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HOMES ALMANAC

WEDNESDAY, JUNE 13, 2018



HEMLOCK RIDGE SUBDIVISION

(Vrooman to Painesville Warren Rd in Leroy)

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CHOOSE YOUR LOT - CHOOSE YOUR BUILDER!

S/L 4 Monte Dr.	1.50 AC	\$38,500
S/L 8 Monte Dr.	3.36 AC	\$48,500
S/L 10 Monte Dr.	3.37 AC	\$55,000
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S/L 2 Painesville Warren Dr.	1.40 AC	\$27,500
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Dawna Smith-Miheli
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Contact Mimi at 216-559-MIMI for info on these lots



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I have buyers looking to buy in Lake County, contact me if you are thinking of selling



(440)477-2676
sharonflyter@howardhanna.com
estateshar@aol.com

All Offers Considered



Eastlake

- Four large bedrooms
- Beautiful brick fireplace
- Newer kitchen
- Enjoy Lake Erie views
- Wood floors
- Over 1800 square feet

Euclid - \$120,500



- Picture Perfect
- Hardwood Floors
- Great three levels of living
- Four bedrooms
- Fenced yard
- Charming fireplace
- Remodeled kitchen and bathrooms.

New Price



Mentor-on-the-Lake - \$105,000

- One and a half bathrooms
- Walk to the lake
- Two and a half car garage
- Quaint back yard.
- Hardwood floors

Willoughby Hills - \$299,900



- Gorgeous newer home (1996)
- Over an acre of professionally landscaped lot.
- Five car garage
- Newer hardwood floors (9-17)
- 3200 sq.ft.



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TO YOU OR I'LL BUY IT!"**

Beautiful Estate



\$799,900 OR TRADE

5 bedrooms, 3.5 bath Colonial waterfront estate, beautifully updated with gleaming wood floors and 4 fireplaces. Private lake. Carriage house offers full apartment and storage.
440-667-4427 www.JohnDeSantisSold.com

Over 5 Acres



\$695,000 OR TRADE

Incredible grounds and beautiful setting awaits you in this Daisy Hill estates. This Colonial could easily be updated or build your dream home on this lovely 5+ acre site.
440-667-4427 www.JohnDeSantisSold.com

Chesterland Colonial



\$549,500 OR TRADE

4 bedroom, 5 bathroom, stately colonial tucked away on a wooded cul-de-sac lot. 2 story foyer. Large eat in kitchen w/ tons of counter space. Master suite. Huge deck for entertaining.
440-667-4427 www.JohnDeSantisSold.com

Kirkland Hills Colonial



\$489,500 OR TRADE

4 bedrooms, 4.5 bath spacious colonial with vaulted ceilings and magnificent wooded lot. Private second level porch with hot tub. Built-ins, private bathrooms and additional room in lower level.
440-667-4427 www.JohnDeSantisSold.com

Perfect for Entertaining



\$429,900 OR TRADE

4 Bedroom, 6 bathroom colonial with an outside pool, hot tub and bocce ball court. 3 fireplaces. Large kitchen with granite countertops. Master bedroom. Lots of storage.
440-667-4427 www.JohnDeSantisSold.com

**Quote from
Mike and Jennifer:**
"We would like to thank John DeSantis for the use of his Trade-Up Program. He actually bought someone else's home so they could buy ours. Thanks again for your innovative ideas. They really work!"

Mentor Colonial



\$319,900 OR TRADE

4 bedroom, 3 bathroom, beautiful colonial w/ large updated eat-in kitchen and stainless steel appliances. Two story great room. 4 spacious bedrooms. Finished basement. End of cul-de-sac.
440-667-4427 www.JohnDeSantisSold.com

South Russell



\$299,900 OR TRADE

Over 1 acre cul-de-sac treed lot. Updated eat-in kitchen. All 3 baths updated. Hardwood floors. 4 bedrooms. Newer siding. Family rm w/fireplace. Full basement. 1 yr home warranty. *
440-667-4427 www.JohnDeSantisSold.com

South Willoughby



\$285,000 OR TRADE

Outstanding One of a Kind Opportunity* 1.4 Acres Consisting of 3 different parcels* 3,000 Sq. Ft. Home on One Parcel* 2 Approved Buildable Lots* 3 Car Garage* 2 Porches* Finished Lower Level* In-Law Suite Potential w/Separate Entrance*
440-667-4427 www.JohnDeSantisSold.com

Perry Colonial



\$284,900 OR TRADE

4 bedroom, 2.5 bath Beautiful newer colonial. Large updated eat-in-kitchen with granite counters. Two story great room. Pristine floors. 4 spacious bedrooms! Private wooded lot.
440-667-4427 www.JohnDeSantisSold.com


