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# Marketplace NEWSLETTER

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## Questions about buying? Ask Joe.

Q. Should we contact a lawyer before looking for a house?  
A. No. You should have one in mind but won't see him or her until signing documents.

Q. What does a lawyer cost; when do I pay?  
A. Fees vary from \$1,200 to \$1,800 for a purchase.

Q. Do I need a down payment; how much do I need?  
A. Yes. For a property you move into, you need at least 5%. For an investment property, you need at least 20%.

Q. Are deposits required?

A. A deposit is required once there's an accepted offer. It shows the buyer is serious and acting in good faith. The deposit amount varies. The seller has the final say in how much deposit is required.

Q. If I rent and give my landlord two months notice, can I take possession of my new home immediately?  
A. Yes, but talk to your Real Estate Professional to make sure it's coordinated and the dates line up.

Q. When I buy a home, who pays for the home inspection?  
A. Usually the buyer pays, but it's optional.

A home inspection is highly recommended to prevent buying a "money pit".

Q. I am buying a condo. Do I still need a home inspection?  
A. Again optional. Condo owners are responsible for the inside of the home; condo associations are responsible for common areas, and structural and mechanical items pertaining to the building as a whole.

Joe Salazar, [joeshomes@me.com](mailto:joeshomes@me.com). Call 613-830-3350 or visit his website at [www.JoesHomes.ca](http://www.JoesHomes.ca).

One of 16 community newsletters. Premium city wide circulation over 112,000.

## Klein Optical – Ottawa's secret gem

For precision and highest quality lenses...Klein Optical is second to none!

Established for 20 years in Ottawa's east end, Klein Optical's outstanding record for providing highest quality lenses, excellent personal service and great value has kept customers coming back time and time again. "I have been coming to Klein Optical for over 15 years," says Bob McKay. "The eyewear is definitely of the highest quality and their service is excellent."

Dan Klein will provide you with the very latest in stylish designer frames. "I run an independent optical store that can offer more unique styles. We carry a very wide selection of fashionable frames from designers including Silhouette (of Austria), Cogan (of France), X-IDE (of Italy), Face (of Sweden), and Valentino (of Italy).

Registered Optician Dan Klein uses the best technology to ensure the most accurate high quality results. He was one of the first opticians in Canada to use the Zeiss i.Terminal. i.Terminal is a unique integrated dispensary system that combines a new level of fitting and measurement precision. To further ensure the highest quality lens, all prescriptions are



sent directly to the lab of the manufacturer (rather than a local lab). "The lenses we use – including Zeiss, Nikon and Essilor – are clearer and provide better optics than most of our competitors," Klein says.

Klein Optical is located in the Surgical Medical Eye Building at 879 Shefford Road (near the Queensway, at the Montreal Road exit). It is open Monday to Wednesday 9:00am – 5:30pm, Thursdays 9:00am – 7:00pm and Fridays 9:00am – 12:00pm. They can be reached at 613-745-0616. Please visit their website at [www.kleinoptical.com](http://www.kleinoptical.com).

Klein Optical

## DAILY BREAKFAST

DAILY FROM 8AM - 2PM

INCLUDES:  
2 EGGS, WITH CHOICE OF BACON, HAM OR SAUSAGE  
HOMEFRIES, FRUIT AND TOAST

FIRE GRILL AND PASTA  
*Luigi's*

KIDS EAT FOR \$1  
FROM \$5.95



## The best kept secret in all of Orleans... Luigi's Fire grill and Pasta...Open for breakfast everyday!

Luigi's is under new management! It has become the best spot for breakfast in Orleans. You can spoil yourself and your family for breakfast daily when the price is this good! \$5.99 gets you two eggs (any style), home fries, your choice of ham or bacon, Texas toast and fruit. If that isn't enough to convince you that Luigi's the THE perfect place for breakfast... every weekend kids eat for just \$1!

Located at 250 Centrum Blvd., across from the Shenkman arts center, Luigi's is centrally located with great food and a great ambiance.

Every night they offer a different special, making dining out easier on the wallet. Between 3pm and 6pm daily, they offer half price appetizers and \$4.99 premium or domestic draft. Every Monday kids eat free all day! Tuesday is burger, beer and salad bar

dinners for \$10.99; Wednesday is all you can eat soup, salad and a choice of pasta dinners for \$10.99, ask your server for details. All week the specials never stop! Thursday is steak night at Luigi's. Order a 10oz sirloin steak for \$15.95 with an all you can eat soup and salad bar. Friday has become very popular at Luigi's. The most popular dish is on special... a homemade Talapia fish platter... it's the best in town! Saturday is Grilled Salmon for \$14.99. Over sixty-five years old? Take advantage of our 15% discount on Sunday (after 4pm).

Who says you can't eat out anymore for a great price? Luigi's is changing all of that in Orleans!

To check the weekly specials or to make an optional reservation, please call 613-834-0088.

**oneworldbarter.com**  
Barter Without Borders

## BARTER saves cash, increases profits & decreases the cost of doing business

What are the goals of every business? Increase your sales by driving more customers to your business. And, decrease the costs involved in doing business. Combined, your business is far more profitable. What is the easiest way to increase revenue and decrease costs?

Through bartering the goods and services you currently have. By bartering, you can buy the goods and services you need **WITHOUT SPENDING CASH.**

- Trade what you have to get what you need
- Save Cash and Increase Profits
- More Sales from New Customers
- Have fun using barter dollars instead of cash



*"A friend of mine who is a printer was taking some very luxurious vacations that I knew he could not normally afford. I asked him about it and he let me in on the secret. He also found barter was a way to convert excess resources into advertising and promotion for his business."*

*"Try barter! You'll love the people and you will enjoy the relationships that you build."*

*"I while back I lost my eyeglasses and didn't know how I was going to fit the purchase of a new pair into my budget. I just looked in the barter directory and I was able to find an optical outlet and get a new pair. You can also get a credit line and then they will send your customers to repay the line of credit."*

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## Quality Inn now open in Orleans Great Location, Highest Quality Service, Excellent Rates!

Andrew Busing, General Manager, and his staff welcome you to the New Quality Inn Orleans! The Inn is located in the heart of Orleans, only minutes away from the Ottawa downtown core, from shopping and nightlife, and from the Ottawa International Airport. Whether you are traveling for business or pleasure, the new hotel offers all the modern conveniences desired by today's most discerning guests.

The tastefully appointed rooms of Quality Inn Orleans are spacious, bright and inviting. Each room features voice mail, data ports, 2 line phones, complimentary wired and wireless high speed internet, in-room DVD players. King Business Class rooms feature the convenience of a computer workstation and the additional luxury of a 40-inch LCD TV.

For your added pleasure, they have a saltwater pool (opening soon), an exercise facility, a spa and a full-service business centre. Complimentary guest



amenities include buffet breakfasts, daily newspapers and parking.

If anything truly defines Quality Inn Hotels, it is the importance they attach to providing excellent personal service. Quality Inn Hotels are renowned for their genuine hospitality. Upon your arrival and throughout your stay their knowledgeable staff will assist you in any way they can to make your stay comfortable and memorable.

Plush pillows, cozy duvets and Egyptian cotton bed linen are what sweet dreams are made of. Why not pamper yourself and take advantage of their opening special savings. Room rates start at \$129. Quality Inn Orleans is conveniently located at Highway 174 and Tenth Line Road. For more information please visit the website at: [www.qualityinnorleans.com](http://www.qualityinnorleans.com)



BY CHOICE HOTELS

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