

Real Estate & Rentals

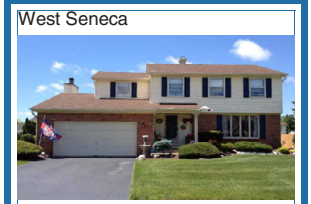
520 Houses For Sale

AMHERST:
62 Little Robin Rd.

Quiet cul-de-sac near UB Amherst in Audubon community. 2,007 SF w/ 4 BR (2 master BRs), 1.5 baths. 16x17 FR w/ gas fireplace. Central air. Furnace w/ humidifier and air filter. Two-car attached garage. Professional landscaping. One owner. \$209,900.

860-0341 by appt.
No agents, please.

CLARENCE: Woodbridge Village, 6160 Terrace Green. 3 BR, 2.5 bath Contemporary. \$320,000. Excellent condition! Many upgrades! 689-4745



39 Brookwood Drive
Price Reduced
\$219,900.

4 BR colonial in Arbor Estates. Spacious eat in kitch., sliding glass doors to patio & professionally landscaped yard with shed; Fam. rm. w/brick w/brp, skylights; covered front porch, walk in foyer with large closet; 1.5 baths; formal dining room; 10 year old furnace; central air, some new windows. Only one owner!

For info or private appointment,
Hunt Real Estate
Marialisa, 390-3133

WYOMING County: 2 BR Log Home. 2 car garage. On 24 acres with pond. 36' front deck, 24' covered porch. Minutes from East Aurora! Many extras! \$195,900. 880-0690

0530 Land For Sale

WALES: Cheapest building lot in Iroquois School Dist. Located on Reiter Rd. Rte. 400 & East Aurora only minutes away! 1 acre lot. \$18,000. Must see! Call Mike 954-3465

0535 Real Estate Misc.

RealEstateWNY.com
Complete Home Search

WNYbyOwner.com
Listings from
\$29.95
Flat Fee MLS
also available!
716-523-8508

0540 Mobile Homes

TWN of TONAWANDA: New 2 BR manufactured homes located in quiet park. Starting at \$26,000. Financing available with down payment. Sharon, 876-0829

0545 Open House

AMHERST: Open Sun., 1-3pm. 62 Little Robin Rd. 4 BR, 1.5 bath. Great curb appeal, lovely kitchen w/corain, Quiet Cul De Sac location. \$209,900. WNYbyOWNER.com

AURORA: Open Sun., 1-3pm. 4408 Reiter. Move in ready, 3 BR Ranch, 1 acre, Iroquois schools. \$159,900. America's Choice. americaschoice.com. 652-0588 or 491-0179.

CHEEK: 102 Lou Dr. Open Sunday, 1-4pm. 4 BR 2.5 bath Colonial. Huge eat in kitchen, modern baths, private yard w/in-ground pool! \$204,900. WNYbyOwner.com

520 Houses For Sale

CLARENCE:
4169 Foxwood Ln.

Open Sun., June 9th 1-3pm
Beautiful Single Family Home

4 BR's, 2.5 bath

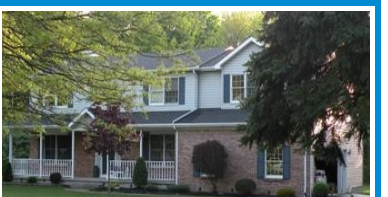


Mstr bath w/jacuzzi & walk in shower Formal DR & LR Full Basement Family Room w/fireplace Large Kitchen with Granite counter tops & Granite Island Hardwood Floors & carpet Forced Air heat Central Air Fully fenced yard Quiet street Shed Back Patio Desired Clarence schools Nearby shopping

\$327,000 580-3399

ELMA:

4 BR, 2.5 bath
2900 SF
\$327,000
255-1061



Beautiful Colonial two story on 1.2 acre semi-treed lot. Master bath w/Jacuzzi, Great room w/fireplace, den, dining room. Eat-in-kitchen with Quartz counter tops and Hardwood Floor. Built in 1992. New roof, furnace and AC in 2009. 2 car attached garage, Separate 26 x 46 building, Iroquois Schools.

0545 Open House

CHEEK: 8 Rushford Hollow Dr. Open Sat., 1-3pm. Elegant 2 BR, 1 bath patio home. \$169,900. 2.5% Real Estate Direct. Jeremy Barte. 574-4659. MLS# B423250.

CLAR: Open Sun., 1-4pm. 5119 Thompson. 3 BR, 3.5 bath. 3 tpics, 2.5 + 4 car garages, almost 2 acres! \$320,000. America's Choice. americaschoice.com 864-8726

CLARENCE: Open Sun., 1-3pm. Woodbridge Village, 6160 Terrace Green. 3 BR, 2.5 bath Contemporary. \$320,000. Excellent condition! Many upgrades! 689-4745

DEPEW: 28 Stewart Dr. Open Sun., 1-4pm. Completely renovated 3 BR, 1.5 bath Cape Cod. \$129,900. America's Choice. americaschoice.com. 310-1546

DEPEW: Open Sun., June 23rd, 1-3pm. 127 Woodlawn. 4 BR, 1 bath Cape. \$99,999. Century 21 Gold Standard. Diane Schaefer-Gawel: 689-4000. ML# B425339.

