

# YOUR HOUSE YOUR HOME

A WEEKLY GUIDE TO CENTRAL ALBERTA REAL ESTATE

FEBRUARY 1, 2019

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



**Dale Stuart**  
403-302-3107



OnTrack Realty  
403-343-3344

See page 7 for more details

**#36 369 INGLEWOOD DRIVE, RED DEER**

**Beautiful Two Story Townhouse!**

In excellent condition with lots of space and comfort. Great south-east location with care-free living. **\$244,900**

VIEW OUR E-EDITION ONLINE AT  
**[www.yourhouseyourhome.ca](http://www.yourhouseyourhome.ca)**



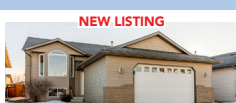


**Network Realty Corp. 403-346-8900**  
**3608-50 Ave www.networkrealtycorp.ca**

**TAKE THE 3D TOUR OF MY PROPERTIES AT [www.geraldldore.ca](http://www.geraldldore.ca) or call me at 403-872-4505**



**Gerald Doré**  
 403.872.4505



**NEW LISTING**

**112 DANIEL CRES.**  
 Bungalow, 4 beds, 3 baths.  
 MLS# CA0154546  
**\$419,900!**

**CONDO ON PARK**  
**103 5110 36 ST**  
 MLS# CA0154027  
**\$229,900!**

**BUNGALOW**  
**19 VOISIN CLOSE**  
 MLS# CA0153944  
**\$674,900!**

**RIVERFRONT**  
**4756 56 STREET**  
 MLS# CA0153943  
**\$949,900!**

**HUGE YARD**  
**84 KERSHAW CLOSE**  
 MLS# CA0153356  
**\$484,900!**

**OPEN HOUSE: SUN, FEB 3, 1-3 PM**  
**23 JENNER CRESCENT**

Stunning newer bi-level, 4 beds, 3 baths.  
 MLS #CA0156534. **\$409,900!**

**8-5125 62 STREET**  
 Adult walkout townhouse,  
 3 beds, 3 baths. MLS#  
 CA0156073 **\$314,900!**

**1464 SQ. FT. BUNGALOW**  
**#36 - 173 AUSTIN DR.**  
 Adult, luxury, Lakeside  
 Villas! MLS# CA0152296  
**\$574,900!**

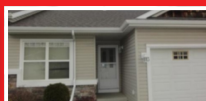
**NEAR RIVER TRAILS**  
**74 WILTSHIRE BLVD**  
 MLS# CA0150861  
**\$474,900!**

**PARK VIEW**  
**295 BARRETT DRIVE**  
 MLS# CA0149229  
**\$374,900!**

**CONDO**  
**56 CARROLL CRES #315**  
 2 bed, 2 bath condo!  
 MLS# CA0152387  
**\$209,900!**



**Doug Wagar**  
 403.304.2747



**SPRINGFIELD CROSSING!**

Adult townhome, 3 beds, 2  
 baths, garage, super complex,  
 super price! **\$205,000**



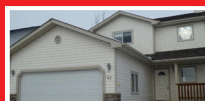
**BOWER!**

Excellent family home!  
 Double garage, large  
 yard, central air, fireplace!  
 Priced to sell! **\$319,900**



**SPECIAL ACREAGE!**

Beautifully finished walk-  
 out bungalow. 5 minutes  
 to city on pavement. A  
 must see! **\$725,000**



**BLACKFALDS!**

Fully dev, 2 storey. Quiet  
 crescent, 4 beds, 4  
 baths, double attached  
 garage. **\$314,900**



**ROCKY!**

Back to nature! Cozy  
 log home, double  
 detached garage. 4.62  
 acres. **\$215,000**

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



**Les Anderson**  
 403.350.1932



**PARKVALE - HUGE LOT (75X128)**

Can be subdivided into 2 lots & build 2 single family homes. On a  
 dead end street, only steps away from Barrett Park. Nice home on  
 the property with a 28'x28' garage. **\$339,900**



