

# YOUR HOUSE YOUR HOME

A WEEKLY GUIDE TO CENTRAL ALBERTA REAL ESTATE | JUNE 9, 2017

Central Alberta's  
**OPEN HOUSE  
LISTINGS**  
inside

**91 Blindman Ridge,  
Red Deer County**

Check out this  
**4 BEDROOM, 2 BATH ACREAGE**  
Between Red Deer & Sylvan Lake.  
4.25 Private Acres

**\$549,900**

*For further info on this multiple listing service home,  
see page 11 or contact a member of the Red Deer Real Estate Board.*



View our complete publication ONLINE at [www.yourhouseyourhome.com](http://www.yourhouseyourhome.com)





**Network Realty Corp. 403-346-8900**  
**3608-50 Ave www.networkrealtycorp.ca**



**NORM JENSEN**  
 403.346.8900



**ONLY \$294,900!**

**In Clearview Meadows!**  
 4 Bdrms, 3 Bths,  
 24x24 Detached Garage  
 & RV Parking!



**CLOSE LOCATION!!!**

**OPEN HOUSE SUN. JUNE 11 2-4 PM**  
**27 RUTAN CLOSE**  
 Great family home in Rosedale  
 Meadows! 5 Bdrms, 3 Bths,  
 Gas Fireplace, In-floor Heat,  
 B/I Vac & 3 Tier Deck.



**LOCATION! LOCATION! MORRISROE!**

Fully finished 4 Level Split  
 in a Great Neighborhood! 3  
 Bdrms, 3 Bths, Patio, Deck,  
 Huge Yard & Det. Garage!



**GULL LAKE RECREATION!**

Cozy Bungalow on  
**HUGE 100x225 lot!**  
 Close to Gull Lake.



**IN MORNING MEADOWS, PONOKA**

**Great Building Site! 6**  
**acres with drilled well and**  
**power. Gas to Property Line.**  
**Ready for your Dream Home!**



**Alex Wilkinson**  
 Follow or contact me on

403-318-3627



**OPEN HOUSE SAT JUNE 10, 2-4 PM**  
**96 OAKWOOD CLOSE**

**\$874,000** 3D Tour now available! Immaculate  
 custom built 2 storey walkout backing onto  
 green space! **Call Alex to view!**



**5702 SOUTH ST, BLACKFALDS**

Over 3 acres on the edge of Blackfalds offers triple grg,  
 custom deck & entertainment area. Interior features  
 inc theater room, cozy European F/P with stunning  
 views from the deck!



**UNIT 227-260 DUSTON ST**

**\$179,900** Move in ready 1 bedroom condo on the sec-  
 ond floor. Comes with 2 parking stalls. 1 is heated and  
 underground. Clean, tidy and ready to go. **Call Alex!**



**2414 - 12B IRONSIDE ST**

Top floor 2 bedroom, 2 bath condo. Lots of  
 space, great views. Corner fireplace and 1  
 underground heated parking stall make this  
 the place to be. **Call Alex!**



**49 CYPRUS ROAD BLACKFALDS**

**\$529,000** Wow! 3D Tour now online - fabulous  
 former showhome boasts 2 storey fully fin-  
 ished with all the upgrades you would expect!  
 Oversized att Garages **Call Alex to view!**



**23 NEWCOMBE CRESCENT**

**\$324,500** Large pie lot facing green  
 space. 3 Bedrooms up with det double  
 garage makes this a great family home!  
**Call Alex to view!**



**39215 RANGE RD 284**

3D Tour Coming Soon! Gorgeous Custom built  
 large fully fin'd 2 storey walkout acreage mins to  
 Red Deer or Sylvan Lake. Custom home features  
 huge att'd garage, 4 bdrms, 5 baths & much more



**Les Anderson**  
 403.350.1932



**NEW LISTING!**

Great value on this 1190 sq ft fully  
 developed bungalow. Open plan, main  
 floor laundry, fireplace in family room  
 downstairs, hot tub, double garage.  
**\$299,900**



**NEW CANADA WEST**

1,917 sq. ft. fully developed 4 bedroom, 4  
 bath, plus bonus room. Absolutely stunning  
 open plan. Chef like kitchen with quartz  
 countertops, huge island, and 6 appliances.  
 Check out the beautiful ensuite. Priced at  
**\$539,900**



**NEW CANADA WEST**

3 beds, 1224 sq. ft. bi level. Unique spaci-  
 ous open plan. Gorgeous kitchen, lots of  
 maple cabinets, pantry, 4 ss appliances plus  
 washer & dryer, Gas FP. Kitchen opens to  
 large great room. South facing backyard.  
**\$359,900**



**ON A CLOSE**

Stunning fully dev'd 2 storey on a quiet green close  
 in prestigious Laredo! Avalon built with upgrades be-  
 yond compare! 4 bed, 4 baths, open plan. Spacious  
 kitchen, quartz countertops. Top line SS appliances,  
 A/C, vinyl fence, and best of all, 26x26 att'd garage.  
**\$614,900**



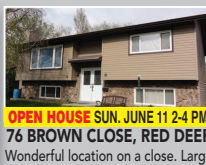
**NEW LISTING!**

Wow, this exceptional home on a Deer Park Close  
 has it all! The upgrades are endless! Huge kitchen,  
 totally remodeled, 5 bdrms, master B.R., & is spa-  
 cious with a spa like ensuite. Huge pie lot & even  
 an extra garage in back. **\$714,900**

**CALL LES AT 350-1932 TO VIEW, OR FOR MORE INFORMATION ON THESE LISTINGS!**



**Doug Wagar**  
 403.304.2747



**OPEN HOUSE SUN. JUNE 11 2-4 PM**

**76 BROWN CLOSE, RED DEER**  
 Wonderful location on a close. Large  
 treed lot, fixer upper with may  
 upgrades completed. **\$288,500**



**DEER PARK VALUE**

Fully dev'd walkout, 4 beds,  
 3 baths & office. 2 FP's.  
 Priced to sell at **\$409,900**



**DRIVE A LITTLE, SAVE A LOT.**

Eckville 1258 sq ft bungalow.  
 134x115 lot. Quick possession!  
 Affordable living at **\$219,900**



**DELBURNE**

1994 Triple E on it's own  
 lot. Backing onto park!  
**\$119,900**



**SYLVAN LAKE**

1400 sq ft, 3 beds, 3 baths.  
 Double attached garage!  
**\$510,000**

**FOR A FREE MARKET EVALUATION, CALL DOUG WAGAR AT 403.304.2747**

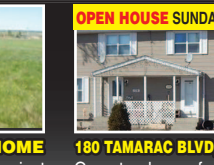


**Bob Gummow**  
 403-598-7913



**BUILD YOUR DREAM HOME**

On 4 acres with great views, just  
 off hwy 2a between Penhold and  
 Innisfail. Call Bob! CA0107432