EAST AURORA: 30 Stewart Ct. Sat. & Sun., 1-3pm. Brick front 3 BR, 2.5 bath Ranch built 2010! 2 car gar, 1 acre. \$319,900. America's Choice. americaschoice.com 714-5536

EVANS: Open Sun., 1-4pm. 89 North. Remodeled top to bottom! 4 BR, 2 bath, parklike, almost 1 acre. \$198,900. America's Choice. americaschoice.com 549-0256 or 235-0128

HAMBURG: 3623 Cumberland Ln. Open Sun., 1-4pm. Maintained 4 BR, 2.5 bath Colonial. \$193,900. 2.5% Real Estate Direct. Laura Giuseppetti: 818-6017. MLS# B423247

HAMBURG: Open Sun., 1-3. 5191 Briarcliff. Immaculate 2 BR, 1.5 bath Townhouse. Frplc, air, deck, fn shd bsmnt. \$139,900. America's Choice. americaschoice.com. 202-4345

LACKAWANNA: Open Sun., 6/23, 1-3pm. 100 Palm St. Large cape, 4 BR, 2 bath. \$119,900. Bob & Jenny Laskowski. Realty USA. 716-308-8687. ML# B423191

LANCASTER: 239 Pleasant View. Open Sat., 1-3pm. & Sun., 1-4pm. 3 BR, 2 bath Ranch. \$256,000. 2.5% Real Estate Direct. Peter Epolito: 570-6026. MLS# B423088

LANCASTER: 56 Briarwood Dr. Open Sun., 1-3pm. Wonderful 4 BR, 1.5 bath Colonial. \$124,900. 2.5% Real Estate Direct. Peter Epolito: 570-6026. MLS# B424225

LANCASTER: 6 Olde Stone Ln. Open Sun., 1-4pm. Lovely 2 BR, 2.5 bath townhouse. \$124,900. 2.5% Real Estate Direct. Peter Epolito: 570-6026. MLS# B428903

LOCKPORT: 6434 Sherwood Dr. Open Sun., 1-3pm. Stunning 3 BR, 2 bath Ranch. \$297,900. 2.5% Real Estate Direct. Suzanne Chaskes: 908-9580. MLS# B431848

555 Real Estate Services

Michael J. Montesano
Attorney at Law

Residential Real Estate
Wills and Probate
General Practice

Please call:
(716) 604-5844

0545 Open House

N. TONA: Open Sun., 1-4pm. 739 Castlebar. Updated 4 BR, 1.5 bath Colonial, 2 car gar, frplc, air, deck, awning \$169,900. America's Choice. americaschoice.com 909-6800

PENDLETON: Open Sun., 1-3pm. 7315 Pendale. Stunning 3 BR, 2.5 bath, 2 car gar, Starpoint schools. \$239,900. America's Choice. americaschoice.com 694-2539 or 628-6857

SHELDON: Open Sun., June 23rd, 1-3pm. 10 Grandview. 4 BR, 2 bath. 2 Story. \$189,900. Century 21 Gold Standard. Mike Campanella: 652-0232. ML# B427260.

TWN of TONA: Open Sun., 1-4pm. 83 Tulane. Updated main free owner occupied 2-family, must see! \$167,000. America's Choice. americaschoice.com 875-1316

WEST SENECA: Open Sun., 6/23, 1-3pm. 985 East & West Rd. Stunning Ranch, 3 BR, 2 bath. \$199,900. Bob & Jenny Laskowski. Realty USA 716-308-8687. ML# B427851.

WHEATFIELD: 2464 Jagow Rd. Open Sun., 1-3pm. Beautiful 3 BR, 3 bath Colonial. \$329,900. 2.5% Real Estate Direct. Julia Gatto: 725-8191. MLS# B431210

WHEATFIELD: Open Sun., 1-3pm. 3315 Joshua. 3 BR, 2.5 bath, former model, 2.5 car gar, complete frshd bsmnt \$274,900. America's Choice. americaschoice.com 480-1420

WILSON: 4831 Lake Rd. E. Open: Sun. 1-3 pm. Lake front 3 BR, 2 bath Ranch. \$274,900. 2.5% Real Estate Direct. Julia Gatto: 725-8191. MLS# B424347

0549 R. E. Seminars

Elizabeth Ellis
of Tonawanda
YOU ARE A WINNER!

Call the Bee at 632-4712 before Monday at 10am to claim your Dipson Theater movie passes!

565 Vacation Property

LIME Lake:
Adorable 2 BR Cottage
on Lime Lake.

Gorgeous views from wrap-around deck. Walkout bsmnt for storage. Newer plumbing & remodeled bthrm.

15 minutes to Ellicottville.
40 minutes to Buffalo.

