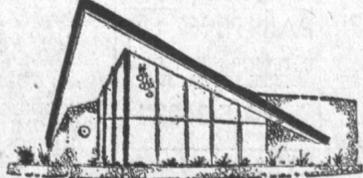




FREDERICKS

REALTY & ESCROW



BEN NOWATKA
BROKER

Member of the Following Boards:

- Gardena Board of Realtors
- Torrance-Lomita Board of Realtors
- Hawthorne-Lawndale Board of Realtors
- L. A. Board of Realtors—Southwest Branch



RUSS AMADO
BROKER

REALLY A JEWEL

We couldn't show you a neater, cleaner home if we tried. There are 2 bedrooms plus some of these outstanding features: wall to wall carpeting throughout, big, big kitchen with disposal, water softener and lots of room for adding on if you wish. Priced at only \$14,950. No. 107.



LESLIE MAAHS
SALESMAN

NOT FANCY—JUST HOMEY

Close to downtown Torrance. This is a 2-bedroom and den home, not fancy, just homey, and may need a little paint here and there, but otherwise sound as a dollar. R-2 lot with 2-car garage. Ideal for future income. No. 110.



BOB MORRIS
SALESMAN

10% DOWN

That's all it takes to purchase this darling 2-bedroom home. It's on an R-2 lot and clean as can be and best of all you can have payments less than rent. \$15,500 full price. No. 120.



CY WEBBER
SALESMAN

We Process Our Own Escrows

Your Listing - Your Sale - Your Purchase - Your Escrow - Your entire transactions are handled by capable, courteous, dependable personnel from beginning to end. No better service rendered—anywhere.

LOVE A SPECTACULAR VIEW?

Here's the home that has it. It's a 3 bedroom, 1 1/2 bath with built-in range, oven, forced air heating, wall to wall carpeting and a spectacular view of all of Torrance. It's the kind of home you'll wish you had seen when it's too late. Only \$22,500. No. 108.

ENJOY A FIREPLACE

On these cold summer evenings use the fireplace to make life merry. This fine 3 bedroom has one and you will have many hours of enjoyment from it. There's also a 2-car garage, sprinklers and many other fine features. Call today. No. 112.

ROOM TO SPARE

4 bedrooms and den, 2 1/2 baths, wall to wall carpeting, big family room, built-in range and oven, forced air heating and only one year old. If you need room, be sure to see this one. \$27,950 full price. No. 119.

COUNTRY ESTATE

Almost a half acre of suburban country living right here in Torrance. There are 3 big bedrooms, big family kitchen and bigger than big living room with corner fireplace. The property is completely fenced with cement block and there's a 3-car garage plus a 2-car garage way in the rear. Lots of potential here and priced at only \$32,500. No. 118.

HOUSE SENSE

Here is an attractive 3-bedroom corner home with 1 1/2 baths, 2-car garage that can be yours for years of happiness. You can take over G.I. loan or we will arrange financing to please you. Be sure to see No. 101.

END OF THE RAINBOW

At the end of this rainbow you will find an attractive 3-bedroom home with many outstanding features such as wall to wall carpeting, big, big kitchen and disposal, 2-car garage, fenced yard and priced at only \$16,500 full price. Ready to move into. No. 106.

MERIT RESALE

Here's your chance to own a big 4 bedroom home only 20 months old. Completely carpeted, has forced air heating, has big family room kitchen with built-in range and oven and so clean you will love it. Be sure to let us show you this beautiful home. Priced at only \$23,950 full price. No. 113.

CALLING ALL TRADERS

Select the home you like from our many listings and then trade in your present home just like you would a car. We take all the risks and you can sit back and take it easy, knowing your home is sold. Never any obligation if you would like to call or stop by and talk about this wonderful plan.

HIGH IN THE SKY

Two bedrooms upstairs, two bedrooms downstairs. 1 1/2 baths. Sparkling condition inside and out and all new screens. Wonderful corner adaptability. Like to take a look? Ask about No. 45. Only \$21,500 full price.

SPEAKING OF LIVING

Here it is, 4 lovely, big bedrooms; family room, all the built-ins forced air heat, wall-to-wall carpeting and a big 16x42 pool for your outside living. This may sound expensive but it is actually priced right. Call today about No. 104.

