres highly productive land, 200 acres under cultivation, 50 acres maple bush, unique 12 room brick home inc. fireplace, built-in china cabinet and all conveniences, large barn set up for dairy, stable cleaner, milk house, silo etc. Asking only \$200,000 per acre. For more information on farms and properties large or small with streams and ponds in Simcoe or Grey Clys., contact

John Rieger Real Estate

Cornfield Real Estate Ltd.

158 Huronaria St., Collingwood
Phone 705-445-5382 evenings 445-4848 (Free catalogues on request) 50-2

B. W. COULTER REAL ESTATE offers many high quality farms for sale in the Listowel area, dairy, beef and mixed farming operations, 100 to 300 acre setups. Priced as low as \$300 per acre with good buildings. For further information contact Albert or Elaine Carson, highway 85 west of Listowel 291-1395 representing B. W. COULTER REAL ESTATE BROKER.

NEARLY NEW — 4 BEDROOMS

Stouffville west end, storey brick and aluminum. Near plaza. Rear open view for miles. Separate living and dining rooms. Full basement with lots of rec. room potential, 1 1/2 baths. Asking \$32,900. Assume ar. 8% mortgage.
Call Bob Dart 640-2082

10 ACRE LOTS

Just North of Stouffville. We have several to choose from, all on good roads. All should qualify for immediate building permits. Prices starting at \$16,900 a low as \$4000 down. Details please call Lloyd Houghton, 640-2082.

TORONTO LINE 297-1270
STOUFFVILLE OFFICE
155 MAIN ST. W.

130 acres, 3 bedroom

frame home, bath, oil heating, large bank barn, 120 acres workable and 10 acres bush, good year round creek. There is also a 2 bedroom bungalow with bath, kitchen and living room. Asking \$49,500.

75 acres workable on 89 Hwy. immaculate 3 bedroom frame home, large bank barn 30x60 pigery, corner property. Asking \$26,900, and \$8,000 down, 7 percent mortgage.

C. Medwid, Real Estate Broker

111 Owen Sound Street, Shelburne, Ont.
Telephones: Res. 925-2668 Fax. 925-5122

1. AGENT PROPERTIES

Meaharg

STOUFFVILLE AREA!
1 1/2 acres, 3 bedroom home large living room, separate dining-room, beautifully decorated, plus large swimming pool. Real privacy! Only \$49,900. terms. Call: HARRISON SCHLICHTER

STREAM — HWY. 48!!
STOUFFVILLE area, 2 storey brick home, garage, barn, 105' frontage. Asking \$33,900. terms. Call: ROSS GALLO

STOUFFVILLE!!
\$22,900.00 west end, 2 storey frame home, 2 bedrooms, lg. living-room, 2 sunrooms, double garage, large lot. Act Now! Call: HARRISON SCHLICHTER

POND — 1 ACRE!!
STOUFFVILLE, custom built 8 room brick home, 2 fireplaces, 2 car garage. Barn suit 3 horses! Swimming pool. Only \$50,900.00 good terms. Call: ROSS GALLO

MT. ALBERT — 10 ACRES!
\$15,900.00 bush lot with everflowing bubbling stream. Call: HARRISON SCHLICHTER

COUNTRY ESTATE!!
STOUFFVILLE area, executive custom built: 9 room home, fireplace, 3 baths, hardwood floors, stream, nice view, 10 rolling acres, suit horses! \$79,500. terms. Call: ROSS GALLO

GORMLEY AREA!!
CENTURY 2 storey brick home, barn, apple orchard, 31 treed, rolling acres on good road. Excellent potential. Asking \$79,900. terms. Call: HARRISON SCHLICHTER

For these and others Call: Gerry Meaharg Ltd., Realtor 640-3131 297-2283

2. HOUSES FOR SALE

APPROVED HOMES
Before you build or buy, investigate approved Beaver Homes. Precision engineering methods are used to achieve true, square construction. The components are built under strict quality controls at a modern Beaver factory. All are architecturally designed to meet C.M.I.C. and V.I.A. specifications and there is a selection of over 10 homes and a custom design home service. Lot owners may require only \$200 down and prices for a new Beaver Home shell erected on your foundation begin at \$9111. Full colour Home Catalogue is only \$1.00 complete with details and floor plans. 35-25 BEAVER HOMES GEORGE H. WARREN 55 Kingsdown Dr. Scarborough, Ont. (416) 755-4026

2 bedroom home on a beautiful treed lot in the older part of town. Asking \$20,900. 640-3545.