Great Location



\$199,900 OR TRADE

3 bedroom, 1.5 bathroom, colonial, contemporary/modern home situated on a quiet cul de sac street. Private wooded lot. Exterior recently painted. All appliances included. Open floor plan.
440-667-4427 www.JohnDeSantisSold.com

First Floor Master Bedroom



\$199,900 OR TRADE

3 bedroom, 2 full bathroom, first floor master bedroom, beautiful stone fireplace, fresh decor, finished basement lots of storage. Whole house generation. Private Patio.
440-667-4427 www.JohnDeSantisSold.com

South Mentor Cape Cod



\$194,900 OR TRADE

3 bed, 3 bath, meticulously maintained Cape cod. Updated through out with quality and attention to detail. Picture perfect home on double lot in prime South Mentor Location.
440-667-4427 www.JohnDeSantisSold.com

Willoughby Colonial



\$182,500 OR TRADE

4 bedrooms, 2.5 bath large updated Colonial in Ridge Acres. Large formal living room and dining room. Family room with fireplace. Four spacious bedrooms. Three car garage. Awesome location.
440-667-4427 www.JohnDeSantisSold.com

Lake Erie Shores Lifestyle



\$189,900 OR TRADE

Colonial 3 bed, 2.5 baths. Freshly painted. Open floor plan. 9ft ceilings. Sun room. Drinking filtration system. Generator. Home Warranty. Parties in the pavilion watching sunsets.
440-667-4427 www.JohnDeSantisSold.com


South Wickliffe Ranch



\$129,900 OR TRADE

Awesome super sharp * 3 super sized bedrooms* Eat-in kitchen* Formal dining room* Hardwood floors* Finished lower level w/family room, utility room & workshop* Attached garage* One year warranty*
440-667-4427 www.JohnDeSantisSold.com


Brick Bungalow



\$129,900 OR TRADE

Double lot. Totally updated* eat-in kitchen* 2 full baths. Hardwood floors. Finished waterproofed basement. 2 car garage. Enclosed patio. Close to park. Convenient location. Home Warranty.
440-667-4427 www.JohnDeSantisSold.com

Quiet Street



\$124,900 OR TRADE

2 bedroom, 2 full bathroom, ranch. Handicap equipped. Condo living with no common walls. Vaulted ceiling in great room for an open and airy feel. Wheel chair friendly home & private patio overlooks wooded land.
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Updated Ranch



\$110,000 OR TRADE

3 Bed, 1.5 bath, ranch home loaded w/ updates* jumbo updated Eat-in kitchen w/ new cabinets, back splash, 2 updated baths, *newer windows* all new carpeting* central A/C*
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General Manager



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Kirtland Colonial



\$419,900 OR TRADE

4 spacious Bedrooms, 4 full bathrooms, colonial with high ceilings. Large eat in kitchen. 1st floor office

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Private Colonial



\$374,500 OR TRADE

4 bedroom, 4 bathroom, large updated eat-in kitchen with granite and loads of counters pace and cabinets. Large expansive walk out finished basement. Gorgeous private six acres!

440-667-4427 www.JohnDeSantisSold.com

All Brick Colonial



\$339,900 OR TRADE

Brick colonial situated on 4 private wooded acres. 1st flr laundry, eat-in kitchen, 5 car garage. Huge master bedroom & bathroom. Stairs from basement to garage.

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South Willoughby Opportunity



\$299,000 OR TRADE

Unique 2 Homes (1 Century Home) On 2.48 Park-like Acres* Both Could Be Restored/Updated And Be Resold* Or Land Could Be Used For Condominium Development* Wonderful South Willoughby Location*

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Quote from Greg and Jean:

“John DeSantis offered to buy our home for cash and then sold it in 13 days!”

Chesterland Home On 5 Acres



\$239,900 OR TRADE

Beautiful century home on picturesque 5 acres. Large kitchen. Huge family room w/ fireplace. Spacious 4 bedrooms. First floor master with dual closets. Lots of charm & character.

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**TOP 5 SALES
TEAM IN OHIO!
2012-2015**

Willoughby Hills Ranch



\$209,900 OR TRADE

3 bedroom, 2 bath ranch. Updated eat-in kitchen with high end cabinets, new countertops and stainless steel appliances. Full basement. Backyard with huge patio. Beautiful inside & out!

440-667-4427 www.JohnDeSantisSold.com

Shaker Hts. Colonial



\$224,900 OR TRADE

This Colonial features 4 bedrooms, 2 bath & flexible floor plan. Kitchen opens to family room, formal dining room overlooks living room. Master bedroom suite w/ glamour bath & walk-in closet.