\$119,999. 622-5893

555 Real Estate Services

605 Apartments

CHEEK: Dup: 2 BR, incl: wtr, appls. No smoking/dogs. Avail. 8/1. Close to I-90. 1st mo & sec. \$700. 688-6392

LARGE AFFORDABLE 3 & 4 - Bedroom Units
-Professional on-site management
-Utilities & Appliances included
-Must meet HUD Section 8 requirements -Rent based on income
For more information or to apply, please visit our site office located at:

Wingate Management
491 Connecticut Street
Open 8am-5pm (Mon. - Fri.)
Call **716-881-2233 EHO** 🏠

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Get your Budget... Back in Shape
To Make it Happen...

Call GRE Management
Call 439-5155
➔ Rents from \$365

➔ Just 20 minutes North of SUNY @ Buffalo & Eastern Hills Mall

ORCHARD Park, Village: Woodview Apts., 2 BR / 2BA, upper. Newly renovated. Quiet, non-smoking community. \$890, heat included. 830-3325

TONAWANDA: Great, clean & freshly remodeled 2 BR upper. Move-in cond. Basement, laundry hook ups, AC, driveway prkng. Non smokers. No pets. \$650. plus utils. 507-9015

WILLIAMSVILLE: 2 BR upper. \$500+sec. Available July 1st. Call 592-2145

WILLIAMSVILLE/AMHERST

Georgetown Apartments

Where convenience is key!
Our proximity to Sheridan Dr., Georgetown Sq. Plaza, the Amh. Professional Pk. and Wegman's makes our location perfect.

Includes water, appliances, laundry, central air, heated pool and storage. No Pets Allowed.

Walking Distance to Wegmans!

1 BR \$850 • 2 BR \$950
2-3 BR townhouses available

Call **634-9229**
www.georgetownapartments.net

627 Senior Housing

Sweet Home Senior Apartments
1900 Sweet Home Road

OPEN HOUSE SATURDAY 12-2PM

MODELS OPEN!
9AM-4PM Monday-Friday
9AM-2PM Saturday

Come take a tour of our affordable, luxury apartments!

245-8455

605 Apartments

W. SENECA
Royal York Garden Apartments
1 & 2 BR
Available July & August

Rent includes: gas heat & water, kitchen appliances (gas stove), personal storage/laundry. A/C & patio units avail. Garages. No pets.

675-3200
A GREAT PLACE TO CALL HOME

W. SENECA: 2 BR apt. 889 Mill Rd. Beautiful, remodeled. Wtr, gar., bsmnt, pkgng, lawn maint incl. No smkng/pets. \$750. Mike 954-3465

WEST Seneca:
FURNISHED CORPORATE
2BR New Duplex

Includes all utilities!
Directv
Laundry room
No Smoking/No Pets

Available now! \$1400 **432-1933**

WMSVL. Border: Nice 2 BR in complex, appliances & heat. \$740 plus electric. Call 634-1224

WMSVL: Lg 2BR, fridge, stove, dishwasher, A/C, \$725 incl heat & water. No pets. Call 508-0824, 913-3014

607 Apartments - Smoke Free

Amherst (NW) /N. Tonawanda

900 East Robinson: 2 BR- \$750+

1400 Nash Rd.: 2 BR - \$725 & up
1 BR - \$615 & up

Available Now! Clean & Updated!
All Include Heat, Water & Appliances

No smoking. No pets.
Tony0497@yahoo.com 694-9989

Drexel Hill Apts
WILLIAMSVILLE VILLAGE
All Clean & Updated w/ appliances

1 BR - \$725
2 BR start at \$775-\$850
2 BR w/balc. & patio- \$875
Incl's heat, water, Indry, storage, off st. parking. No Pets/Smoking Avail Immediately
BEST 24 Hour MAINTENANCE!
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Kristan 632-4454 or 570-7272

ORCH. Pk Vlg: 2 BR upr. w/appl. Bsmnt stor., gar., lovely yd & more! No smkng/pets Avail. 6/1. 225-1639

627 Senior Housing

Lancaster COMMONS

Senior Apartments • 18 Pavement Road (at Broadway)
Evenings and weekend appointments available.

- FREE Heat, Water & Cable
- 24 Hr. Maintenance & Elevator Service
- Community Rooms & Organized Social Activities
- Salon/Exercise Room
- Indoor Mail & Laundry

OPEN HOUSE
Monday, June 24th
4-6PM

FREE Move

Call **685-4871** for more details

FREE RENT*

SOUTH POINTE Senior Apartments

*Sign lease by June 30, 2013 and the first month's rent is **FREE!**

Meet the new manager **JEFF**

Apartment going FAST! 1 & 2 Bedrooms still available.

OPEN HOUSES
9AM-1PM Saturday, June 15
4-7PM Wednesday, June 19

OPEN LATE | NEW Extended Hours..... Tuesdays & Thursdays until 7PM
Saturdays 9AM-1PM | 12-3PM Sundays

PET FRIENDLY! Rent specials in effect - call for details.

4600 SOUTHWESTERN BLVD. HAMBURG • CALL 648-0843