**OPEN HOUSE SUNDAY JUNE 11, 2-4 PM**

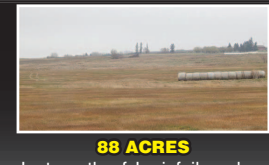
**180 TAMARAC BLVD, SPRINGBROOK**

Great place for your kids,  
 Hardwood, large back yard to  
 raise kids, 4 bdrm. **\$234,900** Call  
 Bob! CA0102149



**4 STANLEY CRESCENT**

A very well kept bungalow in Sunnybrook,  
 5 bdrms, hardwood, great front and back  
 yards. 21'x23' garage. **\$329,900** Call  
 Bob! CA0106262



**88 ACRES**

Just north of Innisfail on hwy  
 2A, Great place to build a home.  
**\$485,900** Call Bob! CA0095244

**CALL BOB FOR A FREE EVALUATION! www.bobgummow.net**



**Network Realty Corp. 403-346-8900**  
**3608-50 Ave www.networkrealtycorp.ca**

**Check Out My Website - geraldlore.ca - or call (403) 872-4505**

**Take a 360° 3D Tour!**



**Gerald Doré**  
**403.872.4505**



**56 HERMARY ST.**  
 Almost fully reno'd - stunning 4 level split. A total "wow" factor as soon as you enter. Park-like, private back yard retreat!  
**MLS#CA0107444**  
**Only \$312,900**

**OPEN HOUSE SUN. JUNE 11, 1-3 PM**



**19 VOISIN CLOSE**  
 1520 sq. ft. bungalow 3 beds, 3 baths, loaded with features, triple heated garage  
**MLS#CA0106317**  
**\$719,900**

**OPEN HOUSE SAT. JUNE 10, 1-3 PM**



**163 DORAN CRES.**  
 Adult 1/2 Duplex! 1216 sq. ft. 4 beds, 3 baths, bi-level - w dbl att. garage, MF laundry, spotless & ready to move in!  
**MLS#CA0103972**  
**Only \$349,900**

**OPEN HOUSE SUN. JUNE 11, 2-4 PM**

**#28 - 20 JACOBS CL.**  
 Why pay rent? Spotless, 930 sq. ft. townhouse. 2 beds, 1 bath, in suite laundry, west exp. on green space, awesome starter!  
**MLS#CA0104624**  
**Only \$175,000**

**132 & 140 BOWMAN CIRCLE**  
 2013 2 duplexes (up/down), 2 beds, 2 baths, great revenue properties priced to sell  
**MLS#s CA0099307 and CA0099308** each  
**Only \$389,900!**

**RR 260**  
 6.3 Acres near Ponoka & Morningside 1700 sq.ft bungalow 6 beds, 4 baths, loaded with features, fantastic horse property!  
**MLS#CA0099744**  
**Only \$699,900**

**26 LAWSON CL.**  
 1968 sq.ft. 2 storey, 5 beds, 4 baths, walkout, in/floor heat, bonus room.  
**MLS#CA0102577**  
**\$549,900**

**#111 - 6118 53 AVE.**  
 Montfort Heights 1272 sq. ft. 2 beds, 2 baths, tiled parking, bright southern exposure!  
**MLS#CA104119**  
**Only \$299,900**

**6210 53 AVENUE**  
 Adult Duplex with all the amenities 3 beds, 3 baths, main laundry, open plan, dbl. gar  
**MLS#CA0108118**  
**Only \$399,900!**

**135 ADDINGTON DR.**  
 1388 sq. ft. bungalow in Anders, 3 beds, 3 baths, hardwood, 2 gas f/p, dbl. garage  
**MLS#CA0101031**  
**\$449,900**

**11 PARKLAND PLACE**  
 Cedar log cabin near mins to beach/marina at Parkland Beach. 1139 sq. ft. 3 beds, 1 bath, full concrete bsmt., south-yard  
**MLS#CA0106319**  
**Only \$424,900**

**#703 5220 50A AVE SYLVAN LAKE**  
 2 beds, 2 baths, gas f/p, walking distance to golf and beach!  
**MLS#CA0106343**  
**\$185,000**

**43 HERITAGE DR. LACOMBE • REDUCED**  
 2350 sq. ft. 4 level split- amazing family home with many renos. too many features to list. Price to Sell!  
**MLS#CA0098540**  
**Only \$399,900**

**YOUR HOUSE YOUR HOME**

Central Alberta's  
**OPEN HOUSE LISTINGS**  
 Center Pages

**AD COPY DEADLINE:**  
**Mondays at Noon**

**AD PROOFING DEADLINE:**  
**Tuesdays at 2:00 pm**

**LONG WEEKEND DEADLINES:**  
 Ad copy deadline: Fridays at 4 pm,  
 Ad proofing deadline: Tuesdays at 2 pm

**CALL JAMIE AT**

**403-309-5451**

**for your advertising needs!**





# ROYAL CARPET REALTY LTD.



**BRAD  
GRANLUND  
BROKER**



**NADINE  
MARCHAND**



**NICOLE  
DUSHANEK**

**403-342-7700**

SERVING RED DEER  
FOR 40 YEARS

[www.rcrrealestate.com](http://www.rcrrealestate.com)



## PENHOLD

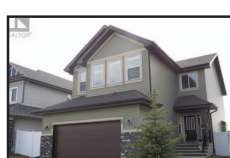
Immediate possession on brand new townhouse. 3 bedroom, 2 full baths stainless steel appliances, landscaped yard with vinyl fencing **\$258,900**  
**Call BRAD GRANLUND 342-7700**



**BUY THIS ULTRA MODERN SHOWHOME!** African mahogany cabinets, granite countertops, Miele appliances, glass railing, white oak Chardonnay hardwood flooring Plus so much more! **\$519,900.**  
**Call BRAD GRANLUND 342-7700.**



**AFFORDABLE LAKE LIVING BRAND NEW CABIN,** 1/2km from village of pigeon lake, only 1.5 hr to red deer, 2 bdrm cabin with supersized attached garage for your beach toys! Great price of **\$299,900**  
**CALL NICOLE 342-7700.**



**HUGE FAMILY HOME** Backs onto greenspace – 2333 sq. ft., 4 bdrms up + bonus room, hardwood, granite flooring, 5 pce ensuite, basement undeveloped. **\$579,800** **CALL BRAD GRANLUND 342-7700.**



## KENTWOOD

Fully finished 4 bdrm/2 bath bilevel. Recent upgrades include cabinets, flooring upstairs, bathroom, paint, roof & siding. RV parking. **\$299,900** **CALL NADINE 342-7700.**