2 storey brick home on 2 acres in Mount Albert. 5 bedrooms, 2 baths, kitchen, dining living room and den with underground garage. \$32,500. 473-2962.

MARKHAM — 5 ACRES

An older brick home, good buildings, ideal for horses, a really sound investment.

ONLY \$69,900.00

PHONE 294-5504

Geo. Riley Broker
Exclusive Agent

shealini

LARGE FAMILY HOME
In The Country
Seven room 1 1/2 storey w.c. decorated home, plus 2 car garage and lot 274 ft. x 26 ft. on highway 48 near Stouffville. If you like a country atmosphere, summer and winter recreation you should see this property. 30 minutes to down town metro. Asking \$45,900 with terms.
Call Cec. Hendricks 640-2082

\$18,500 — STOUFFVILLE

6 room frame, 2 storey house, in centre of town. Needs some decorating. Asking \$5000 down. Owner will take back mortgage.
Call Bob Dart 640-2082

6. FARMS FOR SALE, RENT & WANTED

FARM for sale, private, 200 acres, all workable, silo, 2 storey barn 78x58 with accommodation for 300 pigs and 45 sows, 10 room brick house, all conveniences. Also a nearby 95 acres, 65 workable with stream. Could be bought separately. 22 miles west of Wingham, 7 miles from Lake Huron, 2 1/2 miles from town. Call 519-395-5121, not Sundays.

FOR rent: pasture for 12 dairy heifers, plenty of grass, shade and water. M. Nighswander, phone 640-1536.

FARM for sale 400 acres clay loam, excellent for cash crop, 25 acres of bush and river, 2 houses, 1 four bedroom brick modernized, mature trees, 1 three bedroom m. stone house, over 11,000 sq. ft. of barn space, 4 drilled wells, tile drained, large gravel deposits, 1/2 mile off paved road, 20 miles northeast of London, \$400. per acre, would divide. Apply Charles Somerville, R.R. 6, St. Mary's, Ont. Ph. 1-519-229-6447. 51-2

6. VACATION PROPERTIES FOR SALE, RENT & WANTED

FOR rent 25 acres on 3rd Conc. Scott just north of Sandford Rd., suitable for corn only P. Barry 1-293-2507.

WINTERIZED cottage for sale \$16,800. 640-4589.

Q. How are gas grills installed?
A. A grill may be mounted on a permanent post set in cement with a below-ground gas line; on a pedestal base fastened to a patio or deck with gas connection below-ground; or on a portable cart with a flexible hose and quick connection to supply gas to the grill.

7. FINANCIAL & MORTGAGES, BUSINESS OPPORTUNITIES

MORTGAGES
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: 22-11

John M. Baird Ltd. Realtor
187 Wellington St. E., Markham Phone 294-1431
Member of Ontario Mortgage Brokers Association.

FOR sale prime first mortgage \$14,100 at 9%. Phone 610-2607.

Buying or selling, Tribune classified ads are your best bet.

1. AGENT PROPERTIES

Paul Saunders Real Estate Broker
Body shop and equipment. Adaptable 3 bedroom home in immaculate condition on 1 1/2 acres.

