



MARKETPLACE NEWSLETTER®

FREE Business Listings www.marketplacenewsletter.com • Marketplace Publishers Inc. • (613) 823-1772 • Volume VII Issue IX

The Right Choice for Real Estate Com/Choice Realty

Com/Choice Realty is the neighborhood's newest real estate brokerage. Located at 2120 Montreal Road, we are a youthful, energetic, experienced, and motivated group of Realtors with one goal in mind – 100% client satisfaction!

Johnny Hunt is the owner of the brokerage, and a Sales Representative within it. He was born and raised in Carson Grove and is now raising his family there – a true neighborhood expert! He has been a licensed realtor for almost 3 years, selling over 125 homes during that time.

Buying a home? As a Buyer's Representative he will ensure that you find the right home at the right price, and will personally walk you through the entire process.

Selling a home? As a Listing Specialist he will ensure that your home sells fast and for top dollar, by offering

- complimentary home staging
- professional photos and virtual tours



- personalized websites
- full MLS listing
- city-wide advertising
- strategic open houses
- professional feature sheets

Johnny is also community-oriented, raising more than \$250,000 for CHEO over the last 16 years through the events he has created – the CHEO BBQ, the CHEO Open, the CHEO 100 and the CHEO Spiel. He's also working on an Ice Fishing derby for February.

Contact Johnny today at 613-746-5478 for all your Real Estate needs – he knows his stuff and he's there to help you!



The condos at 140 Springhurst An intelligent personal environment

The new standard in urban luxury? At 140 Springhurst it's all about natural peace of mind. That's why our designers put energy saving and advanced home security under the control of an easy-to-use "access-anywhere" system called Smart Condo. At home, use the touchscreen to manage a wide range of lighting, heating and security options. On the road, use your phone to check security, turn up the heat, or even admit guests via your underground parking and private foyer.

Traveling? Your alarm system is directly linked to police, fire and 911, as well as family or friends. Privacy is effortless too: screen visitors via security video, displayed on any device, including regular TV. Simulated night-time occupancy can even maintain the illusion that there's someone



home when you aren't.

Naturally, peace of mind starts with quality: full concrete construction and solid interior doors eliminate noise. Ventilation fans are extra quiet. Energy Star appliances, high efficiency windows, and advanced heating and air conditioning systems keep your energy footprint low.

Discover natural peace of mind in a surprisingly green heart of the city. Inquire today about making 140 Springhurst your next home. Call 613-990-7273 to arrange your personal appointment.



Designed with you in mind at Capital Fireplace & BBQ

Who doesn't love a fire? Lounging in front of a fireplace is a preferred spot for romantic interludes, family game nights or just having quality conversation with someone special.

The certified hearth experts at Capital Fireplace & BBQ located at 2422 St. Joseph Boulevard in Orleans can help you choose the right fireplace for your living space whether that is your great room, master bedroom, kitchen or luxury bathroom. The store carries a large selection of wood, gas, electric, pellet and ethanol fireplaces in a wide choice of styles that complement both traditional and contemporary designs.

The options are unlimited, says company Vice President Mike Pilon, an award winning hearth designer with over 28 years experience. Now even apartment and condominium dwellers can have a fireplace thanks to an exciting new line of ethanol fueled units that use advanced technology which makes them smokeless,



vent less, clean, moveable and best of all they use renewable green energy. They add ambience to any room and have to be seen to be believed!

If you are in the market for a fireplace this fall, be sure to visit Capital Fireplace & BBQ's extensive showroom. Their welcoming and helpful staff offer old fashion customer service and will be happy to show you the fireplace options that will best suit your needs. They will follow-up with a site survey and then make the installation arrangements with their team of certified installers. All you have to do is sit back and enjoy your sexy fire! For more information call 613-830-5050 or visit www.Sexyfires.com.



It's Your Retirement Lifestyle! Cartier Place Suite Hotel & Residences

Downtown Ottawa's most unique suite hotel is pleased to offer an unparalleled concept of retirement living. Located just a few minutes from the heart of the city, nestled within a quiet neighborhood, Cartier Place Suite Hotel & Residences has all of the benefits of retirement living combined with the many amenities of a world-class hotel!

As a Diamond Award Winner for "Best Independent Hotel" from Toronto's Tourist Magazine, this family owned and operated hotel is well known for its exceptional guest services and comfortable atmosphere. The new retirement residence has 72 spacious one bedroom suites with fully equipped kitchens, living and dining areas. Each suite has a private balcony, individual climate control and many safety features. Take advantage of the exclusive entertainment lounge or enjoy the hotel's indoor pool, whirlpool, sauna and exercise room. If you are looking to kick back and relax, the garden patio, complete with a



children's playground, shuffleboard and BBQ area, is the perfect way to unwind.

The elegant restaurant will provide delicious meals in the dining room as well as hotel room service. A choice of housekeeping services is offered. The carefree hotel lifestyle and services are complimented by the 24 hour security provided by the caring and professionally trained staff.