## 2 STOREY SHOWHOME

Move in Now!! 3 bdrm, 3 bath modern beauty, w/family room, micro office & loaded with extras! **\$599,900.**  
**CALL NICOLE 342-7700.**



**BRAND NEW** 1151 sq. ft., 3 bdrm, 2 bath bi-level in Blackfalds. Stainless steel appliance pkg, 10 year new home warranty. **\$309,900** **CALL BRAD GRANLUND 342-7700.**



## 2 GARAGES!

Executive home on a huge pie lot with 4 bedrooms, and 5 baths, in a great location on trail system. Upgraded throughout. **\$1,079,900**  
**CALL BRAD GRANLUND 342-7700.**



**HUGE PIE LOT** On close near school. 5 bdrm/3 bathroom fully finished newer home in mature location. **\$349,900**  
**CALL NADINE 342-7700.**



**LOCATION LOCATION!** 80 acres just 5 mins south of Red Deer. 1893 sq ft Bungalow + loft. 3 bedrooms/3 baths. Detached shop, mountain view. Call for information package **\$1,649,000**  
**CALL NADINE 342-7700.**



**RED DEER** Brand new 3 bdrm, 2.5 bath 2 storey, in Laredo, maple cabinets, new floor plan & huge verandah! **\$354,900**  
**CALL NICOLE 342-7700.**



## WALKOUT BUNGALOW

Backing onto greenspace. 4 bedrooms/3 bathrooms, attached garage. **\$389,900.**  
**CALL BRAD GRANLUND 342-7700.**



**3 BDRM, 2 BATH 2 STOREY** In Vista's w/south facing back yard. Stainless appliances, quartz countertops, basement undeveloped. **\$454,900** **CALL BRAD GRANLUND 342-7700.**



**LEGAL SUITE** Garden Heights 1188 sq ft bilevel with 3 bdrm, 2 bath main floor suite with 22x26 att'd garage & 2 bdrm, 1 bath basement suite. **\$529,900.**  
**Call BRAD GRANLUND 342-7700.**

## EXCITING OPPORTUNITIES!

### CHECK OUT THESE HOMES THIS WEEKEND!



## OPEN HOUSE SAT., 1-3 PM

**27 HEALEY CLOSE, PENHOLD TRIPLE GARAGE** Opportunity to Own a BRAND NEW 2 bdrm, 2 bath home, corner lot on a close, soaker tub, fireplace, laminate, & HUGE TRIPLE ATTACHED GARAGE. New price of **\$419,900**  
**CALL NICOLE 342-7700.**



## OPEN HOUSE SUN, 1-3 PM

**#69 39026 RR 275 LINN VALLEY 1.0 ACRE LINN VALLEY** 1690 sq ft renovated bungalow with 30x22 detached garage. **\$499,900** **CALL NADINE 342-7700.**

For more info on our listings, check out  
[www.rcrrealestate.com](http://www.rcrrealestate.com)



## Tips for safe home grilling

Millions of grilling enthusiasts take to their backyards each year to cook delicious foods over an open flame. Grilling is embedded in the history of many cultures, and to this day many people feel nothing beats the savory flavor characteristic of grilled meats, poultry, seafood, and vegetables.

Although many people safely enjoy outdoor barbecues every day, accidents can happen. Many grilling accidents can be prevented with some safety precautions and a little common sense.

When grilling, place the grill in a safe location. Grills should be at least 10 feet away from the house when they are in use. Also, keep the grill away from wooden overhangs or other structures attached to the house, such as garages and porches.

Before using a gas grill, inspect it to make sure there are no gas leaks. Ensure hoses are properly connected and that the grill looks in good repair.

Use propane and charcoal grills outdoors only. Never bring such grills into your house, even if it seems like there is ample ventilation. Potentially fatal carbon monoxide can build up quickly.

Keep children and pets away from the grill area. Grills can be knocked over easily, and kids and pets may burn themselves if they bump into a hot grill.

Clean the grill regularly. Grease and fat buildup forms in the tray below the grill and can be quite flammable. By brushing off the grates after each use and periodically removing food and grease buildup, you can prevent flare-ups that may ignite the grill.

Always tend the grill while cooking. Walking away for even a minute may lead to accidents.

Store unused propane tanks upright at all times to prevent leakage. Keep them outdoors and beyond the reach of children. Never smoke near propane cylinders and never move a lit grill.

Keep a fire extinguisher handy in the event of a flare-up. A hose may not prove effective on a grease fire. It's also important to emphasize food safety when grilling. Invest in a food thermometer so you can test the internal temperature of foods and prevent foodborne illnesses.

Grilling is a great and flavorful way to cook. But safety must remain a priority when grilling.



### Bett Portelance 403-307-5581



**#435, 6 MICHENER BLVD**

943 SQ. FT CONDO  
1 BDR, PLUS DEN, 2 BATH  
HEATED UNDERGROUND PARKING



**94 KIDD CLOSE**

SATURDAY, JUNE 10, 1-3 PM

1050 SQ. FT BI-LEVEL  
3 BDR, 3 BATH, ATTACHED GARAGE



**20 LUNDBERG CRESCENT**

SUNDAY, JUNE 11, 1-3 PM

1764 SQ. FT 2 STOREY  
4 BDR, 4 BATH, ATTACHED GARAGE

**HELPING YOU MAKE  
THE RIGHT MOVE**

**bett.portelance@century21.ca**  
**www.BettPortelance.com**



### Advantage 21 photos of every property

### Parkland Mall, Red Deer



**Bob  
Wing**  
**403-391-3583**



**\$319,900**

**119 Barrett Drive**  
OPEN, SPACIOUS FLOOR PLAN!  
Demo-ed walls, large windows  
and warm, oak woodwork  
offer a sense of charm - with  
lots of natural light!



**Sat. June 10, 1-3 pm**

**\$279,900**

**54 Grant St.**  
GORGEOUS RENO IN GLENDALE!  
Lots of extras in this 4 bdrm,  
2 bath beauty, both inside  
& out. Impressive deck!  
Fabulous kitchen!



**NOW \$185,000!**

**1310 Lucina St.**  
UPDATED PENHOLD STARTER!  
Large eat-in kitchen, open  
plan, 2 beds, 2 baths, fenced  
yard, RV parking, central AC,  
perfect for a retired couple!



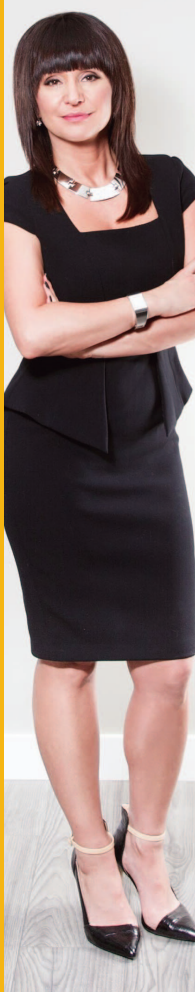
**Sat. June 10, 3-4 pm**

**NOW \$124,900!**

**601, 4719 - 33 St.**  
CLOSE TO RED DEER COLLEGE!  
Affordable 3 bdrm  
townhouse, 4 appliances,  
2 parking stalls, near Kin  
Canyon and quick possession.