Stunning top floor condo over 1,700 sq. ft. overlooking the City!  
 This has it all! Bright, open & spacious! 3 bedrooms, 3 full baths,  
 great kitchen, granite counter tops, island & lots of cabinets. 2  
 decks to enjoy the outstanding view. **\$399,900**



**INCREDIBLE VALUE!**

Assessed at over \$163,000 and now on the market at only  
**\$119,900!** Concrete building, 2 bdms, lots of upgrades.  
 Great investment! Call Les at 403-350-1932

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



**Alex Wilkinson**  
 Followor  
 contact me on  
 403-318-3627  
 f t



**SOLD!!!**

**314 JARVIS GLEN WAY**  
 Spectacular executive  
 home steps to the lake.  
 This home has it all. Metic-  
 ulous design with gourmet  
 kitchen and triple att. gar-  
 age. **Need it SOLD - Call**  
**Alex at 403.318.3627!**



**206 - 28470 HWY 592**  
 Fabulous updated acreage  
 just minutes to Red Deer  
 on pavement! 4 bdms, 4  
 baths with double attached  
 garage situated on 1.6  
 acres. **Call Alex to view!**



**REDUCED! \$239,000**

**OPEN HOUSE SUN. FEB 3, 2-4 PM**

**120 HENDERSON CRES. PENHOLD!**  
 Awesome 3 bdrm fully fin-  
 ished townhome. Yard is  
 fully fenced with 2 car park-  
 ing pad. Upgraded flooring  
 and stainless appliances!  
**Call Alex**



**REDUCED! \$319,900**

**OPEN HOUSE SAT. FEB 2, 2-4 PM**

**23 STEWART STREET**  
 Location is fabulous for this  
 fully finished Sunnybrook  
 home just steps to the local  
 school and parks. Home  
 comes with detached double  
 garage!



**4812 56 AVE, INNISFAIL**  
 Over 2100 sq ft fully devel-  
 oped up & down with 4 bed-  
 rooms and 2 bathrooms.  
 Huge Double Detached  
 Garage. **Call Alex!**



**YOUR  
 HOUSE  
 YOUR  
 HOME**





**NORM  
JENSEN**  
403.346.8900



**Commercial Land for Sale**

130 acres. Ideal property for various types of industries requiring rail service.



**Large Walkout Bungalow**

Former showhome with impressive finishes & walnut floors throughout. 4 beds, 3 baths. A must see!



**Immaculate Bi-Level**

4 bed, 3 bath in Inglewood. Many extras including central air cond, vaulted ceiling, ensuite, RV parking & so much more.



**Carol  
Donovan**  
350-5502

**17 Portway Close, Blackfalds**



OPEN HOUSE Sat., Feb 2, 1-3 pm

Fully Finished with Walk Out Basement. Gorgeous open concept kitchen living dining area. 3 beds up and a 4th on the lower level. Master suite is spacious with walk in closet and full bath. Downstairs features a family room, bedroom & play area & opens onto a deck with back yard fenced and finished! Don't miss this immaculate home!

**22 Edwards Crescent**



Immaculate and upgraded bi-level! 2 bdrms (3 up). You will love this splashy kitchen with upgraded fixtures and appliances! Kitchen opens onto a west facing deck (22 x 14) complete with a gazebo and a BBQ canopy. Generous family room with custom bar and ample room for entertaining. Many upgrades! Call Carol for your personal tour.

**147 Douglas Avenue**



Family Home Near Schools! Over 2300 Square feet finished! 3 bdrms up, 3 baths. Major upgrades! New Windows throughout - 2018, new rear fence - 2018, The furnace, hot water tank and air conditioner new in 2012, shingles 2008, Hardwood flooring and RV parking! Don't miss out on this one!!

**42 Adamson Avenue**



Anders Half Duplex. 3 bdrms, 3 baths. Completely finished, open concept kitchen & living space. Huge master bdrm with his & hers closets. West facing deck off the eating area is 20' x 12'. New fireplace in 2015, New Shingles 2018. Att. single garage. Immaculate home.

**61 Roberts Crescent**



Rosedale close location. Two beds up & 2 down with 2 baths, fireplace and fenced yard! Quick access to public transportation. Don't miss this opportunity! \$234,000. Call for your private viewing today!