100 Acres rolling farm large two houses, large barn. Only \$60,000. To see these excellent buys call Ivy Pointer, 294-2466

FREE Catalogue on Farms, homes, cottages, lakes, vacation properties. Write Box 249 Harrison, Ont. BRAMALEA REALTY LTD. Real Estate Broker. 51-3

2. HOUSES FOR SALE

BEAVER

Before you build or buy, investigate approved Beaver Homes. Precision engineering methods are used to achieve true, square construction. The components are built under strict quality controls at a modern Beaver factory. All are architecturally designed to meet C.M.I.C. and V.I.A. specifications and there is a selection of over 10 homes and a custom design home service. Lot owners may require only \$200 down and prices for a new Beaver Home shell erected on your foundation begin at \$9111. Full colour Home Catalogue is only \$1.00 complete with details and floor plans. 35-25 BEAVER HOMES GEORGE H. WARREN 55 Kingsdown Dr. Scarborough, Ont. (416) 755-4026

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2 storey brick home on 2 acres in Mount Albert. 5 bedrooms, 2 baths, kitchen, dining living room and den with underground garage. \$32,500. 473-2962.

4. FARMS FOR SALE, RENT & WANTED

BEEF farm, Kawartha Lakes, Bobcaygeon area, 1 1/2 miles from Sturgeon Lake on Township road that extends to Lake, 100 acres, 90 acres tillable, 2 springs, 1 never failing, water piped into large L shaped barn which can accommodate 75 x 80 head, 2 storey 10 room brick dwelling in good repair with modern conveniences. Serviced by school buses. Full price \$9,800. Property can be subdivided if less acreage required and price adjusted. Reply Box 572 c/o the Tribune, Stouffville. 48-4

INTERESTED IN RELOCATING IN A PREDOMINANTLY AGRICULTURAL AREA?

Farms are available in the above areas. For details see suitable for dairy or mixed farming.
Example: 50 acres, 120 workable, set up for beef, close to village, 4 bedroom brick house — house and barn in immaculate condition. scenic location.
Contact: Luella R. Logan, Box 411 Palmston, Ont. Telephone 343-2041
Representing: HORACE A. WELLS, Realtor, Palmerston, Ont. Telephone 343-3333

PLENTY of pasture available. Lot 4, rear Concession 1, Uxbridge Twp. Phone 48-5732.

7. FINANCIAL & MORTGAGES, BUSINESS OPPORTUNITIES

MORTGAGES
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: 22-11

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FOR sale prime first mortgage \$14,100 at 9%. Phone 610-2607.

Buying or selling, Tribune classified ads are your best bet.

THIS TIME TRY NEIL PATRICK MOTORS LTD.

1969 PONTIAC PARISENNIE, 2-door hardtop, V8, automatic, power steering, power brakes, radio, whitewalls, wheel discs. Gold in color with contrasting black interior. Lic. #10258A\$2195.00

1969 CHRYSLER NEW YORKER, 4-door hardtop, V8, automatic, power steering, power brakes, radio, power door locks, power windows, whitewalls. Bronze in color with matching tan leather. A real luxury car at a bargain price. Lic. #11730A\$2595.00

1968 BUICK WILDCAT, 2-door hardtop, V8, automatic, power steering, power brakes, power windows, radio, whitewalls, wheel discs. Turquoise in color with black vinyl trim. Lic. #11729A\$1795.00

1966 CADILLAC SERAN DE VILLE, V8, automatic, air conditioning, power windows, power door locks, power seat plus all the convenience options. Green in color with black vinyl top. A true luxury car. Lic. #11711A\$1695.00

THIS WEEK SPECIALS UNCERTIFIED

1966 PONTIAC, 6 cylinder stick shift, good transportation. Lic. #N92260\$295.00

1963 FALCON, 2-door, Green in color. Lic. #N62282\$75.00

1961 CHEVROLET, 2-door, V8, automatic. Lic. #10683A\$195.00

1964 PONTIAC 4-door hardtop, V8, automatic, power steering, power brakes, radio, whitewalls. Blue in color. Lic. #476519\$395.00

1965 PONTIAC 4-door sedan, V8, automatic, radio. Excellent condition. Lic. #309209\$495.00

NEIL PATRICK MOTORS LTD.
MAIN WEST — STOUFFVILLE — PHONE 640 3450

MARKHAM VOLKSWAGEN



NEW CARS FROM \$2292 — 24 Hour Delivery NO DOWN PAYMENT — \$62.50 PER MO.

The Following Cars Are Fully Reconditioned With VW Or GW Warranty.

