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WOW! 93 NELKYDD LANE, UXBRIDGE Elizabeth Murray - Sutton Group Town & Country Realty Ltd., 905-717-6186
OPEN HOUSE - SAT. 4:00 TO 5:30 PM

PRIME UXBRIDGE LOCATION WITH THE "WOW" FACTOR \$759,900.00

STUNNING 3 BEDRM. 2 STOREY, 2 CAR GAR.

Backs onto Treed area of Foxridge Golf Course Upgraded inside and out. Master Bedrm. w/added lounging deck off upper floor master bedroom; Newer S/S kitchen appliances; Granite, Hardwood, Custom built garden shed; partially finished bsmt.



UPPER DECK OFF OF MASTER BEDROOM
Overlooks treed/bush area on FOXRIDGE GOLF

3 crucial carbon monoxide safety tips

Safety is a top priority for homeowners, yet many fail to adhere to some of the most basic home safety rules. Scott McGillivray, host of HGTV's popular show Income Property says he is always shocked when people seem more concerned about the speed of their Internet connection or their TV program bundles than their smoke and carbon monoxide alarms.

"One enhances your life, the other can save it," McGillivray says. "It is not acceptable for anyone, whether they rent out an income suite or not, to compromise fire or CO safety."

Here are Scott's top three safety reminders:

1. Install a smoke alarm on every floor of your home and outside all sleeping areas. It is now law in Ontario, as well, that you must install a CO alarm (or combination smoke/CO alarm) outside sleeping areas if your home has any potential source of the deadly gas.
2. Test alarms monthly. However, understand that if the alarm sounds it is just confirming power is getting to the unit and the circuitry is working. It does not confirm that an alarm's sensor is functioning at an optimal level.
3. Smoke and CO alarms do not last forever. Check the age of all alarms. Replace smoke alarms that are over 10 years old and CO alarms manufactured prior to 2009.

McGillivray points out that he only installs Kidde hardwired combination smoke/CO alarms in his



renovations. He looks for alarms with advanced sensors and a sealed 10-year battery for back up in case of a power failure, like the ones from Kidde.

"By never having to change batteries these worry-free alarms save you money," he says. "And the alarms also last 10 years from the time of installation. That's priceless peace of mind."

More safety tips can be found at www.scottemcgillivray.com.

— www.newscanada.com

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Sylvia receiving her award for #6 in Canada for 2015



AWARDS NIGHT - FEB 2016
Century 21 Leading Edge is #1 firm in all of Canada for 2015

HOME OF THE WEEK

OPEN HOUSE SUN 2-4PM



FOR SALE

50 FONTHILL BLVD, UNIONVILLE

Unionville, Mins. To Main St., Art Gallery, Too good Pond. Unbelievable Custom Built Home, Brand New. Approx 4000 Sq. Ft. Of Luxury. Very High End Finishes. 20' Ceilings Great Rm, 10' Main, 9' 2nd Flr, 14 Skylights, 4 Fireplaces, Triple Car Garage!

\$3,289,000

HOME OF THE WEEK



FOR SALE

4 JONQUIL CRESCENT, MARKHAM

Absolutely Stunning Custom Built Home With Approx 7000 Sq. Ft. Of Living Space. Luxury Finishes On An Impressive 66 x 190 Sq. Ft. Lot. Seeing Is Believing. One of a kind, professionally finished lower level with separate entrance and nanny's quarters with 3 walk outs to massive rear yard. Decor by Monaco Interiors. Main floor bedroom.

\$2,899,000

HOT OFF THE PRESS



COMING SOON

297 SUNSET BLVD, STOUFFVILLE

One of a kind fabulous Side Split, over \$150,000 in upgrades. Premium Lot. Mins to new French Immersion School. 3 Fireplaces, Open Concept. Unbelievable Master Ensuite. Prof. finish Lower Level with separate entrance to garage.

\$798,000

JAMES McCULLOUGH ROAD, STOUFFVILLE

First time buyers dream, semi approx. 1500 sq ft of luxury built by Starlane. Largest lot in neighbourhood, bright beautiful kitchen, professionally landscaped. New stone walkway front and back. Mins to schools & parks.

FOR SALE



219 SECOND STREET, STOUFFVILLE

Unbelievable Century Home. Definitely One Of A Kind In The Heart Of Beautiful Downtown Stouffville. Huge Front Porch. Extra Lot At Back Approx 33' X 50.38'. Parking For 6 Cars In Driveway. Home Totally Renovated.

\$1,149,000

FOR SALE



53 TORONTO STREET, UXBRIDGE

Fantastic Opportunity To Own This Gem Of A Property! This Is A SALE LEASEBACK Opportunity With The "Property Only". 8,000 Sq. Ft. Building Totally Restored On **\$1,325,000** Approximately 1/2 Acre Of Property.

HOT OFF THE PRESS



121 WALES AVENUE, MARKHAM

3 Storey 4 Bedroom Townhome, Highway 48 & 16th. Fabulous location, walk to Go Train, Shops, Markham. Very affordable Townhome with finished Rec Room. One of the largest Townhomes in the Complex. Gate to Wales Ave in Back Garden.

\$314,900

OPEN HOUSE SUN 2-4PM



FOR SALE

68 MAIN STREET N, MARKHAM #315

Live on Main Street, Markham in this incredible lifestyle. Brand new condos with first class finishes.
#315 BACHELOR 488 SF \$262,990

OPEN HOUSE SUN 2-4PM



FOR SALE

68 MAIN STREET N, MARKHAM #614

Live on Main Street, Markham in this incredible lifestyle. Brand new condos with first class finishes.
#614 2 BEDS + DEN 1060 SF \$689,990

FOR LEASE



157 MAIN STREET, #203, UNIONVILLE

Amazing 2nd flr space on historic Main St. Unionville. Walk to Cafes, Toogood Pond and Galleries. Space Fronts onto Main St. Approx 1400 Sq. Ft. Newly renovated. Presently used as a Spa with 4 separate rooms.
\$22 SF + \$8 TMI + UTILITIES