**Michael  
Holmes**



**5211 56 St, Innisfail**

Stunning 2 storey, overlooks Dodd's Lake.  
MLS #CA0149555.  
**\$669,900**



**#13, 1 Avenue, Joffre**

3 bed home on 3 lots. Low property taxes, close to Red Deer. MLS #CA0145640.  
**\$194,900**



**#13 North Loop, Joffre**

Spacious mobile, recently renovated!  
MLS #CA0151471.  
**\$72,500**



**5112 64 Ave, Ponoka**

Modern mobile with lot. Priced reduced!  
MLS #CA0148937.  
**\$157,900**



**2017 25 Ave, Delburne**

Great starter home or revenue property. Recently renovated!  
MLS #CA0153982.  
**\$120,000**

**Call Michael at 403.350.5579 | michaelholmes@royallepage.ca**



**The Durling Group**

**YOUR HOUSE SOLD  
GUARANTEED**  
[www.YourHouseSoldGuaranteed.com](http://www.YourHouseSoldGuaranteed.com)

**\$439,900 OR TRADE**

**SYLVAN LAKE**

- Stunning new 2 storey, close to parks & walking paths
- Mix of modern & country style & design
- Gorgeous veranda with side door leading to large foyer
- Open concept floor plan with sliding glass patio door to west facing back yard.



**\$539,900 OR TRADE TEXT: 3311**

**MERIDIAN BEACH,  
GULL LAKE**

- Beautiful upgraded 1648 sq. ft. bungalow
- 4 bedrooms, 3 baths
- Open concept, vaulted ceilings
- Fully landscaped
- Lake view from front veranda



**TEXT CODE TO 555-0000  
FOR PHOTOS & DETAILS**



**Kevin Durling  
Agent**

**\$849,900 OR TRADE**

**LAREDO**

- Executive 2 Storey home, 2452 Sqft
- 4 Bedrooms, 4 Baths, Triple garage
- Gourmet kitchen-dual ovens, gas stove, huge island, walk through pantry
- Luxurious master & ensuite, tiled show w/ double rain heads
- Basement features wine room, wet bar, custom bar table... perfect for entertaining
- Covered patio w/ gas heater. Fully finished yard w/ vinyl fencing



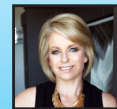
**\$234,900 OR TRADE**

**SYLVAN LAKE**

- New 2 storey townhouse, 1190 sq. ft., 3 bedrooms, 3 baths
- Modern colors and features throughout
- Partially fenced yard, fully landscaped
- No condo fees



**Jamie Berg  
Agent**



**Deanna Zunti  
Agent**

**\$409,900 OR TRADE**

**SYLVAN LAKE**

- Beautiful brand new half duplex on quiet close
- Hillside bungalow, 1206 sq. ft., 2 bdrms, 2 baths
- Spacious LR, contemporary kitchen, quartz countertops, stainless appliances
- Master boasts walk in closet, 5 pc ensuite with dual sinks



**\$240,000 OR TRADE TEXT: 8344**

**BLACKFALDS**

- Opportunity awaits in this fully fin bi-level
- 1256 sq. ft., 3 bedrooms, 3 baths
- Large living room with wood burning FP
- L-shaped kitchen, eating area
- Fully fenced east-facing back yard
- Detached 24x24 garage



**Debby Wells  
Office Administrator**

**ROYAL LEPAGE Network  
Realty**  
**403-346-8900**

\* Some conditions apply



# How to integrate the millennial pink trend into your home

If you've been following design trends, you've probably heard about millennial pink. This rosy hue started to explode on the fashion, advertising and design scenes as early as 2012 and seven years later, there are no signs of it going away. Here are some tips on how to use this generation-defining colour to decorate your home.

## Think about undertones

Millennial pink varies in shade from a vibrant grapefruit colour to a beige pink or peachy salmon. In general, it's a colour almost pale enough to be a neutral while still distinctive enough to bring drab rooms to life.

Whatever variation you choose, make sure to consider the shade's undertones when deciding how to use the colour. Cooler pinks (shades with blue-grey rather than peach undertones) go

well with white, grey and wood accessories while warmer, more salmon pinks go best with other warm shades.