STILL FISHING

For your dream home? We just listed this beautiful 3-bedroom home with big family room. Over 1500 sq. ft. of living plus sliding glass doors to rear of covered patio. It has 1 1/2 baths, inter-com, built-ins, thick carpeting and priced for less than you might think. \$2475 down handles. No. 114.

LOADS OF OOMPH

Darling 3-bedroom, family room, 1 1/2 baths, has built-in range and oven, forced air heating, fireplace, pegged hardwood floors, sliding glass door to rear and in excellent condition inside and out. Sound good? No. 105.

BIG 3-BEDROOM

Sturdy 3-bedroom home, value packed. May need some fixing but you can submit nothing down if you're a vet or \$750 if you want F.I.A. Full and complete price only \$13,250. Ask about No. 43.

HOME HINTS

"WHAT IS A DECLARATION OF HOMESTEAD?"

A law has been passed to protect home owners against loss of home due to debt. By recording a DECLARATION OF HOMESTEAD, the head of a family is protected to the extent of \$12,500 against judgments and attachments which become effective after declaring the homestead. A single person may claim an exemption of \$5000 on his home.

A homestead does not protect against mortgages and trust deeds, mechanics' liens or judgments which become liens before the declaration was recorded.

The homestead, which consists of the house and the land on which it is situated can be broken only by selling the property to others, foreclosure under mortgage or trust deed or recording a Declaration of Abandonment. Only one homestead may be held at a time and the claimant must be living on the property.

If a homestead property worth \$15,000 is ordered sold by the court for payment of debts, the head of the family may take \$12,500 and reinvest in a new home. This exemption expires if such reinvestment is not made within six months. The creditors get any amount in excess of the \$12,500 exemption after the forced sale (\$2,500 in this case).

While forms for declaring a homestead are available, it is advisable to have an attorney attend to the filing to avoid errors or omissions which might make the declaration void.



RAY POWELL
SALESMAN



RALPH CAMERON
BROKER



BEN CLARK
BROKER



JOE BABICK
SALESMAN

2 Blocks West of Hawthorne Blvd. — Torrance
Open Daily 8 am to 8 pm FR 8-8447
Saturday and Sunday until 7 p.m.

Royalle

IF YOU WANT A SOUTHWEST rear living room with 1 1/2 baths, fenced yard, 3/4 bath off master bedroom, wired for 220, 2 blocks to school. PRICE ONLY \$18,000 with 10% down, then call for appointment to see as this home is VACANT!

YOU AND YOUR LOVED ONES can have cool comfort in this large Catalina pool with an enchanting enclosed patio PLUS 3 nice sized bedrooms, forced air heat, built-in range and oven. This property is indeed a beauty. Shows pride of ownership. Price \$24,780 with 10% down and no 2nds.

REALLY FOR THE MONEY you won't be able to duplicate this lovely home featuring built-in range and oven, forced air heat, carpeting and draperies throughout, rear living room with sliding glass doors to a completely cinder block fenced yard. Price \$19,950 with 10% down and no 2nds.

WANT 4 BEDROOMS AND FAMILY ROOM IN PALMS VERDES ESTATES? On a secluded street with a fantastic view plus expensive carpeting and draperies. Only 3 blocks to school. Owner extremely anxious due to being transferred. Payments only \$201.36 with \$850 down.

TO GET THE BUY OF TODAY call to see this 150 sq. ft. Sunray 3 bedroom, family room, carpets & drapes throughout, \$30,200 G.I. loan, \$146 per mo. including taxes and insurance with only \$2000 down.

SELL SAYS THE OWNER of this 3 bedroom with wool carpeting in living room, dining room and hallways PLUS beautiful fireplace and an outstanding covered patio, double detached garage with a 4' block wall fence insure you of complete privacy. This, we think, is the cleanest and most outstanding home for the money of any of the 40 office listings which we are NATURALLY available to you. Price reduced to \$18,500.

CONTACT US FOR THIS R-2 corner lot 2 bedroom, room to built another unit. Alley in rear. Price is flexible at \$12,999.

