

Save time and energy with tips for smart home improvement



ARA – The weather is warm and the sun is shining, making it the perfect time to start your home improvement projects. Whether it's a little tidying up, or a full-on home repair, some tips will help you complete your projects without a lot of headaches.

Winning the battle against rust

As the sun begins to shine brighter, imperfections around the house begin to appear. Metal products that haven't been properly winterized or have simply been out in the elements too long can begin to show signs of wear and tear, and worst of all, rust. Combating rust can be a real challenge, and too often, people would rather toss out the rusty bench, garden tools or even the lawn mower and simply buy something new.

Protecting your items from rust is easy with a little help from the new Rust Protector spray paint from Krylon. It dries in just eight minutes, so you don't have to worry about grass, leaves or other particles getting stuck in the fresh coat of paint. Plus, it provides the ultimate protection against rust, keeping your outdoor items looking like new, regardless of the elements they face.

Continue cleaning up outside

Give the outside of your house a little TLC. Start with the roof and gutters, since they've collected a lot of buildup and have experienced their share of wear and tear throughout the colder months. No one wants to spend hours dealing with inside water damage or worse - mold. Stop the drama before it starts by inspecting the roof and gutters and looking for damage such as holes, loose shingles or leaks.

And while you're outside, give your siding a glance, too. While you were warm and toasty inside this past winter, the exterior of your house was getting a beating. Cold weather, snow, ice and even wind can cause problems to the siding, so be sure to address any issues quickly.

Check for a cool breeze

Make sure your air conditioner is running smoothly. Your air conditioner is important because it not only keeps your home cool during the hot summer; it also dehumidifies your house and keeps mold from developing inside the walls.

First, check the AC filters and replace them if they appear dirty, since a dirty filter can cause strain and damage to your air conditioner by making it work harder than

necessary. Turn your air conditioner on for a test run; once it has been running for a while, check the refrigerant levels by feeling the pipe connected to your AC unit. It should feel cool to the touch - if it doesn't you may be low on refrigerant and will want to refill for the long, hot days of summer.

Make the inside sparkle

Outside projects shouldn't get all your attention. As you move inside, start off with small cleaning projects so you don't get overwhelmed. Scrubbing your bathroom, vacuuming your carpets and dusting every inch of the house can take some time - which most of us don't have. Simple tasks such as cleaning one room a day, clearing off cluttered countertops as you walk into the kitchen, creating an organization system and donating unused products to charity can get your house clean in no time. ■



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AREA	PRICE	DAY/TIMES	ADDRESS	DESCRIPTION	LISTED BY	AGENT	PHONE
Bedford	\$117,500	Sun 2:00-3:30	7396 Middlebury	1st open, 4 bedroom, 1.5 bath	Welles Bowen Gio Realty, Inc.	Ray Williamson	734-735-3111
Bowling Green	\$229,900	Sun 12:30-2:00	15452 King Rd.	4 brm, 2 full baths, totally redone, mint condition! Oversized 2.5 car garage	Welles Bowen Realtors	Mark Perry	419-266-7653
Curtice	\$159,900	Sunday 2-4 pm	145 N. Yondota	Well preserved & meticulously maintained home on 1.16 acre farm	RE/MAX Masters	George Goodrich	419-304-5060
Delta	\$177,900	Sun 2:15-3:15	808 Eastwood	4 brm, 2.5 bath, cul-de-sac, spacious floor plan	Welles Bowen Realtors	Jonnie Wagner	419-260-7653
Delta	\$127,500	Sun 12:30-2:00	412 Fernwood	4 brms, 2 full baths, 1726 sq ft, quality throughout	Welles Bowen Realtors	Jonnie Wagner	419-260-7653
Delta	\$169,900	Sun 1:00-3:00	703 Melody Lane	3 brm, 1 1/2 bath w/open floor plan, basement	Welles Bowen Realtors	G Neuenschwander	419-822-7045
Delta	\$168,500	Sun 1:00-3:00	5050 Rainbow Drive	1/2 acre lot, 5 brms, garage has 1/2 bath & storage	Welles Bowen Realtors	Janet Hines	419-262-3300
Dundee	\$229,900	Sunday 6/10, 2-4 pm	347 Dundee Ridge	2005 built 4 brm, 2.5 bath with large master, 1st open!	The Danberry Co., Realtors	Al Nissen	419-461-4664
Genoa	\$116,000	Sunday 1 to 3	22196 Elmwood	3 bedroom brick ranch	Welles Bowen Realtors	Terry Floro	419-270-9667