## Start small

Begin with a few pink touches to see how the colour matches with the rest of your decor. For instance, start with pink throw pillows and bed linen before going for a pink couch or painting an entire room. Other unique and tasteful ways to use the colour include integrating a millennial pink accent wall in your living room or a pink-tiled backsplash in your kitchen.

If you're worried too much millennial pink could make your home look dated in a few years, enlist a design expert to help you. They'll advise you on how to achieve a timeless look rather than one that could quickly fall out of fashion.



# Let's get **COZY** in February!

Have you ever walked into someone's house & immediately wanted to sit down & relax for a while? Does your home give others that feeling?

As REALTORS®, we see many homes that follow all the latest trends, trying to make their spaces have more of that fashionable, minimalist look. Staged rooms devoid of any personal items may look good in photographs, but don't give buyers the same "cozy feeling" when they walk in.

We are often asked what kind of renovations their homes may need? How come the house next door, or down the street with same floor plan has more viewings...what is missing?

There are many big & small changes that can elevate your home from average to super inviting AND you don't need a background in interior design. Anyone can rework their space to make it feel more relaxing. If you are looking to "cozify", here are some inexpensive ways to do it.

**1. Layers** ...Think fluffy blankets & soft pillows (but don't go overboard here). This is a perfect opportunity to add colours & textures to soften hard surfaces like wood & stone.

**2. Warm Wall Colours** ...A can of paint goes a long way, sometimes all you need is a deeper colour on a couple of walls to help the room absorb light & instantly bring in warmth. Paint is easy to change. If buyers don't love your choice, it can be changed without jeopardizing a future deal.

**3. Rugs** ...From small area rugs to large, wherever you put a rug it adds warmth, absorbs sound & can give additional colour + this is an investment you can take with you!

**4. Curtains** ...Fabric curtains give an instant cozy feel to a room & if they are insulated, can also keep your room warmer, saving you \$\$ on your utility bills!

**5. Candles** ...Yep, we said it, Candles. The ultimate mood enhancer. They don't have to be lit to add aroma & atmosphere to any room.



**6. Greenery** ...Flowers & plants bring the outdoors in. Not buying fresh flowers every week? You don't have to have a green thumb, as beautiful fake plants (as long as they are dust free) create the homey feel without the maintenance.

**7. Dark Items** ...Having a few items that are a dark, deep colour, can add weight to an otherwise light room. This can be as simple as a black picture frame or dark accessories. It's what your eye is drawn to when you enter a room, so place dark items thoughtfully around the space.

**8. Lighting** ...This often overlooked item is one of the easiest to fix. While you want good bright lighting in your overhead lights, think softer bulbs in your lamps & leave the fluorescent bulbs in the garage!

These are just some of our favourite tips we give our clients, so that YOU can recreate that cozy vibe & take it with you from home to home.

***If it's time to create this "feeling" in somewhere new, call us anytime to discuss it, obligation free. Client Interests 1st!***



**Royal Carpet  
Realty Ltd.**  
**403.342.7700**

**Nicole Dushanek Associate,  
Nadine Marchand Associate  
& Brad Granlund Broker**  
**www.RCRRealEstate.com**

# RE/MAX<sup>®</sup> real estate central alberta

4440 - 49 Avenue, Red Deer • 403.343.3020

**RE/MAX**  
real estate central alberta



Beautiful, fully finished 2-Storey: includes 3-bedrooms, bonus room, laundry, a full bathroom & 4pc ensuite in the master. Home backs onto a green reserve in a quiet close. Open concept living, lots of windows for natural light, a gas fireplace, a wall oven & microwave, built in counter-top gas range, induction cook top, walk through pantry & an eat up bar.