Royalle

TORRANCE & HAWTHORNE BLVD. FR 1-3531 ANYTIME
North - Phyllis Ward
North - Mitchell Dale
North - Merrill - Ray Rataek
North - Les Strobel

ROOM, attached garage, w/w carpeting, 7 year old stucco, today on rental basis. Price \$11,995. FA 6-2710

5495 DOWN — 2-bdr., hardwood floors, needs paint. S. Redondo. Call FR 6-3561

Ken Miller Realty

North Redondo 3-bedroom home with aluminum siding, 50'x150' lot. Neat. Owner anxious. \$15,900. \$1600 Down

Southwest Torrance 3 bedroom, w/w carpeting in living room and hall. Double detached garage, newly painted inside and out. Has fireplace. Close to South High and shopping. \$17,950 \$1800 Down

Southwest Park 3 bedroom, drapes in living room and dining room, stall shower, lovely landscaping, 2 blocks from West High School and Victor Elementary. \$17,950 \$17950

Ken Miller Realty 1955 Pac. Cst. Hwy. Lomita DA 6-3555

Rentals and Leases

- A. 1-Bedroom apartment, heated pool, \$75. Walteria.
- B. New offices—Near Hawthorne Blvd and 101 Highway, \$100.
- C. 3 Bedrooms, 3/4 bath, 4834 Theo Avenue, Torrance—\$160
- D. 2-Bedroom home and bachelor apt., 2 baths, \$135. 513. N. Juanita, Redondo Beach.
- E. 2-Bedroom house in Hollywood-Riviera, corner property. Try lease-option.
- F. Luxury 2 bedroom, 2 bath, own-your-own apartment in Hollywood-Riviera. All electric kitchen. Lease.

RED CARPET REALTORS

240th St. & Hawthorne Blvd. Torrance FR 8-2271

Exchange Specialist TORRANCE-WALTERIA SECTION 50'x155' lot, 2 alleys border this. Plus 50' frontage on Ocean Avenue. Priced \$18,000 cash.

TORRANCE-GARDENA 3' bedroom, den, fireplace, 1 1/2 baths, being painted inside and out. Drive by 1025 Eriol. OPEN HOUSE Saturday and Sunday. Priced \$21,500.

JAMES CICHINI, Realtor "Chic" (see!) 1407 S. Crenshaw Blvd., Torrance 328-9368 (TWC-TNC-8438)

Builder's ATTENTION! 50'x150' R-2 lot. 2-bedroom house in rear. Full price \$11,500.

G.I. Resale VACANT 3 bedrooms, \$1000 dn. and \$100 mo. on the balance, includes everything.

MORNINGSIDE REALTY OR 8-8975 TE 4-4212

LOW DOWN 17044 Spinning 3-bedroom and family room, 2 baths, built-ins, corner property. A must see! \$24,950 FR 8-4266

G.I. RESALE BY OWNER 2 bedrooms, 4 1/2 room attached to garage with unfinished 1/2 bath and many extras. 2125 S. BROADWELL FA 8-3253

Near Southwood Shopping Center

Drive by: 4704 Reynolds Drive and make an appointment for us to show you this excellent 2-bedroom nestled among the palms and beautiful shrubbery on a 49'x148' lot with large green house. The price is right. Cash will talk or can be handled with 10% down.

A Dream House—North Torrance 2-bedroom and den, corner property, w/w carpets throughout, large enclosed patio. Back yard has lots of roses, shrubbery and fruit trees. Walking distance to Catholic schools and grade schools and near El Camino College. You can drive by: 3806 W. 172nd Street, but please do not disturb occupants.

Triplex Near Harbor General Hospital Has 3 bedrooms each, fenced with block fence. Only 1 block from a new shopping center. Never a vacancy. If you have some cash you can get a good deal here, or can be handled with good financing. Drive by: 24162 S. Berendo.

\$895 Down Will buy this 2-bedroom with double detached garage. The district is not the best but there are lots of good people who live in this area and the price is only \$895. Good investment.

Just Listed This One! Has 3 bedrooms and fireplace. Excellent neighborhood. Walking distance to grade school. The price is only \$17,950. Can be handled with \$2000 down.