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Concord Bi-Level



\$214,900 OR TRADE

3 bedrooms, 1.5 bath Bi-level located on a 2 acre wooded lot. Updated newly painted and carpeted bi-level. Huge deck looks over creek. Large storage barn. Clean and move in condition.

440-667-4427 www.JohnDeSantisSold.com

Awesome Super Sharp



\$189,900 OR TRADE

Updated ranch. 3 jumbo bedrms with a master suite & private bath. Eat-in kitchen, newer: cabinets, counters, appliances & flooring. 2 full updated baths. Fireplace. Attached 2 car garage.

440-667-4427 www.JohnDeSantisSold.com

Mayfield Colonial



\$149,900 OR TRADE

3 bedroom, 2 full bathroom, large updated colonial. Three spacious bedrooms. Loads of closet space. Updated eat-in kitchen. All you have to do is move-in!

440-667-4427 www.JohnDeSantisSold.com

Family Home



\$149,900 OR TRADE

Awesome super sharp & spacious *5 BR, 2.5 baths* Updated eat-in kitchen* Great room w/ vaulted ceilings and fireplace* Wood floors in living room and bedroom*all updated baths* Sun room w/ skylites

440-667-4427 www.JohnDeSantisSold.com

Quiet Neighborhood



\$134,500 OR TRADE

3 bedroom, 1 bathroom colonial w/ extra deep garage w/ 3 bays, storage, & attic. Quiet desirable neighborhood in Mentor. Close to shopping, restaurants and highways.


440-667-4427 www.JohnDeSantisSold.com

FIND OUT WHAT YOUR HOME IS WORTH!

FREE QUICK OVER-THE-INTERNET For a Home Evaluation Visit

www.JohnDeSantisSold.com

Investment Rental




\$109,900 OR TRADE

Great cash flowing 2 unit investment opportunity in Painesville. 3 bedroom on the main floor and a 1 bedroom on the second floor. Tenants pay gas & electric. Current owner has purchased all new siding to be installed.

440-667-4427 www.JohnDeSantisSold.com

Utopia Beach Colonial



\$109,900 OR TRADE

3 bedrooms, 1.5 bath Colonial North of Blvd-Walk to Lake*Eat-in-Kitchen w/ Breakfast Room*1st Floor Den*3 Extremely Large Bedrooms*Hardwood Floors*Extra Lot*Home Warranty*Convenient Location

440-667-4427 www.JohnDeSantisSold.com

Mentor Townhouse




\$109,900 OR TRADE

Totally updated eat-in kitchen w/ new appliances & granite counters. Bamboo wood floors in living room. 3 updated baths. New carpet. Full finished basement. Enclosed patio. Garage.

440-667-4427 www.JohnDeSantisSold.com

Sharp Colonial



\$74,900 OR TRADE

3 bedrooms, 1.5 bath Colonial Eat-in-kitchen! Large dining room & living room with fireplace. Den/possible 1st floor bedroom. Spacious bedrooms on 2nd floor. 2 car detached garage.

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and Sold Over 500 Homes in 2017!**

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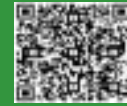
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Michael's Cell: 440-667-7046