**HAS a 2 BEDROOM LEGAL SUITE** which has in-floor heat & its own 9'6"x22' single car attached garage! CA0156489



**PRICED TO SELL**  
**43 Veronica Close**  
In Vanier East

## VACANT LAND EAST OF Hwy 2 & 42



This property is right on the SE corner & runs parallel to both hwy's for incredible exposure. Zoned as agriculture but if the zoning were changed this would make for a great location for commercial, retail mix or future industrial site. The entire parcel is on higher ground which makes for good water drainage. There is Power, Gas & Water on property but no sewer set up. CA0147939

**HUGE REDUCTION \$1,000,000**

Mitzi Billard (403) 396-4005 **LET ME MOVE YOU**



**Ivan Busenius**

**403.350.8102**

**RE/MAX** real estate central alberta

4440 - 49 ave., red deer • 403.343.3020



**521 Wedgewood Ave, Waskasoo Estates | \$99,500**  
**JUST NORTH OF GASOLINE ALLEY** - Waskasoo Estates is a terrific place to live. This adult section Modular features many upgrades, covered carport, central air, 4 season sunroom and so much more...  
**Come see Sunday from noon to 3 PM**



**Hwy 11 Frontage just West of Red Deer | \$990,000 INVESTORS OR CONTRACTORS** - Super potential on this 32 acre parcel, right on Hwy 11, with artesian well and 10,000 sq. ft. 28 ft. high clear span building with 5 huge overhead doors. **Call me for details!**

## YOUR HOUSE YOUR HOME



## TIRED OF RENTING?

Why pay someone else's mortgage?

Why live in someone else's house?

**WHY NOT LIVE ON YOUR OWN?**

.....  
If you are considering your own home but don't know where to start, contact one of the many knowledgeable realtors found in

**YOUR HOUSE YOUR HOME**



**COLDWELL  
BANKER**

OnTrack Realty

**ONTRACK REALTY**UNIT G, 2085—50<sup>TH</sup> AVE, RED DEER[www.coldwellbankerreddeer.ca](http://www.coldwellbankerreddeer.ca)**343-3344****COLDWELL  
BANKER**

OnTrack Realty

**Margaret  
Comeau**  
403-391-3399**\$389,000**  
**39310 RR 250****OLD FASHION  
CHARM**

11.91 acres with 1166 sq. ft. home. 4 beds, 3 baths, revamped throughout. Complete update! Mature trees, water report/survey/quick possession. 49x101 shop, 36x176 metal hog barn. RR250 near Joffre.

**\$339,000**  
**27008 HIGHWAY 597****3 KM EAST OF  
BLACKFALDS**

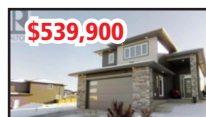
8.75 acres, mobile with 3 beds, 2 baths, 2 additions, quick possession, on pavement. Mature trees, large deck, private location. Great spot for a new home.

**\$295,000**  
**56 LARNE PLACE, PENHOLD****COZY BI-LEVEL**

5 beds, 1 bath & 1 roughed-in. Spacious kitchen, large family room, 10x12 upper deck, 12x15 lower deck, 27x27 garage. Quiet close close to the school. Quick possession.

**\$389,000**  
**29 GROTE CRESCENT****CHARMING!**

2 storey, 6 bed, 4 baths, hardwood & laminate floors, spacious kitchen with island, formal dining, double att. garage, pie lot, covered deck, quick possession. Faces green.

**\$539,900**  
**30 VANSON CL, SYLVAN LAKE****OUTSTANDING  
MODERN DESIGN**

5 bdrms, 3 baths. Featuring the most modern decor from top to bottom. Lighting, appliances, quartz counters, huge kitchen and family area for spacious entertaining. Fireplace, in-floor heat, deck, hot tub, 24x24 att. garage, it is all here!

**Dale  
Stuart**  
403-302-3107**Feature Home****#36 369 INGLEWOOD DRIVE \$244,900**

A well priced and great starter or empty nester home. This immaculate two storey condo offers 3 bdrms (large master with walk-in closet and vaulted ceiling), 1 & 1/2 bathrooms, hardwood flooring, an open floor plan, 2 assigned parking stalls.