**For details - call or text BOB WING today! (403)391-3583**

Century 21 Advantage

**Smarter, Bolder, Faster**

**Asha Chimiuk**  
403-597-0795

**223, 6 Michener Blvd.**

Welcome to Sierras in Michener Hill! Adult condo complex with long list of amenities: hot tub, library, exercise room, games room, Party room, Patio, gazebo and more to enjoy! 1 bedroom, den and bathroom with walk in shower. Upgraded unit with gorgeous, modern kitchen to enjoy! Underground parking & storage!

**19 Ratcliffe Street**

Fantastic neighbourhood, south facing lot, attached garage! Are you looking for a nice bungalow with open floor plan 4 bedrooms and 3 bathrooms? Look no more and check this out! Granite counter tops, Renaii water heater, wet bar, 2 covered decks, shed- those are only few things this house has to offer. Check website for more details.

**159 Kirtan Close**

A perfect family home on a quiet close, close to a large park! 5 bdrms & 3 baths. The open floor plan & large rec room are perfect for entertaining! Pie shaped yard has a good sized deck & patio perfect for a fire pit. Decorative curves were added to spruce up the look of the front of the house. Elegant bsmt was recently fin'd incl a stylish bath for you to enjoy! Full appliance package included!

**4276 Westbrooke Road**

Beautiful 1.5 story home located close to Abbey Centre in Blackfalds with a super sized green space behind. Enjoy sun and your summer barbecues on 2 tiered deck! Green drop will take care of your lawn until september!! 4 bedrooms, Office and 4 bathrooms will fit a large family! Full and upgraded appliance package, new roof & hot water tank! Long list of upgrades! Place it on your list to see Today!

**201, 3505-51 Ave**

Looking for a carefree style of living, something modern & stylish that doesn't require any renovations? Check out this condo in the perfect downtown location! 2 bdrms, 2 baths, your own laundry room in-suite, large front entry, walk in closet, & a west-facing balcony! Upgrades include: AC, under ground parking, granite counter tops & stylish finishings- perfect for a professional working at the hospital! Call Today for details!

**Lot in Gull Lake Area**

2.87 Acres just east of Gull Lake surrounded by newer subdivisions. Only minutes from the lake. At the end of the close, with gas and power on the road. Nice flat site bordered by mature trees to the south and farm land to the east. Priced to sell at \$114990! Don't hesitate, call today!

**Gorgeous Acreage**

Only 10 km from Innisfail! 2001 Year old 2100 sq. ft. majestic 2 storey! Long list of upgrades in this home! 4 bedrooms 3 bathrooms, walk out basement, almost 16 acres, 2 detached double, garages- sold as is, shop frame, traveled driveway. Privacy, beautiful views and serenity surrounds it all! Don't miss it! Call Today!

**37 MacFarlane Avenue**

Nicely updated outside 4 level split! Newer: shingles, siding, windows! Nice and clean, move in ready home is situated on good sized back yard that features double detached garage, shed and deck. 5 bedrooms and 3 updated bathrooms. This quiet and mature Ave in Morrisroe is a great place to raise your family! Call today for more details!

**13 Pembroke Court**

Impressive, modified 2 storey located in Pinnacle in Blackfalds! Shows like brand new! No hustle needed to finish the landscaping & bsmt, as everything is already done for you! This move in ready house has everything that a buyer desires on the list: walk out bsmt, pie shaped lot, in floor heat, 3 bdrms on one level, laundry room up, plus more. Stylish & modern decor throughout. Don't miss this one. Add it to your shopping list today!

**#8 Iron Wolf Court**

In a quiet close in desirable Iron Wolf area is located this well designed bilevel. It features 3 bdrms & 2 baths on the MF & 2 bdrms & 1 bath open for development & already framed in the bsmt. Lge reversed pie shaped lot will accommodate all your needs. Garage parking pad for that 5th wheel or trampoline. It is fully fenced & has a nice deck at the back. Call for details Today!

**48 Arthur Close**

Welcome to Aspen Ridge! Are you looking for a duplex in one of the most sought after doth neighbourhoods in Red Deer? Stop here and look no more! This place has it all! Garage, large lot for duplex facing W, shed, 3 bdrms on one level and 3 baths - one on each floor. It is fully finished with upgraded stainless steel appliances and AC for your convenience! Call Today to book your private showing!

**23 Martin Close**

Totally reno'd home with 2 kitchens up & down on a mature lot in desirable Morrisroe! Good price for a home that has so much to offer! Lge mature yard facing south features a large garden area (was previously a pool), deck, mature trees, & all the privacy you need, as there are no neighbours behind! Home was reno'd in a modern style, & some walls were opened to give you the room you need for your family to grow. There is an att'd single garage with a parking pad at the front, & walk out doors at the back with access to a guest suite. Call for details today!



Check for 21 Photos & Videos at [www.ashachimiuk.com](http://www.ashachimiuk.com)  
[www.Asha.Chimiuk.RealtyFanPage.com](http://www.Asha.Chimiuk.RealtyFanPage.com)

# YOUR HOUSE YOUR HOME

To advertise call **Jamie** at **403-309-5451**

Central Alberta's  
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See **21 Photos** at [www.brendabowness.com](http://www.brendabowness.com)



**SAT JUNE-10, 2-4 P.M.**  
**FAMILY FRIENDLY HOME,**  
**PREMIUM LOCATION!**  
 4 Bedroom, 4 Bath  
 1,741 Sq.Ft. Two Storey  
**\$429,900**

[www.6asmundsenclouse.com](http://www.6asmundsenclouse.com)



**PENHOLD**  
**GORGEOUS FULLY FINISHED**  
**HOME, EXCELLENT LOCATION!**  
 4 Bedroom, 4 Bath  
 1,746 Sq.Ft. 2 Storey  
**\$499,900**

[www.17hendersonclouse.com](http://www.17hendersonclouse.com)



**INNISFAIL**  
**CLOSE TO**  
**GOLF COURSE!**  
 2 Bedroom, 3 Bath  
 1,394 Sq.Ft. Half Duplex  
**\$339,900**

[www.6404-elmwoodway.com](http://www.6404-elmwoodway.com)



**NEW LISTING**  
**BEAUTIFUL HOME BACKING**  
**ONTO WALKING PATHS!**  
 5 Bedroom, 3 Bath  
 1,383 Sq.Ft. Raised Bungalow  
**\$499,900**