VAUGHN REAL ESTATE Del Vaughn, Realtor 2018 W. Carson FA 8-9480

23625 Arlington Ave. DA 6-1164

Rolling Hills Owner Georgia-Bound Best Buy on the Hill 3 years old, neat 3-bedroom. Immediate occupancy. Nice view. Reduced for quick sale to \$33,900

This Is Really a Buy SELL OR TRADE Lovely 3-bedroom and family—modern, 2408 sq. ft. with 20'x40' sparkling pool. Harbor and city light view. Owner must sell at once! Reduced from \$47,500. NOW \$40,750

5 New Beautiful 1/2-ACRE LOTS \$15,500 and Up LEWIS REALTY Peninsula Center (ACROSS FROM POST OFFICE) FR 7-2771-FR 7-4828

\$495 DOWN VACANT Move in Today! Just redecorated inside this lovely 3-bedroom home which features queen-size kitchen, large living room, stucco construction, only 7 years old, back yard completely fenced and equipped with playhouse for the kiddies. Out of state credit ok. Drop by 733 W. Carson, Torrance.

Marsden - Le Doux Real Estate 2511 Pacific Coast Hwy., Torrance "Rolling Hills Plaza" PHONE 325-3090 \$495 DOWN — large 3-bedroom, hardwood floors, attached garage, plus large covered carport, 1 1/2 years old. Vacant. FA 6-2770.

OPEN HOUSE SATURDAY, JUNE 16

2248 E. 237th St., Torrance This immaculate home has been redecorated inside and out. 3 bedrooms, tile bath, floor furnace, nice breakfast bar and step-over kitchen. Has covered porch and patio. Sprinklers and fenced rear yard, 2-car garage, corner lot. ML No. 7327.

3 UNITS A new 2-bedroom duplex plus older home on an R-2 lot with room for more units. This property shows a good income and is a great right. The features are many and the down payment is low. ML No. 9761.

ANOTHER 3-BEDROOM With 1 1/2 baths and priced very low, W/W carpet in living room and hall. Acoustic ceiling, intercom, furnace can be converted to air conditioning. Brick planters, garbage disposal, fenced yard, 2-car garage. Will exchange for 4-bedroom home. ML No. 6860.

LARGE HOME 3-bedroom and den with 1 1/2 baths, beamed ceiling in den, sliding glass doors to patio. This 7-room home is designed for family living. Can be bought with \$2500 down and priced right.

PRICED BELOW MARKET This 3-bedroom home has lots of closets and wardrobes, 1 1/2 baths, 2-car garage, near grade schools and shopping. Priced at \$16,950 with low down payment. ML No. 7972.

FOR \$17,500 You can purchase this 3-bedroom corner residence, choice location, near churches and shopping. Hardwood floors, garbage disposal, lots of tile, 2-car garage. ML No. 7241.

ONLY \$13,000 This 2-bedroom home has had a lot of remodeling and is clean. It has new bath, new tile sinks and garbage disposal. Home is newly decorated. Huge trees in back yard. Nicest area in North Wilmington. Only \$1800 down. ML No. 7241.

TRADE \$60,000 EQUITY UP OR DOWN For Desert or Mountain Property (Preferred) 12 beautiful units with heated and filtered Sun-set pool. Located on 3 lots. Asking \$126,000. Submit all trades.

\$1000 Down or Less On this lovely 3-bedroom, family home with extra large kitchen and breakfast room. Wall-to-wall carpeting. Large fenced yard. Plenty of room for additions. Property is in excellent condition. In good Torrance location. Quick possession. \$15,250.

PACIFIC PLAZA REALTY FR 8-8441 FR 6-7938 5011 Pacific Coast Highway (At Calle Mayor) Torrance

By Owner Torrance. Nearly new, spacious 4-bedroom, beautifully carpeted and draped. Shake roof. Large fenced yard. Leaving area. \$25,200. DA 6-9551 TE 3-1800

Marsden - Le Doux Real Estate "Rolling Hills Plaza" 2511 Pacific Coast Hwy., Torrance PHONE 325-3090

Results At Low Cost -- The Torrance Press -- DA 5-1515