Jan's Cell: 440-567-5866

Amy's Cell: 440-415-5047

Website: michaelwarren.howardhanna.com



<p>MADISON \$194,500</p> <p>PENDING</p>  <p>UPDATED SPLIT LEVEL WITH 5 ACRES * 3 Br's & 2 Ba's * Liv Rm w/wood stove, Fam Rm w/woodburning FP * Remodeled Kit-Dining Combo * Updated Baths * 15x11 Enclosed Patio & a Paver Patio * 30x40 Outbuilding * 16x20 Shed</p>	<p>MADISON \$84,900</p>  <p>UPDATES GALORE! 2 BR's-could function as 3 * Every Room freshly Painted * most new Flrs * Family Rm w/Woodstove * Office * Mud room * Lg Utility Rm * Oversized 2 Car Garage</p>	<p>MADISON \$499,500</p> <p>NEW LISTING!</p>  <p>LAKE ERIE FRONT 2600+ RANCH W/ 3BR'S & 3BA'S Major Updates * Great Room w/Gas Fireplace * Dining Rm * 1000 sq. ft. addition includes Master Ste w/propane Fireplace, Dining Rm, 2 Bths * Stamped Concrete Patio, Screened in Gazebo, 2nd Patio & Firepit * Enjoy Lake Views of sunrise, sunsets & sailboats!</p>	<p>EUCLID \$64,900</p> <p>NEW LISTING & PRICE!</p>  <p>CONDO W/LAKE ERIE VIEWS * 2 BR's * 2.5 BA's * Appliances Stay * Amenities Galore! Heated Pool, Party Rm, on site Laundry, Fitness Rm w/Sauna, Enclosed Balcony. Call for Details!</p>	<p>GENEVA \$164,900</p> <p>NEW LISTING!</p>  <p>ATTRACTIVE 3 BDRM/ 2 BATH RANCH * Vaulted Liv Rm w/Floor to ceiling Gas Fireplace * Kitchen w/App'l's & Pantry open to Dining Rm * Family Rm opens to Patio * 16x16 Shed * Two Car Garage w/Concrete drive</p>
<p>MADISON \$189,900</p>  <p>OUR PLANS OR YOURS! BUILD YOUR DREAM! * Lake Erie area .84 Ac lot * private Beach access thru Arcola Shores Assoc. * Local Builder/ Jim Zirkle * Flexible design * Multi Floor Plan opts * Addl building sites available * Check out builder's Facebook @ Custom Crafted Homes, Inc.</p>	<p>Your House Here!</p>	<p>MADISON \$49,900</p> <p>V.L. CUMMINGS</p>  <p>BUILDABLE DOUBLE-LOT w/ Lake Erie view!! Lots = 100' x 116' * Gas & Electric * City water & sewer * Paved dead-end street for low traffic * Private Beach & Park access w/ the optional \$200 annually HOA fee.</p>	<p>MADISON \$294,900</p> <p>NEW PRICE!</p>  <p>STONE & VINYL CONTEMPORARY COLONIAL * 4 Bdrm/2.5 Ba * Eat-in Kit w/ Island & all appli * Din Rm * Liv Rm w/ Gas Frpl * Mstr w/ 2 wic's & Bath * 1st Fl Laundry * Full unfin Bsmt * 3-car Gar * Green Star energy efficient home.</p>	<p>MADISON \$139,900</p> <p>UPDATES!</p>  <p>ENJOY ONE-FLOOR LIVING W/ THIS 4 BDRM RANCH! * Lovingly maintained * 2 Full Baths * Lg Living Rm w/ Fireplace * Updated Kitchen * Patio * Fenced Backyard * 10x20 Outbuilding</p>
<p>MONTVILLE \$29,900</p> <p>NEW PRICE!</p>  <p>BUILDABLE LAKE MONT-MERE LAND! * 2 Acres w/ 200' of private beach Frontage * Electric available at street * Enjoy fishing, boating, swimming, kayaking & more!</p>	<p>MADISON \$239,900</p> <p>NEW PRICE!</p>  <p>COLONIAL IN DUGANS FARM W/4 BR'S & 2.5 BA'S Formal Liv Rm & Din Rm * Large Family Rm w/ FP Large Master Suite * all BR's w/Walk-in Closet First Flr Laundry * Partially Fin. Bsmt w/Rec Area 2 Car Gar * Porch * Deck * View of Pond</p>	<p>MADISON \$199,900</p> <p>NEW LISTING!</p>  <p>WELL MAINTAINED RANCH ON 6.4 ACRES * 3 BR's & 2 Ba's * Liv Rm w/FP * Updated Kitchen * Master BR w/FP * Sun Rm * 2 Car Garage w/Storage Shed * Large Outbuilding * Above Ground Pool</p>	<p>MADISON \$279,900</p> <p>NEW LISTING!</p>  <p>ATTRACTIVE 4 BDRM/ 3.5 BATH CAPE COD * Liv Rm plus Fam Rm, LL Fam/Media Rm, & Rec Rm for great living space * Kitchen w/ SS Appl's & Pantry * Din Rm * Office * Patio * Deck * Firepit * Shed * 3- Car Garage * so much to offer!</p>	<p>LEROY \$269,900</p> <p>3400+ SQ FT!</p>  <p>UPDATED COLONIAL W/3BR'S & 2.5 BA'S * 2 Ac Lot * Grt Room w/ Gas FP, built-ins & TV * Kit w/ Granite countertops * Formal Din Rm * Lg fin. Bsmt w/Rec Rm * 2-Car Heated Gar * Trex Deck & Stamped Patio * Fire Pit & lg Outbuilding</p>
<p>HARPERSFIELD \$209,900</p> <p>PENDING!</p>  <p>CHARMING 2000+ SQ FT CAPE COD! * 3 Bdrms / 2.5 Baths * Living Rm w/Fireplace, Family Rm & a Den w/ Woodburner * Kitchen w/ cozy Breakfast Rm * Dining Rm * Screened Porch * Patio * 2-story Garage</p>	BUILD YOUR DREAM HOME!			
<p>CONCORD \$239,900</p> <p>GIRDED RD.</p>  <p>4 POTENTIAL BUILDING LOTS! 9.95 Acres * Fronting on 2 different Streets * Gas & Electric & Water available * Seller will consider individual lot sales</p>	<p>MADISON \$34,000</p>  <p>VACANT LAND LAKE ERIE VIEWS & BEACH ACCESS ARE YOURS when you choose this cleared lot for your unique home site. Arcola Creek Estuary is your neighbor. Both city water & sewer availability complete this "one of a kind" built site.</p>	<p>MADISON \$34,900</p> <p>NEW LISTING!</p>  <p>BUILD YOUR DREAM HOME ON 1 ACRE LOT ON WOOD RD. * Cleared & level 1 acre lot. * 100' Road frontage * Electric, Gas & Water available at street.</p>	<p>MADISON \$34,900 & \$39,900</p>  <p>5+ AC LOT & 7+ AC LOT ON LEVEL GROUND. Gas, Electric & Water available at street. Buy one or both to build on. Lots are close to Family Outdoor YMCA. Split will be done before closing.</p>	



