

Globally Solid - Canada's Housing Market is in Balance

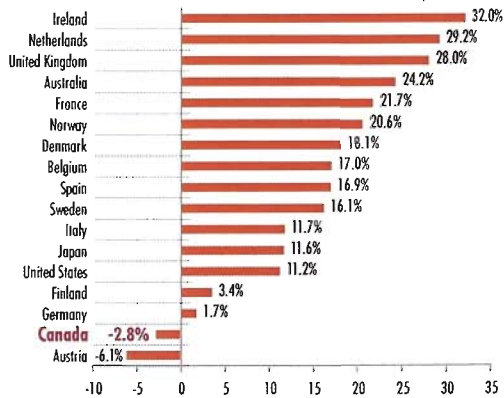
It's a constant question – "is there a housing bubble in Canada?" The Economists say "no." Predictions throughout the year recognized that sales volumes will change, prices will moderate – but that fundamentally, the Canadian housing market is not going to gyrate with the wide scale swings experienced in many other industrialized nations. Logical fundamentals – Canadian house prices increased, but not as much, or fast as other nations – relative to wages and consumer debt; Canadian Lenders were conservative and didn't introduce many of the risky or exotic US mortgage products.

In support of those economic predictions is an International Monetary Fund (IMF) study from 2008 that revealed the "Gap," or increase of house prices, around the globe using comparable benchmarks of affordability, disposable income growth, interest rates, changes in equity and the country's working age.

This 2008 chart illustrates house prices as higher or lower than IMF fundamentals reason they should be. For the Canadian Housing Market it's a good news story – even going into these challenging times, Canada was recognized as a good place to own a home.

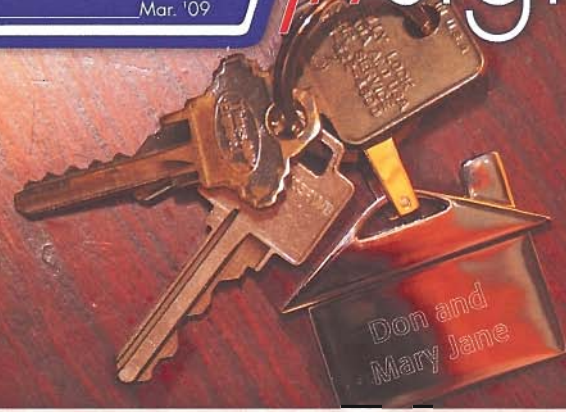
Price "Gap" – Good News For Canada

Source: International Monetary Fund, 2008



Realty *in* sights

Mar. '09



DON AND MARY JANE

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Our Knowledge Experience & Advice Works for You.

Dear Don and Mary Jane,

Here's good news – low interest rates, combined with the wide selection of homes for sale, add together as an opportunity for buyers. Plus, there's an IMF study that confirmed, based on Canada's economic fundamentals, our housing market went into this cycle in better shape than most of the industrialized world. Sure, real estate values have dipped, but nothing like what's happened in other nations or the drops and pops of the financial markets. And the forecast is good.

Of course, getting a global perspective is only one part. The real effect of this economy is at the local level. When you're curious about home values in your neighbourhood or anywhere else, call us for the local scoop. And if someone you know is thinking about real estate, please recommend us.

Regards,

Doug

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Earth Hour - Saturday March 28th – 8:30pm

Earth Hour started in Australia in 2007 with 2.2 million homes and businesses switching off their lights for one hour. In 2008, the movement went global, with 50 million people participating, including global landmarks such as San Francisco's Golden Gate Bridge, Rome's Coliseum, the Sydney Opera House and the Coca-Cola billboard in Times Square which were all dark for an hour.

In 2009, the organizers aim to have 1 billion people switching off their lights. So far, 80 countries and 750 cities are registered to participate including Edmonton, Halifax, Medicine Hat, Mississauga, Montreal, Oakville, Orillia, Ottawa, Toronto and Vancouver.

To participate in Earth Hour, just turn off your lights and appliances between 8:30pm and 9:30pm on the evening of March 28th. Join the world in a green evening.

Basements - Built Not To Leak. But Not Waterproof.

With the "spring thaw" about to hit, you may experience a basement leak. Not because of a permanent problem, but because on a rainy night, or during a warm day, a clogged eaves trough has water running over the edge and pooling beside the foundation wall.



Impossible to fix in an instant, there is a solution. Be prepared by getting a 4 x 8 foot sheet of 1/8" Masonite Board from your local home building supplier. If an eaves does overflow and causes pooling - lean this lightweight, flexible board against the wall and over the "pond" at a 45 degree angle, so dripping water flows away from your home.

It's a quick-fix \$10 solution for a dry basement until the rain stops and outdoor repairs can be made.

Heat Leak? Quick Tip - Point and Find.

Now, before the cold weather ends, is the time to discover "heat leaks" in your home. It's easy with a new Black & Decker device - the Thermal Leak Detector. Simply point the Detector at a known warm spot on an inside wall to create a reference point, then aim it at an area where you suspect a "heat leak." Check windows, doors, power outlets, and attic doors. If there is a temperature difference, the light on the Detector changes. For about \$40, it's a great tool to find energy savings.

Homes By Mail – A Century-Old Idea.

In 1908, Henry Ford introduced the assembly line for cars. The same year, Sears, Roebuck and Co. did much the same by introducing pre-fabricated home designs and selling them by mail order. Pre-designed, pre-cut – everything but pre-assembled, mail order homes popped-up everywhere.

Eaton's recognized the phenomenon and joined the "shop for a home at home" trend in 1912. For as little as \$890, delivered, a home could be bought from the catalogue.

Big, small, cottage and stately, there were hundreds of home designs to choose from. The order was shipped by train and then delivered by horse cart right to the property. And not only did the house come to the doorstep, home furnishings would be delivered too.

For over 30 years, there were about 100,000 homes shipped and many continue to dot the landscape across North America today.



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Doug – Your Real Estate Connection



For Sale

Arbour Lake

Immaculate 4 level split in popular community of Arbour Lake. This home can be purchased with all of it's contents. Over 1770 Sq ft developed on 3 levels. Newer Appliances! Excellent Value.



For Sale

Valley Ridge

ALBI-built bungalow with high-end finishings - rounded corners, stainless steel appliances, site-finished hardwood, soaring vaulted ceilings and MASSIVE windows. This home backs onto a nice Park.



For Sale

Varsity High End Condo

Loaded in high end finishings the Towers in Varsity were totally redone in 2000. Granite, Tile and Stainless appliances. Swimming Pool Library and Special Function room for owners in this Condo.



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