[www.30ingramclouse.com](http://www.30ingramclouse.com)



**IMMEDIATE POSSESSION,**  
**UNIQUE OPPORTUNITY!**  
 3 Bedroom, 2 Bath  
 1,278 Sq.Ft. Condo Apartment  
**\$169,900**

#111, 80A Kellaway Crescent



**NEW LISTING**  
**THIS HOME HAS IT ALL!**  
 5 Bedroom, 3 Bath  
 1,376 Sq.Ft. Walkout  
 Bungalow  
**\$474,900**

[www.36illingworthclouse.com](http://www.36illingworthclouse.com)



**SAT JUNE-10, 1-3 P.M.**  
**LOVINGLY CARED FOR**  
**HOME, QUIET CLOSE!**  
 3 Bedroom, 3 Bath  
 1,050 Sq.Ft. Bi-Level  
**\$349,900**

[www.94kiddclouse.com](http://www.94kiddclouse.com)



**PRISTINE FULLY FINISHED**  
**HOME, CLOSE TO SCHOOL!**  
 5 Bedroom, 4 Bath  
 1,235 Sq.Ft. Two Storey  
**\$569,900**

[www.78truantcrescent.com](http://www.78truantcrescent.com)



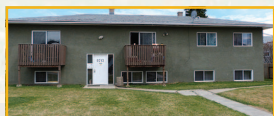
**PEACEFUL COUNTRY**  
**LIVING, GREAT LOCATION!**  
 3 Bedroom, 3 Bath  
 2,229 Sq.Ft. Two Storey  
**\$569,900**

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# OPEN HOUSE

## CENTRAL ALBERTA'S OPEN HOUSE LISTINGS

### SATURDAY, JUNE 10

### RED DEER

65 Larsen Crescent.....	1:00 – 3:00 pm	Kim Fox	RE/MAX.....	506-7552	\$460,000	Lonsdale
231 Davison Drive.....	1:00 – 3:00 pm	Allan Melbourne	RE/MAX.....	304-8993	\$363,500	Deer Park Village
174 Webster Drive.....	1:00 – 3:00 pm	Tony Sankovic	RE/MAX.....	391-4236	\$412,500	Westlake
136 Ingle Close.....	2:00 – 4:00 pm	Amanda Shannon	RE/MAX.....	343-3020	\$394,900	Ingelwood West
6 Ing Close.....	2:00 – 4:00 pm	Ernie Sandstra	RE/MAX.....	877-9144	\$319,900	Inglewood West
96 Oakwood Close.....	2:00 – 4:00 pm	Alex Wilkinson	ROYAL LEPAGE NETWORK.....	318-3627	\$874,000	Oriole Park West
54 Grant Street.....	1:00 – 3:00 pm	Bob Wing	CENTURY 21 ADVANTAGE.....	391-3583	\$279,900	Glendale Park Estates
601 4719 33 Street.....	3:00 – 4:00 pm	Bob Wing	CENTURY 21 ADVANTAGE.....	391-3583	\$124,900	South Hill North
6 Densmore Crescent.....	2:00 – 4:00 pm	Mike Phelps	CENTURY 21 ADVANTAGE.....	346-0021	\$399,900	Deer Park Estates
21 Michener Place.....	2:00 – 4:00 pm	Danielle Perry	CENTURY 21 ADVANTAGE.....	505-9596	\$447,900	Michener Hill
6333 61 Avenue.....	2:00 – 4:00 pm	Avril Evans	CENTURY 21 ADVANTAGE.....	348-6303	\$201,900	Highland Green
6 Asmundsen Close.....	2:00 – 4:00 pm	Brenda Bowness	CENTURY 21 ADVANTAGE.....	350-9509	\$429,900	Anders South
94 Kidd Close.....	1:00 – 3:00 pm	Bett Portelance	CENTURY 21 ADVANTAGE.....	307-5581	\$349,900	Kentwood West
20 Lundberg Crescent.....	2:00 – 4:00 pm	Tara Devereaux	CENTURY 21 ADVANTAGE.....	588-6444	\$639,900	Laredo
68 Kelly Street.....	2:00 – 4:00 pm	Dave Haley	CENTURY 21 ADVANTAGE.....	304-8939	\$306,900	Kentwood East
19 Voisin Close.....	1:00 – 3:00 pm	Gerald Doré	ROYAL LEPAGE NETWORK.....	872-4505	\$719,900	Vanier East
#15 Landry Close.....	1:00 – 3:00 pm	Rick Burega	ROYAL LEPAGE NETWORK.....	350-6023	\$459,900	Lonsdale
151 Davidson Drive.....	1:00 – 4:00 pm	Kim Lindstrand/Chris Forsyth	MAXWELL.....	346-7755		Deer Park Village
67 Livingston Close.....	1:00 – 5:00 pm	Joe & Darrin	CANADA WEST HOMES.....	342-7578	\$359,900	Laredo
45 Lindman Avenue.....	1:00 – 5:00 pm	Joe & Darrin	CANADA WEST HOMES.....	342-7578	\$649,900	Laredo
3 Veer Place.....	2:00 – 4:00 pm	Gayle Leasak	PEGASUS BUILDERS.....	347-0794	\$465,000	Vanier East

### SATURDAY, JUNE 10

### OUT OF TOWN

37 5 Meridian Road.....	11:00 am – 4:00 pm	Danielle Lennon	DEERE PARK, GULL LAKE.....	481-4814	\$349,999	NE Gull Lake
5284 Lansdowne Ave.....	2:00 – 4:00 pm	Dallas Todd	CENTURY 21 ADVANTAGE.....	575-5153	\$250,000	Blackfalds
1 Morris Court.....	2:00 – 4:00 pm	Charlene Miller	2% REALTY.....	598-5388	\$525,000	Blackfalds
40 Jarvis Close.....	2:00 – 4:00 pm	Eduardo Haro	SUTTON LANDMARK.....	318-3980		Penhold
28 Cyprus Road.....	1:00 – 3:00 pm	Janice Morin	ROYAL LEPAGE NETWORK.....	396-0004	\$497,000	Blackfalds
2 Heron Court.....	1:00 – 3:00 pm	Pat Christoph	ROYAL LEPAGE NETWORK.....	357-4639	\$276,000	Penhold
36080 Range Road 250..	1:00 – 3:00 pm	Tracey Thody	ROYAL LEPAGE NETWORK.....	358-8605		Red Deer County