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163 Amy Ave • 4 bedrooms | 2 ½ Baths | 2 Car Garage | 2,358 sq. ft.

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- Fireplace with flush stone hearth and stained mantle
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Michael Kaim

**\$190,000** CHARDON

Make this home your home. This well maintained 3 bedroom, 2 and 1/2 bath Split Level home sits on a private 1 acre partially wooded lot at the end of the Cul de Sac.

**\$649,900** CHARDON

Welcome to this gorgeous contemporary colonial on a cul de sac in Walden Oaks with panoramic views! Property backs up to an 84 acre nature preserve providing a private setting.

**\$379,900** CONCORD

Stunning colonial situated on fantastic .63 acre lot in sought after Ellison Creek subdivision. Featuring 4 bedrooms and 3 1/2 baths. Vaulted 2 story foyer with open stairwell.

**\$679,900** CONCORD

Custom built Alexandra Fine Homes home with 16 x 32 inground heated pool by Signature Pools. Gourmet eat in kitchen with granite countertops, custom cabinets, huge breakfast island.

**\$149,900** KIRTLAND

Lake Auction Services Auction (Not a Live In-Person Auction). Published List Price is the "Suggested Starting Bid". Auctioneer Mike Fergus #200700027

**\$152,000** MADISON

Enter this impeccably cared for home from the welcoming front porch. The eat in kitchen offers plenty of counter space and cupboards. The large living room has a lovely gas fireplace.

**\$699,900** MENTOR

Incredible opportunity to own waterfront property offering nearly 200 feet on the Mentor Lagoons with direct Lake Erie access. Situated on quiet dead end st with mature landscaping.

**\$118,500** MENTOR

Nothing to do but MOVE IN! Most all big ticket items have been installed or replaced! Newer windows, newer shingles, 10' x 10' porch, upgraded fuse panel to breaker panel, central air.

**\$189,900** MENTOR

You'll fall in love with this charming, 3 bedroom 1 1/2 bath, split level home situated in beautiful Mentor, Ohio. Vaulted ceilings give a spacious, open feeling as you enter the home.

**\$107,900** MENTOR

Welcome to Chestnut Commons! An FHA approved development. This condo is a MUST see with many updates throughout. Bathrooms have been updated along with lighting.

**\$525,000** MENTOR

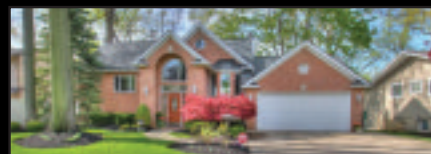
REMARKABLE OPPORTUNITY ESTABLISHED LANDSCAPE MATERIAL BUSINESS FOR 40 YRS INCOME RAGE \$70K-\$80k BEAUTIFULLY MAINTAINED 3 STORY COLONIAL.

**\$229,900** MENTOR

Fantastic ranch with open floor plan, open eat in kitchen, oak cabinets and breakfast bar. Vaulted dining/living room combo plus nice family room off the back of house.

**\$349,900** MENTOR

Incredible 3000+ SF sprawling ranch situated on park like 2.13 acres setting. Remodeled gourmet eat in kitchen with stainless steel appliances, maple cabinets, ceramic tile floors.

**\$495,000** MENTOR

Incredible waterfront home on Mentor Lagoons equipped with 4 docks with Lake Erie access. 20K LB boat lift, each dock has 30 amp service and water. Stunning open floor plan.