To arrange for an appointment to tour Cartier Place Suite Hotel & Residences, please call Irene at 613-236-5000 ext 3109, or toll-free at 1-800-236-8399. Cartier Place Suite Hotel & Residence is located at 180 Cooper Street near Elgin.



A Treat for your Taste Buds

Sitar Indian Restaurant - Recommended by the New York Times


Tucked away on the corner of Rideau and Chapel streets is a family-run Indian restaurant that will pull you downtown. A '2nd home' for some customers, this gem has been serving satisfied customers for 25 years. Shafiqul Haque has been in the restaurant business for 37 years.

Serving its popular lunch buffet from 11:45 - 2:00 Monday to Saturday, and dinner from 5:00 to 10:00 pm, Sitar Restaurant has tantalizing dishes to please everyone. The butter chicken is so delicious that a writer from Toronto once phoned to get the recipe over the phone to publish in her magazine. Loyal customers who move out of



Ottawa make a point of coming back to Sitar when they are in town visiting.

Serving a wide range of food varieties from mildly spicy to fiery hot, vegetarian and non-vegetarian, soups, naan bread, cheese or "paneer", mushrooms, chickpeas, lentils, spinach, chicken, fish, lamb, shrimp, and homemade style sweets, Sitar offers something for every palate. Their freshly-baked naan bread and mulligatawny soup are the best I have ever eaten!

Visit them today at 417 Rideau to see why everyone at Sitar is a repeat customer! 613-789-7979. Take out available. 



Sitar

Restaurant

Choose Raymond Girard Painting and Renovations

6 Reasons why Raymond's Customers Recommend Him

Is your house in good shape for fall and winter? While you plunge head-long into autumn activities, have Raymond Girard freshen up the outside of your house with a fresh coat of paint or do the fix-ups that will protect your home against the harsh winter conditions. Here are 6 great reasons to call Raymond.

1. Raymond offers a 6-year labour warranty. Compared to the 1-year warranty that you may get from others, this is a phenomenal aspect of Raymond's business.

2. The team at Raymond Girard Painting and Renovations provides quality service and a professional atmosphere. Raymond himself is a personable, honest man, who makes sure his customers are satisfied with his work.

3. Raymond and his staff are a mature team, experienced in what they do.

4. Appointments are booked according to the customer's schedule and convenience.


5. Phone calls are returned promptly, whether initial inquiries or warranty calls.



6. Because he keeps his overhead costs low, Raymond is able to offer high quality service at a reasonable price. Your invoice is not inflated to pay for a fancy office, office staff, or sophisticated website.

Raymond also offers full renovation services to bathrooms, kitchens, basements, and flooring, and all repairs and custom carpentry work.

Having opened his painting and renovation business in 1996, Raymond has been able to offer quality service to many customers, and has seen repeat business from these clients because of their high level of satisfaction.

Call Raymond for a quote today, at 613-755-0693, or e-mail him at raygirard@rogers.com. 



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Home Repairs. Estate Removal. Organizing. De-cluttering. Toss & Gloss Home Services

Now that fall is here you may be thinking about entertaining over the upcoming holidays and noticing repairs and renovations that need to be done first. Toss & Gloss Home Services offers a full range of household services and repair work, from ceramic tile & marble setting, interior & exterior painting, drywall installation & repair, and complete or partial estate removal.

Planning to move in the next few months? A tidy, clutter-free home will command a higher market price. Sheilagh Crombie, a member of the Professional Organizers in Canada, can help you clear the clutter and prepare your home for sale. She would be happy to drop by for a consultation to determine your needs, and then help you execute the plan so you can maximize the return on your largest investment.

Gift certificates are available for



friends or relatives who are in need of help indoors or out. Senior citizens who are downsizing always appreciate Sheilagh's expertise in knowing what to cut and what to keep.

Personable, professional and discreet, her services are client-directed. Sheilagh will do as much or as little as you require. Call her today regarding any of these stress-relieving services, at 613-297-4686, e-mail her at info@tossandgloss.com, or find her at www.tossandgloss.com. 

For All Your Climbing Needs Ladder Men

Fall is a popular season in Ottawa because of the colourful leaves that turn the landscape into a mosaic of red, orange, gold, and brown. This same mosaic, however, is not such a welcome site in your eavestroughs and gutters.

In order for the coming accumulation of snow to be able to melt properly and drain from your roof, your eavestroughs and gutters must be cleaned every fall. If you experienced problems with that last year, with the almost record-breaking amount of snow that we had, you know what I'm talking about.

For those of us who cannot get up on ladders, or who avoid it when we can, Ladder Men is the perfect solution. Why risk getting damage on your roof this winter, when Ladder Men can maintain your gutters for you, clearing a path for all that melting snow?

Ladder Men provides 20 years of experience in cleaning



eavestroughs and removing the debris that collects there year-round. They also offer additional services, such as placing screens on your gutters to prevent the build-up of leaves, and making sure the spikes are properly aligned.

Fall is also a good time to have Ladder Men clean your windows from the dust of summer.

For information on these and other services, visit www.laddermen.ca, or phone 613-590-9636. 


**TOSS & GLOSS
HOME SERVICES**

**LADDER MEN
SERVICES**