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# OPEN HOUSE

## CENTRAL ALBERTA'S OPEN HOUSE LISTINGS

### SUNDAY, JUNE 11

### RED DEER

56 Dunham Close	2:00 – 4:00 pm	Len Parsons	RE/MAX	350-9227	\$409,900	Deer Park Estates
158 Kirkland Close	1:00 – 3:00 pm	Tim Maley	RE/MAX	550-3533	\$314,900	Kentwood West
137 6 Michener Blvd	2:00 – 4:00 pm	Ivan Busenius	RE/MAX	350-8102	\$219,900	Michener Hill
302 5144 45 Avenue	2:00 – 4:00 pm	Dale Russell & Derek Mackenzie	RE/MAX	343-3020	\$325,000	Woodlea
200 Vincent Close	2:00 – 4:00 pm	Ernie Sandstra	RE/MAX	877-9144	\$399,000	Vanier Woods
4918 Doncaster Ave	1:00 – 4:00 pm	Jake Warkentin	REALTY EXECUTIVES	348-9996	\$179,900	Davenport
76 Brown Close	2:00 – 4:00 pm	Doug Wagar	ROYAL LEPAGE NETWORK	304-2747	\$288,500	Bower South
27 Ruttan Close	2:00 – 4:00 pm	Norm Jensen	ROYAL LEPAGE NETWORK	346-8900	\$399,000	Rosedale Meadows
12 Kirby Street	2:00 – 4:00 pm	Jessica Lebreton	SUTTON LANDMARK	391-1397	\$379,900	Kentwood East
56 Hermary Street	1:00 – 3:00 pm	Gerald Doré	ROYAL LEPAGE NETWORK	872-4505	\$312,900	Highland Green Estates
163 Doran Crescent	2:00 – 4:00 pm	Gerald Doré	ROYAL LEPAGE NETWORK	872-4505	\$334,900	Deer Park Village
20 Lundberg Crescent	1:00 – 3:00 pm	Bett Portelance	CENTURY 21 ADVANTAGE	307-5581	\$639,900	Laredo
59 Livingston Close	1:30 – 4:30 pm	Avril Evans	CENTURY 21 ADVANTAGE	348-6303	\$359,900	Laredo
65 Chappel Drive	2:00 – 4:00 pm	Mike Phelps	CENTURY 21 ADVANTAGE	346-0021	\$299,900	Clearview Meadow
58 Oberlin Avenue	1:00 – 3:00 pm	Laura Henriksen	RED KEY REALTY	872-2210	\$295,000	Oriole Park
67 Livingston Close	1:00 – 5:00 pm	Joe & Darrin	CANADA WEST HOMES	342-7578	\$359,900	Laredo
45 Lindman Avenue	1:00 – 5:00 pm	Joe & Darrin	CANADA WEST HOMES	342-7578	\$649,900	Laredo
3 Veer Place	2:00 – 4:00 pm	Gayle Leasak	PEGASUS BUILDERS	347-0794	\$465,000	Vanier East

### SUNDAY, JUNE 11

### OUT OF TOWN

81 Pondsides Crescent	2:00 – 4:00 pm	Mitzi Billard	RE/MAX	396-4005	\$459,900	Blackfalds
17 Aztec Street	1:00 – 3:00 pm	Barb McIntyre	RE/MAX	350-0375	\$384,900	Blackfalds
130 Bowman Circle	1:30 – 4:00 pm	Dale Stuart	COLDWELL BANKER	302-3107	\$349,900	Sylvan Lake
49 Cyprus Road	3:00 – 5:00 pm	Alex Wilkinson	ROYAL LEPAGE NETWORK	318-3627	\$529,000	Blackfalds
17 Green Court	2:00 – 4:00 pm	Lisa Suarez	ROYAL LEPAGE LIFESTYLES	396-6366	\$179,900	Lacombe
64 Poplar Crescent	12:00 – 3:00 pm	Danielle Perry	CENTURY 21 ADVANTAGE	505-9596	\$289,900	Springbrook
#69 39026 Range Road 275	1:00 – 3:00 pm	Nadine Marchand	ROYAL CARPET REALTY	342-7700		Linn Valley
27 Healey Close	2:00 – 4:00 pm	Nicole Dushanek	ROYAL CARPET REALTY	318-6542		Penhold
#301 5300 60th Street	1:00 – 3:00 pm	Bob Hollingshead	WESTPINE ESTATES	232-3320		Sylvan Lake
#302 5300 60th Street	1:00 – 3:00 pm	Bob Hollingshead	WESTPINE ESTATES	232-3320		Sylvan Lake
180 Tamarac Boulevard	2:00 – 4:00 pm	Bob Gummow	ROYAL LEPAGE NETWORK	598-7913	\$234,900	Springbrook

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## How to find the **right** replacement windows

Replacing old windows is often a worthwhile investment for homeowners. Energy-efficient windows can prevent heating and cooling loss and keep homes more comfortable throughout the year. Such windows also can improve a home's resale value, proving a good return on investment for homeowners who want to upgrade their homes before putting them on the market.

It might be more cost-effective to replace very old and/or inefficient windows to improve their energy efficiency. Such an upgrade can save homeowners substantial amounts of money on heating and cooling costs.

Window replacement projects can be costly, so it pays to get the job right the first time. Before beginning a window replacement project, homeowners should research which windows will meet their specific needs, learning the subtleties between finishes and features, as well as comparing prices for the windows and installation.

### Choose the right time of year

The best time of year to plan window replacement is when the weather will be warm, ideally in the spring or early summer. However, homeowners do not want conditions to be too warm, as each room where new windows will be installed will temporarily be exposed to the elements. Furthermore, caulk adheres better in warmer weather and will dispense easily.

### Consider available features

When replacing windows, homeowners may want to install the same style windows they currently have. But the problems that led to the need to replace windows may still exist even when new windows are installed. When replacing windows, consider energy performance ratings based on the locations of the windows in the house. To make sure they make the most educated decision, homeowners can investigate the solar heat gain coefficient, U-factor, visible transmittance and light-to-solar gain.

### Don't ignore maintenance needs

Maintenance costs involved with cleaning, repairs and painting can add up. When shopping for windows, consider the amount of maintenance they will need. Wood-framed windows may require more upkeep than aluminum, fiberglass or vinyl. Also, consider if certain window types, such as double-hung windows, casement windows, awning windows, or slider windows, would be practical.

### Keep home style in mind

A poor match between windows and the style of the home can produce unwanted changes in the appearance of the home. Replacement windows should match the style and appearance desired.

### Expect minimal disruption

When homeowners hire professionals who are good at their craft, window replacement projects should not be a terrible inconvenience. Seasoned professionals will be able to complete a replacement window upgrade in a short amount of time depending on the size of the home and the number of windows being replaced.

Replacing windows can be a costly task, but one that will provide a more energy efficient home that can help homeowners save money in the long run.



*Replacement windows can be a smart investment in comfort and design appeal of a home.*



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## How to clean and prepare outdoor furniture for the season

As temperatures rise, people increasingly venture outdoors to soak up the sun, enjoy the mild breezes and entertain under the open sky. Clean and comfortable furniture can make outdoor entertaining that much more enjoyable.