**\$479,000** MENTOR-ON-THE-LAKE

Spectacular Lake Erie Front Ranch! Open Layout with Breathtaking Views from All Rooms! 3/4 Bedrooms with Den! 3 Full Baths! Beautiful Hickory Wood Flooring!

**\$121,900** NEWBURY

A rare find! This updated end unit condo in the sought-after Kimmeridge Trail. The first floor has newly installed Pergo flooring. Eat in kitchen has new counter tops.

**\$309,900** NEWBURY

Welcome Home to this gorgeous 3 bedroom 2 bath conventional, completely custom built from top to bottom. This home offers over 2,100 square feet of living space.

**\$224,900** PAINESVILLE TOWNSHIP

Move into this spacious cape cod on a cul de sac. Open eat in 16 x 17 kitchen with bay window leads into 17 x 15 great room with gas fireplace. 1st floor 17 x 12 master features 2 walk in closets.

**\$169,900** TIMBERLAKE

Fantastic nearly 1700 SF colonial completely remodeled throughout. Open eat in kitchen with stainless steel appliances, opens to dining area with access to backyard.

**\$179,900** WILLOWICK

Meticulously cared for 1,550 SF split loaded with extras and updates. Remodeled kitchen with granite countertops and newer oak cabinets and breakfast bar that opens to dinette.

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#2 BHHS team in USA 2015****Toll Free 855-974-0404**
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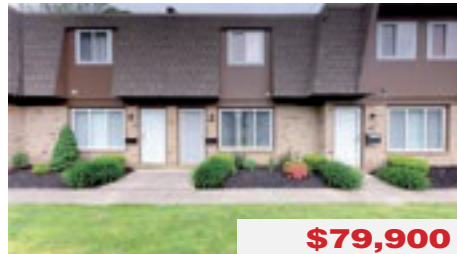
12442 Carter Rd,
Painesville



\$144,900

Melissa C. Lendvay 216 970-2902

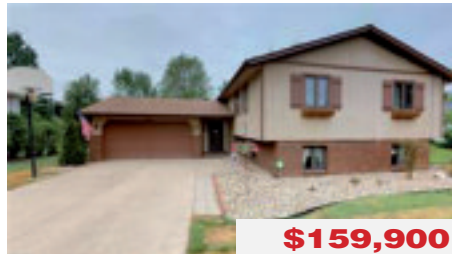
6400 Center St,
Mentor



\$79,900

Jennifer L. Allen 440 796-4833

411 Clay St,
Geneva



\$159,900

Kayleen McDowell 440 867-8288

6111 Center St,
Mentor



\$114,900

Melissa S. Harford 440 463-2424

88 Bryn Mawr Dr,
Painesville



\$224,900

Denise A. Quiggle 440 251-9985

5477 Root Rd,
Conneaut



\$139,900

Kayleen McDowell 440 867-8288

1416 Overlook Dr,
Ashtabula



\$189,900

Melissa C. Lendvay 216 970-2902

607 US Route 322,
Orwell



\$159,900

Kayleen McDowell 440 867-8288

2604 Taylor Ln,
Twinsburg



\$242,900

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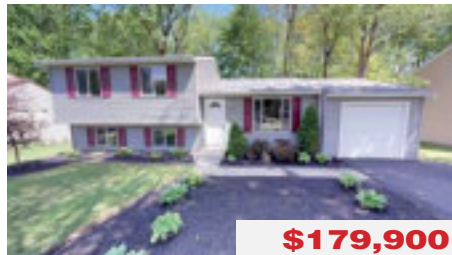
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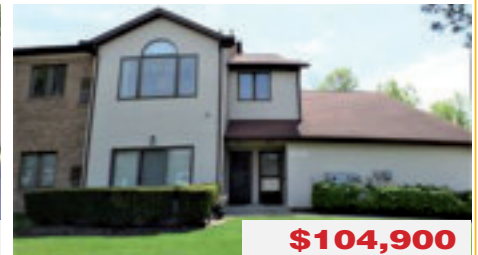
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1519 BENNETT ROAD, MADISON \$164,900

OPEN HOUSE SUNDAY, JUNE 17th | 12pm-2pm

This home offers a 3 bedroom large open floor plan separating the dining room that leads to an over sized heated 2 car garage, newer flooring throughout. Master suite with a walk in closet and a door that leads to a private patio completely fenced in on a park like setting on almost a 1/2 acre.