**"DALE OFFERS YOU QUALITY SERVICE AND A VERY COMPETITIVE COMMISSION RATE"****Call Dale Stuart at 403-302-3107****YOUR HOUSE YOUR  
HOME****A WEEKLY GUIDE TO  
CENTRAL ALBERTA REAL ESTATE****Since 1997  
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Professionals**[facebook.com/CounterscapesRD](https://facebook.com/CounterscapesRD)

info@counterscapes.ca

**403.347.2115**# 9-4608 62<sup>nd</sup> Street  
Red Deer, AB**Sinks | Faucets | Tile Backsplash  
Cabinets | Complete Renovations***Find your dream home in*  
**YOUR HOUSE  
YOUR HOME**

# Throw pillows: the easy way to integrate seasonal decor

When the seasons change, you probably change the clothes you wear and the food you eat. Why should your living room be any different? If you're not the type to have multiple boxes of decorations but you still want your space to feel seasonal, try swapping out your throw pillows.

## Spring and summer

With the bright sun and warm days, these seasons call for bright colours and light textures. Go for botanical or gingham prints, and don't be afraid to mix patterns. For an extra warm-weather vibe, go for breezy linen and cotton fabrics.

## Fall and winter

When the weather cools down, you might want your living room to have a cosier feel. Throw pillows in darker, moodier tones made of rich fabrics like velvet are perfect for this time of year. For an après-ski feel, choose knitted wool pillows.

No matter the time of year, be sure to choose pillows in a variety of shapes, colours and textures for visual interest, but keep your seasonal theme in mind to maintain a cohesive look.





# OPEN HOUSE

## CENTRAL ALBERTA'S OPEN HOUSE LISTINGS

### SATURDAY, FEBRUARY 2

### RED DEER

15 Inglis Crescent .....	1:00 - 3:00 pm	Aaron Thulien .....	CENTURY 21 ADVANTAGE .....	352-4026	\$359,900	Inglewood
6 McLevin Crescent .....	1:00 - 3:00 pm	Lori Loney .....	RE/MAX CENTRAL ALBERTA .....	350-9700	\$339,900	Morrisroe Extension
14 Kidd Close .....	1:00 - 3:00 pm	Allan Melbourne .....	RE/MAX CENTRAL ALBERTA .....	304-8993	\$389,900	Kentwood West
23 Stewart Street .....	2:00 - 4:00 pm	Alex Wilkinson .....	ROYAL LEPAGE NETWORK .....	318-3627	\$319,900	Sunnybrook
36 Neal Close .....	1:00 - 3:00 pm	Gordon Phillips .....	MAXWELL REAL ESTATE SOLUTIONS ..	357-7720	\$244,900	Normandeau
224 Iverson Close .....	1:00 - 4:00 pm	Dallas Todd .....	CENTURY 21 ADVANTAGE .....	350-3985	\$347,500	Inglewood
2 Savoy Crescent .....	2:00 - 4:00 pm	Natalie Schnell .....	SUTTON LANDMARK REALTY .....	391-6422	\$649,900	Sunnybrook
95 Voisin Close .....	1:00 - 3:00 pm	Ed Katchur .....	MAXWELL REAL ESTATE SOLUTIONS ..	506-7171	\$575,000	Vanier Woods
72 Drever Close .....	1:00 - 3:00 pm	Tim Maley .....	RE/MAX CENTRAL ALBERTA .....	550-3533	\$315,000	Deerpark
1 O'Brien Crescent .....	11:00 - 1:00 pm	Kim Fox .....	RE/MAX CENTRAL ALBERTA .....	506-7552	\$375,000	Oriole Park West
38 Lowden Close .....	2:00 - 4:00 pm	Kim Fox .....	RE/MAX CENTRAL ALBERTA .....	506-7552	\$499,900	Laredo
7 Tory Close .....	1:00 - 3:00 pm	Marina Kooman .....	RE/MAX CENTRAL ALBERTA .....	341-0004	\$520,000	Timber Ridge

### SATURDAY, FEBRUARY 2

### OUT OF TOWN

5300 60 St. - Westpine Estates ..	2:00 - 4:00 pm	Dorinda Gallant .....	RE/MAX CENTRAL ALBERTA .....	447-2770	\$598,500	Sylvan Lake
65 Laurel Close .....	2:00 - 3:00 pm	Bob Wing .....	CENTURY 21 ADVANTAGE .....	391-3583	\$379,900	Blackfalds
2 Palisades Street .....	2:00 pm	John Cloke .....	ROYAL LEPAGE NETWORK .....	741-4222	\$515,000	Blackfalds
17 Portway Close .....	1:00 - 3:00 pm	Carol Donovan .....	ROYAL LEPAGE NETWORK .....	350-5502		Blackfalds