After months in storage or nestled under protective tarps, outdoor furniture likely needs a good cleaning before it's put to the test once again. Mildew may have formed, insects may be hiding out within cushions or other crevices and dirt may have accumulated — even if the furniture was cleaned before being stored away. Experts recommend cleaning outdoor furniture between three and four times per year to keep it in optimal condition.

Before cleaning, determine the material your furniture is made of, as some cleaning products may not be safe for all materials. When in doubt, read the care tags on cushions and other products or refer back to the original packaging for cleaning instructions. Always test a cleaning solution in an inconspicuous area first.

The following are some additional general furniture cleaning guidelines.

### Wood

Wood comes in many varieties,

from hard and softwoods to wicker furniture. Mild oil-based soaps and products geared especially to cleaning wood can be handy. On wicker and painted woods, it may be best to dilute the solutions before use. Hardwood furniture and built-in decking structures may benefit from annual sanding and then reapplication of a protective finish to maintain the look of the wood for long periods of time.

### Plastic resin

Commercial cleansers may be too harsh to use on plastic resin furniture. Before risking discoloration or scratching, try some ingredients that are may be lying around the house. For example, use a wet sponge dipped in baking soda as a mild abrasive to clean resin. Just be sure to thoroughly rinse off the powdery residue afterward.

Automatic dishwasher detergent mixed with a gallon of warm water also may do the trick. The detergent contains a mild bleaching agent that will not cause damage like straight bleach.

### Glass

Dish detergent and general home cleaning solutions work well on glass surfaces. Remember to clean all sides, including bottom-facing areas. After cleaning, use vinegar



or a glass cleaning solution and a microfiber cloth to produce a streak-free shine.

### Outdoor cushions

Outdoor fabrics are derived from different materials. However, this general-purpose recipe, may help clean many outdoor fabrics. Mix 1 teaspoon dishwashing detergent, 1 quart warm water and 1 tablespoon borax together. Saturate a sponge and use it to wash the cushions. Let it sit for 15 minutes and then spray it off with a high-force hose. Stand the cushions on their edges to dry outdoors.

Remember, vinegar can help inhibit mildew growth. Therefore, keep a bottle of diluted vinegar around to spray on plastic mesh and furniture that gets wet from the rain or a pool. Store outdoor furniture away from inclement weather whenever possible to prolong its life.



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# Ask Charles

***I'm on a condominium board, and we have decided to hire a professional management company. Do they need to be licensed?***

This is one of the most common questions we get. The answer depends on what they are going to do on behalf of the Board of Directors, and how they will handle the condominium corporation's money.

Condominium managers are responsible for collecting condominium fees, arranging property maintenance (according to instructions from the condominium's Board of Directors), assisting the Board of Directors with enforcing the Bylaws, and other duties set out in the Bylaws.

The Real Estate Act does not specifically refer to condominium management, but it does say that individuals need a licence if they collect contributions, or money, for the control, management, or administration of real estate.

So, if a condominium manager is collecting condominium fees, or other such fees such as special assessments, do they need a licence?

If a condominium manager collects the money payable to the condominium corporation, deposits it directly into the condominium corporation's account, and they are not carrying out any other activities that fall under the definition of trading in real estate, they do not require a licence.

If a condominium manager deposits the money payable to the condominium corporation into the management company's account for any period of time, no matter how short, they do require a licence.

As a member of a condominium Board of Directors, you and your Board will have to think about how you want your management company to collect and hold fees. If the company will hold them in its own account, they require a licence.

Licensing requirements provide some protection for consumers when a third party, for example a management company, holds consumer funds. All licensees are required to have Errors and Omissions insurance, and there is a consumer compensation fund that compensates consumers who suffer a financial loss as a result of fraud, breach of trust, or a failure to disburse or account for money held in trust. The compensation fund is only available to consumers who are working with licensed professionals on trades in real estate or deals in mortgages.

In December 2014, the Government of Alberta passed legislation that will require licensing for all condominium managers; however, the government has not announced the date on which those legislative changes will come into effect. In the meantime, the licensing requirements detailed in this article continue.



*"Ask Charles" is a monthly question and answer column by Charles Stevenson, Director of Professional Standards with the Real Estate Council of Alberta (RECA). RECA is the independent, non-government agency responsible for the regulation of Alberta's real estate industry. We license, govern, and set the standards of practice for all real estate, mortgage brokerage, and real estate appraisal professionals in Alberta. To submit a question, email [askcharles@reca.ca](mailto:askcharles@reca.ca).*



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**8 Neal Close**

Beautifully renovated 3 bedroom bi-level, huge rear garage, fully finished and looks excellent!

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**158 Kirkland Close**

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**10 Kingston Drive**

3 bedrooms up with a front attached and heated rear double garage! Fully finished lower level with 4th bedroom, media room, and large family room – great family home!

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**14 Windermere Close**

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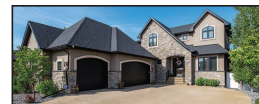


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## The Real Estate Guide Moving Checklist



*Whatever your  
destination,  
have a safe  
move and enjoy  
your new home.*

**Because moving to a "dream home"  
shouldn't seem like a "nightmare."**

### ONE MONTH BEFORE

- ✓ Make reservations for moving services and make a list of all items to be moved.
- ✓ Notify friends, relatives, creditors, etc. of your move. Begin submitting change of address forms to them and to your local post office.
- ✓ If you have children, be sure to request all of the necessary documents for transferring schools.
- ✓ Gather all important personal documents, medical/dental records, insurance policies, etc.
- ✓ Begin packing seldom-used items. Consider holding a garage sale for those items you won't be moving.
- ✓ Arrange connect/disconnect dates with telephone and utility companies.

### TWO WEEKS BEFORE

- ✓ Clear up any outstanding accounts
- ✓ Transfer checking and savings accounts to your new location.
- ✓ Return borrowed items including library books and retrieve loaned items.
- ✓ Arrange for pet travel, if necessary.
- ✓ Cancel/transfer any membership fees or prescriptions (ask your doctor for assistance).
- ✓ Service your car - especially if travelling a distance and/or moving to a new climate.
- ✓ Dispose of flammable liquids such as spray paints, solvents, and gas in lawn mowers.
- ✓ To avoid costly deposits, request "Perfect payment Record" letters from utility companies.
- ✓ If you're planning to stop over-night, make reservations for accommodations.

### ONE WEEK BEFORE

- ✓ Clean appliances - don't forget to clean the oven and defrost the refrigerator.
- ✓ Pick-up dry cleaning, if necessary.
- ✓ Start packing clothes. Remember to prepare "arrival kits" of essential items you'll need when you get to your new home (toiletries, medicines, paper plates, etc.)
- ✓ If moving into a pre-owned home, change the locks on all the doors.