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1568 GLENVIEW AVENUE, MADISON \$119,500

OPEN HOUSE SUNDAY, JUNE 17th | 12pm-2pm

Ranch home offers 3 bedrooms, updated Kitchen within last 5 months, large dining room, living room, with wood burning stove, vaulted ceilings. Large Master suite with vaulted ceilings. Real hardwood floors throughout. Every room was just repainted. The bathroom was recently remodeled. So many updates within past 6 months. The laundry room that leads to oversized back deck and park-like backyard. All situated on 3 lots. Large shed in the rear of property and play yard stays. New furnace - March 2018.

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6209 INVERNESS DRIVE, MADISON \$119,000

3 bedroom large bi level home that offers 1.5 baths a large kitchen with an island, back patio and a 1 car attached garage. This home has tons of storage and does need a little TLC. Priced to sell!

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1915 EAST TUTTLE PARK ROAD, MADISON

OPEN HOUSE SUNDAY, JUNE 17th | 12pm-2pm

The one you have been waiting for. Large ranch home with full basement. Three Bedrooms, Office/Den, laundry room, Dining room, and large kitchen. All new cabinets, stainless steel appliances, luxury vinyl flooring, countertops and much more. Very large living room with a fireplace. Attached garage, New furnace, hot water tank, and roof. New flooring throughout, fixtures, and lighting. It is walking distance to the park and lake. Situated on a fenced in double lot with outbuilding and swing set. Please contact listing agent for more information.

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Very nice brick colonial with large kitchen with nook, dining room, and oversized living room with Heatilator fireplace, 2-porches up & down.



\$159,900
241 Steeplechase
Willoughby Hills

A rare find in this meticulously kept one-owner condo in Steeplechase. 3-bedroom, 2.5-bath cape condo on cul-de-sac. Has 1st-floor master w/ full-bath & walk-in closet. Owner paid premium to have fireplace & extra large lot.

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Mentor on the lake-
\$109,900

Purchasing a home is a big step, but you will only have a few steps with this split level design. Sunny picture window lights the living room. Kitchen with eating area that has slider to enclosed patio room at back of home. Patio room opens onto deck with view of fenced yard. Family room on lower level for entertaining or just relaxing. 3 bedrooms, and full bath complete your upper level. Attached garage is a bonus. So jump in and call today don't let this one get away! #3999135



Madison-\$89,900

Are you dreaming of one floor living in a 3 bedroom Madison Twp ranch. It is situated on almost half acre lot on a quiet dead-end street. Deck over- looking park like yard with charming garden pond. Spacious Living room with fireplace, hardwood floors and sunlit picture window. Pine retro kitchen with room for your table. Full basement and 2 car attached garage will complete your wish list. #4003123



Chardon-\$295,000

Feel Calm & tranquil when the beauty of nature envelopes you! Meander up lush green knoll to your stately stone accented Estate amidst a canopy of mature trees & a babbling brook. Wandering this 2 acres you discover an Abundance of flowering plants, ornamentals & fruit trees that were lovingly planted. Await your guests at your double doored entry w/ornate leaded glass. You are greeted by your 19' long grand foyer. The abundance of natural light and hipped vaulted ceilings add to the rooms airy feel. Open Kitchen design is made striking by its cathedral ceiling, wall of windows & upscale white cabinetry that show cases the Jenn-air range top w/grill, Kitchenaid double convection ovens & Corian counter tops. Cultivate your green thumb w/green house like features. Enjoy the warmth of built in cabinetry in your office/den. Sunlit Family room will delight you as it opens onto expansive stone patio w/terred garden area. Pamper yourself with First floor Master suite offering dressing room, custom closet system, bath w/jets, walk in shower. You have a bonus rm on 1st floor w/massive island for crafts, sewing, possibilities are endless. 2 bedrooms up, w/ 2nd bonus room & full bath. Expand your horizons w/21x9 workshop off garage w/double entry doors. Power outage no problem you have a generator. You will never want to leave home again. The home is appointed with the highest quality finishes in every room of its 3359 sq ft. Dreams do come true, yours is only a phone call away! #3998834



Willoughby-\$169,900

Look no more, just open the door! You are greeted by a lovely foyer w/hardwood floors. Chair rail & crown molding enhance Formal living & Dining Rm for Holiday fare. Eat-in Kitchen has lovely dark wood cabinets accented by granite counters, & tiled backsplash. Kitchen opens to Family Rm w/ fireplace centered on brick accent wall. Home offers comfortable one floor living with 2 bedrms, and 1 1/2 baths, laundry & utility rm on first floor. 2 more bedrms, and full bath on 2nd flr. Sun room for a relaxing summer eve. Perfectly placed on cul-de-sac drive. Home sweet home is one call away! #3984420



Eastlake-\$24,900

Woody feel of this property would make Robinhood a merry man. This cozy 1930 Bungalow has that cottage feel, but make no mistake it will take time and hard work to make this home sweet home once again. This property has a double lot. Home backs to Woodland Park. Bring your skills, and your brave and hardy workers. Opportunity awaits, call today! #3987411

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Run air conditioners without wasting energy

Few people can make it through the dog days of summer without turning on their air conditioners. Men and women concerned about the environment and conserving energy may try to avoid using their air conditioners, but doing so on especially hot days can be challenging and potentially even deadly.