### SUNDAY, FEBRUARY 3

### RED DEER

521 Wedgewood Ave .....	12:00 - 3:00 pm	Ivan Busenius .....	RE/MAX CENTRAL ALBERTA .....	350-8102	\$99,500	Waskasoo Estates
187 Loughheed Close .....	1:00 - 3:00 pm	Allan Melbourne .....	RE/MAX CENTRAL ALBERTA .....	304-8993	\$429,900	Lancaster Green
143 Vickers Close .....	2:00 - 4:00 pm	Kevin Glover .....	ROYAL LEPAGE NETWORK .....	396-2706	\$349,900	Vanier East
43 Veronica Close .....	2:00 - 4:00 pm	Mitzi Billard .....	RE/MAX CENTRAL ALBERTA .....	343-3020		Vanier East
23 Jenner Crescent .....	1:00 - 3:00 pm	Gerald Dore .....	ROYAL LEPAGE NETWORK .....	872-4505	\$409,900	Johnstone Crossing

### SUNDAY, FEBRUARY 3

### OUT OF TOWN

120 Henderson Cres. ....	2:00 - 4:00 pm	Alex Wilkinson .....	ROYAL LEPAGE NETWORK .....	318-3627	\$239,000	Penhold
38 Regatta Way .....	2:00 - 4:00 pm	Dorinda Gallant .....	RE/MAX CENTRAL ALBERTA .....	447-2770	\$299,900	Sylvan Lake
56 Valentine Crescent ....	2:00 - 4:00 pm	Kim Fox .....	RE/MAX CENTRAL ALBERTA .....	506-7552	\$685,000	Vanier Woods



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



**Advantage**  
21 photos of every property

**Parkland Mall,  
Red Deer**



**Bob  
Wing**

**403-391-3583**



**\$379,900**

**65 Laurel Close, Blackfalds**

**GREAT VALUE IN BLACKFALDS!**

Excellent, 1500 sq. ft. bungalow on a large pie lot, in a quiet close! Open design, vaulted ceilings, renovated kitchen with soft close cabs, granite counter tops, multi RV parking, AC, gas FP, 4 bed/3 bath and near QE II.



**NOW \$249,900!**

**6312 - 61 Avenue**

**ATTENTION INVESTORS - PRICE REDUCED!**

Raised bungalow with a large legal suite, 3 + 1 bdms, 24x30 garage, fenced yard and close to the Dawe Centre. Upgrades include windows, shingles, both kitchens and bathrooms, furnace, water tank & separate power meters.

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

# Four ways to display your *decorative dishware*

Are you tired of keeping your beautiful dishes hidden away? Why not use them to decorate your home so you can enjoy them all year round? Here are some ways to turn your dishware into decor:

**Exhibit them in a cabinet.** If your dishes are family heirlooms or especially valuable, the best way to display them is behind glass. Choose a glass-fronted cabinet or hutch with shelves for showing off your collection.

**Hang plates on the wall.** Hang your most beautiful ornamental plates and other dishes on the wall using hooks or plate hangers, either individually or as part of a tasteful arrangement.

**Use individual pieces as accents.** Choose a few key dishes to use as decor in your living room, kitchen or bedrooms. Larger pieces like teapots and tureens can stand on their own on small tables or shelves while smaller dishes like teacups can be used to dress up bookcases and bathroom counters.

**Repurpose them in your home.** If you have dishes you're holding onto but no longer use, consider turning them into something new. Old teacups, plates, bowls and pitchers make great vases, planters, candleholders and soap dishes.

**Another way to display your dishware?** Remove the doors of your kitchen cabinets so the shelving is exposed. This way, you can show off your best dishes while keeping them near the stove so you can easily use them whenever the occasion arises.