### MOVING DAY!

- ✓ Double-check shelves, closets and cabinets to make sure nothing is left behind. Look through the garage, attic and basement.
- ✓ Turn off lights, close and lock windows and doors.
- ✓ Leave the keys with your realtor.
- ✓ At your new home, check the circuit breakers and pilots to make sure everything is on.
- ✓ Make sure the telephones are working.





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**NEW LISTING**  
www.tonysankovic.com or to set up your personal showing call/text 403.391.4236.

**\$197,500**

**204, 60 Lawford Avenue**

**SECOND FLOOR UNIT**  
features new paint & flooring, 2 bdrms, 2 baths, in-suite laundry & underground parking. Deck is east facing. Further details at



open floor plan, convenient location, heated underground parking and a great atmosphere. You will love to live here at a very affordable price. **Ivan Busenius 403-350-8102, www.ivanb.ca**

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**SIERRAS OF MICHENER** is a terrific 40 Plus condo with super amenities. This suite offers very



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throughout. Features 4 bdrms (2up 2down), 3 baths and open design w/ 9' ceilings. Further details at [www.tonysankovic.com](http://www.tonysankovic.com) or to set up your personal showing call/text 403.391.4236.

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**\$412,500**

**174 Webster Drive**

**WESTLAKE BUNGALOW**  
FF w/ over 2000 sq ft of living space & numerous upgrades



is custom built & sits on 1.90 acres of beautiful landscaping. Features 4391 sq ft of living space w/ 6 bdrms, 4 baths plus a triple attached garage! Further details at [www.tonysankovic.com](http://www.tonysankovic.com) or to set up your personal showing call/text 403.391.4236.

**\$1,425,000**

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**COMMUNITY** overlooking the city lights! The 2 Storey home

## •• BLACKFALDS ••



**JUST LISTED**  
beautiful treed yard, this home is a MUST to see. **Ivan Busenius 403-350-8102, www.ivanb.ca**

**\$324,900**

**148 Doran Crescent**

**IMMACULATE ADULT DUPLEX** In quiet adult area. Original owner home with many upgrades, double attached garage, south facing deck and



home built by Hartigh Homes. We have many features you will appreciate here as well as a Land Developer's Cash Back incentive of \$15,000. Come take a look and see if it fits your needs! **Call Barb McIntyre at 403-350-0375 for more details or to view.**

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**\$384,900**

**17 Aztec Street**

**BE THE FIRST TO OWN THIS**  
Fabulous Brand new Quality



bathroom. Very well maintained. Recent Upgrades. Shows Great. **Your host Len Parsons. 403.350.9227**

**OPEN HOUSE • SUN. JUNE 11, 2-4 P.M.**

**\$409,900**

**56 Dunham Close**

**MATURE DEER PARK**

**LOCATION** 5 bedroom, 3

## •• SYLVAN LAKE ••



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value and will be sold "as is where is" Further details at [www.tonysankovic.com](http://www.tonysankovic.com) or to set up your personal showing call/text 403.391.4236.

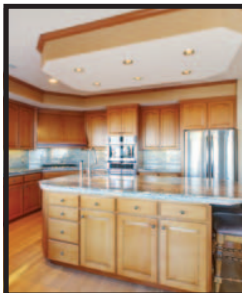
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**4621 46 Street**

**LARGE DOUBLE LOT** In great location close to schools, shopping and downtown Sylvan Lake. Home & garage have no



EACH OFFICE INDEPENDENTLY OWNED AND OPERATED.

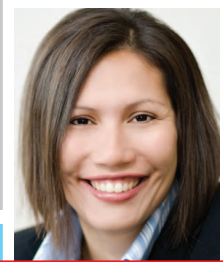


## SELLING SECRET: THE KITCHEN COMES FIRST

You're not actually selling your house, you're selling your kitchen – that's how important it is. The benefits of remodeling your kitchen are endless, and the best part of it is that you'll probably get 85% of your money back.

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**Lacombe**  
36 ELIZABETH PARK BLVD  
**\$435,000**  
MLS CA#0098024



**Lacombe**  
61 PARKLAND ACRES  
**\$19,500**  
MLS CA#0087591



**Lacombe**  
31 WESTVIEW DRIVE  
**\$322,000**  
MLS CA#0107277



**Gull Lake**  
60 LAKEVIEW DRIVE  
**\$429,900**  
MLS CA#0106900



**Lacombe**  
59 EBONY STREET  
**\$339,900**  
MLS CA#0106288



**Blackfalds**  
4929 WESTBROOKE RD  
**\$274,900**  
MLS CA#0097745



**Alix**  
4419 LAKE STREET  
**\$130,000**  
MLS CA#0104032



**5.39 Acres**  
25 MORNING MEADOWS DR  
**\$550,000**  
MLS CA#0103904



**Blackfalds**  
132 EASTPOINTE DRIVE  
**\$599,000**  
MLS CA#0099100



**Lacombe**  
90 RANCHERS CLOSE  
**\$325,000**  
MLS CA#0103383



**Blackfalds**  
124 PARAMOUNT CRES  
**\$125,000**  
MLS CA#0103058



**Lacombe**  
21 IRON WOLF BLVD  
**\$339,900**  
MLS CA#0102864



**Lacombe**  
37 ERICA DRIVE  
**\$695,900**  
MLS CA#0101782



**Lacombe**  
41 HANGINGSTONE DR.  
**\$229,900**  
MLS CA#0101336



**Lacombe**  
16 PETTICOAT LANE  
**\$408,888**  
MLS CA#0101175



**Clive**  
4913 FOX DRIVE  
**\$249,900**  
MLS CA#0100732



**Gull Lake**  
21 BIRCH CRESCENT  
**\$749,900**  
MLS CA#0100276



**Lacombe**  
19 SANDSTONE AVE  
**\$299,900**  
MLS CA#0100107



**Lacombe**  
40 LAKES CLOSE  
**\$499,011**  
MLS CA#0099664



**5.39 Acres**  
4402 50 STREET  
**\$399,000**  
MLS CA#0098997



**Lacombe**  
79 TERRACE HEIGHTS DR.  
**\$374,900**  
MLS CA#0096296



**Lacombe**  
37 WILLOW CRESCENT  
**\$329,900**  
MLS CA#0096307



**Lacombe**  
OPEN HOUSE SUN. 2-4 PM  
17 GREEN COURT  
**\$179,900**  
MLS CA#0090500



**Wolf Creek Village**  
505 DUNES RIDGE DR.  
**\$99,900**  
MLS CA#0086194



**Wolf Creek Village**  
226 SAND BELT DRIVE  
**\$98,900**  
MLS CA#0097785