The Centers for Disease Control and Prevention estimates that roughly 600 people die from complications related to extreme heat each year. Heat stroke can result when a body overheats after prolonged exposure to or physical exertion in high temperatures. The Mayo Clinic notes that the condition is most common in summer and that a lack of air conditioning during periods of sustained hot weather is a risk for heat stroke.

Conserving energy during summer is a noble pursuit, but people should not jeopardize their health in an effort to conserve energy. Air conditioners might not be the most eco-friendly appliances, but there are ways to run them without wasting energy.

- **Use a window unit or zoned system overnight.** The U.S. Department of Energy notes that central air conditioners are

more efficient than room air conditioners, which are typically installed in windows. But central air conditioning systems that are not zoned may be cooling empty rooms overnight. Apartment dwellers may find window units less wasteful, while homeowners who can afford to install zoned air conditioning systems may rest easier knowing they are only paying to cool certain parts of their homes overnight. Zoned systems come equipped with programmable thermostats that homeowners can adjust when they go to bed, ensuring they won't be cooling empty living rooms and basements overnight.

- **Have units serviced before summer begins.** Well-maintained central air conditioners will work more efficiently. Routine maintenance of air conditioning systems will ensure that systems aren't working harder, and therefore consuming more energy, than necessary to cool a home.

- **Let fans and air conditioners work together.** The DOE notes that using fans and air conditioners simultaneously is an effective way to circulate cool air throughout a home. By running both fans and air conditioners at the same, the air condi-



tioners won't have to be run as long or as hard as they would if no fans were turned on.

- **Conserve energy in other ways.** Because the dangers of heat stroke and heat exhaustion are so considerable, men and women should never keep their air conditioners off on hot days simply to conserve energy. Finding safer alternatives to conserving energy on hot days can be just as effective and won't put consumers'

health at risk. Unplug appliances that are not being used and prepare cold dinners so ovens that can make home interiors feel hotter won't need to be turned on. In addition, take advantage of the longer daylight hours in summer and keep lights off until the sun goes down. These are safe ways to conserve energy on hot days.

Air conditioners can keep people safe during summer, and there are ways to use them and still conserve energy.



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How to create an eye-catching gallery wall

Gallery walls, also called moment walls, are one of today's hottest home decor trends. Gallery walls enable homeowners to create visually appealing groupings of photos, frames, wall art, and much more to dress up any room in the house.

Gallery walls can make a statement in the living room, add finesse to an entryway or showcase special items along a staircase. One need only do a quick internet search or browse through lifestyle magazines to see examples of gallery walls for inspiration.

Anyone with a little determination can design a gallery wall.

- **Find your muse.** The first step to creating a gallery wall is to choose a theme. If floral prints are your thing or you love abstract art, build your gallery around these elements. You can even use color or frame style as the coordinating factor.

- **Take your time.** Some people rush into creating gallery walls, and that can be a mistake. Spend time picking out pieces

and trying different combinations before you take out the hammer and hardware. The mix should be captivating and look like it was a curated collection. Some pieces can be high-end, while others may be picked up at flea markets or even be your own artwork or photography.

- **Experiment with dimensions and levels.** Gallery walls need not be restricted to flat photos on a wall. Texture and depth can be used in wall designs. Intersperse shelving, sconces, wooden letters, clocks, and more to make the gallery even more eclectic. Feel free to build the gallery around items that are in the house, such as windows or televisions. This can help electronics blend into the design.

- **Establish your focal point.** Pottery Barn suggests making the center of the display at eye level, roughly 66 inches off the ground. Then build the gallery out from around that focal point. There are many patterns that can be built into the gallery, from "spiral" to "centered" to



"reflection" designs.

- **Create a template.** Lay the gallery design on the floor and cut newspapers or other paper to the size of each piece. Use masking tape to position these guides on the wall, trying a few arrangements until you are happy with the finished product. Then replace the paper with the artwork.

- **Hang items with precision.** Don't skimp on technique. Use a ruler, level and the right tools. This ensures pieces are straight and in line with others.

Gone are the days when large pieces of artwork fill empty walls. Gallery designs add statements and can balance rooms in creative ways.



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