# *Kitchen cabinets* **that aren't white**



For years, many kitchen renovations have focused on white cabinets. While popular, this choice can be uninspiring and often difficult to keep clean. Here are three ideas for your kitchen cabinets that will stand the test of time but have a bit more personality than white alone.

## **1. Blonde wood**

Naturally pale wood combines the fresh, airy feel of white cabinets with the warm, homey feel of a cottage kitchen. Think light-coloured Nordic influences rather than the dark, lacquered stains from decades past.

## **2. Grey**

Grey cabinets are great for kitchens because they're neutral but add the kind of visual interest

that you can't get with white. No matter your style, there's a grey that will work for your kitchen. Go for an almost-white tone for an unexpected twist or try a charcoal hue for a more dramatic, elegant look.

## **3. Two-tone**

There's no rule that says all cabinets have to be same. Double down on the grey trend by painting the lowers charcoal and the uppers a pale grey to make your ceilings look higher. Or experiment with colour by pairing a bold-hued island with natural wood cabinets.

Choosing one of these stylish options will add character to your kitchen in a way that white cabinets alone can't.

# Why you need the 60-30-10 rule



If you're nervous about using colour in your home, try following the 60-30-10 rule. Designers use this concept to create well-balanced rooms. Simply pick three colours and use them in the following proportions:

**1. Dominant colour:** 60 per cent of your room is wall space and large pieces of furniture. Paint your walls a neutral colour or one that otherwise perfectly suits your space and tastes. Major furniture like the sofa or bed should feature the same hue.

**2. Secondary colour:** 30 per cent of any space is accent furniture, area rugs and textiles.

Pick a hue that complements your dominant colour and use it for these items.

**3. Accent colour:** 10 per cent of the room is decor, artwork and smaller items. Here is where you can really play with strong colours, textures and patterns that pop.

When following this rule, keep in mind that you don't have to use the same shades for your selected colours. For example, you might use navy on your walls, but choose a sky blue for your couch. As long as the shades for each pick fall within the same family, the result will be a pulled together room that's chic and polished.



# How to create a *breakfast nook* in your home



A breakfast nook is a small, secluded dining space that's set apart from the rest of your kitchen or living room. It's usually reserved for lighter meals and has a more intimate and relaxed atmosphere than a dining room.

Even if your house doesn't have a built-in breakfast nook, you can create the feeling of one by putting a table and chairs in a small corner of your kitchen or living room that doesn't get much use. Not only will you gain a cosy niche for eating, chatting and reading, but you'll also be optimizing your living space by turning an awkward alcove into useable

space. For maximal seating and legroom, think about installing benches or banquettes along the walls and using a pedestal table instead of a regular table and chairs.

To make your breakfast nook more inviting, include a hanging lamp over the table and add pillows to the benches or chairs for a bit of colour and comfort. Keep in mind that the best place for a breakfast nook is usually by a window: the view to the outdoors will prevent the space from feeling too cramped and keep your breakfast nook bathed in natural light during the day.



# Accent ceilings: a great way to make any room stand out



When it comes to interior decorating, ceilings are rarely considered beyond the customary coat of white paint. But instead of ignoring your ceilings, think about highlighting them to make your rooms really stand out.

A jewel-toned ceiling in an otherwise neutral room will make the room look taller while adding a lively pop of colour.

Tin ceiling tiles (or plastic ones made to look like metal) add a touch of old school glamour to any space, especially a kitchen.

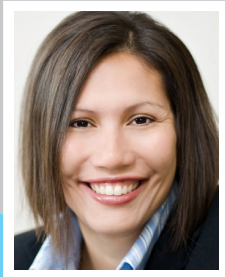
If you have a home with unconventional ceilings

that are vaulted or beamed, painting them will highlight the unique feature. Likewise, consider using wallpaper on a tray or recessed ceiling for greater impact.

Paint and wallpaper aren't the only things you can put on your accent ceiling. Hang a tapestry on the ceiling for a bohemian look or decorate a child's bedroom with polka dot decals for a modern take on the glow-in-the-dark stars you may have grown up with.

No matter how you choose to embellish your ceiling, make sure you don't overwhelm the room by keeping the walls simple.





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