- 71 VW fastback lic. 6289A
- 70 VW 1500 lic. 477013
- 70 VW Deluxe lic. 5306A
- 39 VW Deluxe lic. 3009A
- 39 VW Deluxe lic. 4357A
- 38 VW Deluxe lic. 2289A
- 72 VW 1600 lic. 6120A
- 71 VW 411 4-door lic. N96007
- 70 VW Deluxe lic. 5245A
- 71 VW fastback lic. 37520A
- 70 M.G.B. CT lic. 363166
- 70 VW fastback, auto. lic. N98653
- 70 VW Stationwagon lic. X48060
- 69 VW Stationwagon lic. 42672A
- 69 VW Stationwagon lic. X48153
- 68 VW Convertible lic. 132700
- 71 Sebring Satellite lic. 379886
- 71 Toyota Coupe lic. 09184P
- 70 Toyota Stationwagon lic. X48137
- 67 Ford Ranchwagon lic. 32498X
- 71 VW Deluxe sunroof lic. 464981
- 71 VW Deluxe automatic lic. 5259A

AS IS SPECIALS

- 70 VW Deluxe lic. 271915 \$795
- 64 Volvo lic. 48589\$295
- 68 VW Deluxe lic. 616426 \$795
- 63 Chev. lic. 671651\$95
- 65 VW Deluxe lic. 17291A \$295
- 64 Pontiac lic. 524301\$295
- 64 VW Deluxe lic. 470523 \$195
- 63 Ford lic. 9485A\$95

HIGHWAY 7 — JUST WEST OF 48 — MARKHAM
TELEPHONE 294-4141 OR 297-2421



STOUFFVILLE — EAST END
Family bungalow on lot 59 ft. x 165 ft. All neatly fenced, in row of recently built homes. Owner moving. Asking \$31,500. Can arrange an 8 1/4% mortgage. Call Barbara Sibbick, 640-2082.



LIKE COUNTRY LIVING
Near Stouffville — See this neat family, 6 room home on large lot with plenty of room for the gardener or an excellent playground. Near school and shopping. Asking \$22,500 with terms. Call Lloyd Houghton, 640-2082.



CLAREMONT VILLAGE For Young Executive

1.87 acres of privacy is the setting for this immaculate 7 room country home. Surrounded by treed lawns and gardens, this home features an 18' x 14' living room, large picture windows overlooking countryside with the coziness of a stone log burning fireplace, large family kitchen plus den, a family room with open fireplace, completely paneled — attached garage and tool shed, with screened patio overlooking rear garden. Owner has bought farm at Dunsford — Must sell — Asking \$41,900 — Mortgage money available. Airport, has no interest in this property. Call Vern Griffin.

SCENIC 63 ACRES

Uxbridge area — corner farm; one of the most scenic settings, 8 room farm home in good repair, overlooking paddocks and large pond, opportunity for large lake adjacent to house, excellent barn for cattle or horses. This property is a real show farm potential. Asking \$75,000 — Down payment about 1/2 cash. Call Vern Griffin.

PICKEN & MASON LIMITED REALTOR
Markham — 294-5151 or 297-3663

USE TRIBUNE CLASSIFIED ADS

90% Mortgage Loans

Authorized Representatives
Central Covenants Limited
Mortgage Insurance Co. of Canada

• To 90% of value as low as 9 %
• Cottage, ski chalets, summer homes from 10 %
• Rural residential from 9 1/2 %
• Second mortgage loans city and rural from 11 %

Markham 294-1372



Mill Race Apartments in Uxbridge

Live in a special world of comfort at

Spacious suites for adults with the gentle, even warmth of electric heating. Rich, thick broadloom on every floor. Wide balconies overlooking the landscaped, generous grounds. Bachelor, one- and two bedroom apartments available. Fully equipped all-electric kitchens.

Come and see Mill Race Apartments for yourself. For appointment and rental information call: Fred Cook Real Estate

297-2207 • 852-6001 • 294-2990 •

MILL RACE APARTMENTS
Mill Street in Uxbridge.
Built by Michael Wade Construction Ltd.