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Heatherdowns/River Rd.	\$79,900	Sunday 3-5 pm	1620 Lombard	Big price drop-3 brm, 2 story, new windows, HVAC, roof	The Danberry Co., Realtors	Deborah Schoen-Gedert	419-262-0158
Heatherdowns	\$89,900	Sun 2:30-4:00	3249 Island Ave.	Over 1400 sq ft, Character galore, some updates	DiSalle Real Estate Co.	Anna Marie Wong	419-356-2829
Historic Old West End	\$117,900	Sunday 6/10, 1:30-2 pm		Formal living w/3 car, 2 story carriage house	The Danberry Co., Realtors	Judy Stone ABR SHS	419-241-1717
Historic Old West End	\$139,777	Sunday 6/10, 1-1:30 pm	2323 Glenwood	Gracious, gleaming, glorious, w/hardwood floors	The Danberry Co., Realtors	Judy Stone ABR SHS	419-241-1717
Historic Old West End	\$95,777	Sunday 6/10, 2-2:30 pm	634 Stratford	Meticulous restoration, gleaming hardwood floors	The Danberry Co., Realtors	Judy Stone ABR SHS	419-241-1717
Laskey/Secor	\$125,900	Sunday 12-2 pm	5342 Fairgreen	Fantastic ranch home! Recently renovated, kitchen features granite counters, more	RE/MAX Preferred Associates	Kevin Welch	419-345-6389
Maumee Condo	\$119,000	Sun 2:30-5:00	6965 Fenwyck	Everything updated Brandywine white brick beauty	DiSalle Real Estate Co.	Pat Jennings	419-866-9426
Maumee	\$259,000	Sun 1:00-3:00	4520 Blystone Valley	Desirable 4 brm, 2.5 bath plus bonus room, sunroom, Anthony Wayne schools	Welles Bowen Realtors	Julie Crotin-Duncan	419-787-8926
Maumee	\$109,900	Sun 2:30-5:00	706 Colwell	Reduced price! Excellent condition!	DiSalle Real Estate Co.	Carl Rouse	419-913-6865
Maumee	\$98,500	Sunday 6/10, 2-4 pm	122 E. William	Classic Craftsman bungalow	Loss Realty Group	Ken Rahm	419-902-4094
Maumee	\$104,900	Sunday 1:30 to 3:30 pm	1246 Richland	Very neat, 3 brm, 2 bath with full basement & 2.5 car garage	Key Realty	John F. Kevern	419-261-1233
Monclova	\$399,900	Sun 1:30-3:00	7004 Doe St.	3 brm, 3 bath, Deer Valley Condo	Welles Bowen Realtors	John Decker	419-944-7278
Monclova/Waterside	\$83,900	Sat & Sun 12-2 pm	4534 Harbour Creek Ct.	Waterfront, 1st open house, large kitchen, cul-de-sac	By Owner		419-825-5222
Monclova/Waterside	\$214,900	Sunday 1-3 pm	7276 Bay Harbour Ct.	1st open! Just listed! Full water lot w/dock, full lake access, over 2000 sq ft	RE/MAX Preferred Associates	Sharon Kowalski	419-277-4125
Oak Harbor	\$119,500	Sunday 2 to 4 pm	11552 W. SR 163	Condo 3 bedrooms, 2 full baths, loft & patio	Welles Bowen Realtors	Barb Wahl	419-260-3844
Oregon	\$130,000	Sunday 1 to 4 pm	851 S. Lallendorf	2 brm, 2 bath condo	Welles Bowen Realtors	Dee Cottrell	419-360-8001
Otsego	\$272,000	Sun 1:00-3:00	19552 Brillhart	4 brm, 3 full baths, all modern conveniences, many newers!	Welles Bowen Realtors	John Decker	419-861-9747
Ottawa Hills	\$248,500	Sunday 2-4 pm	2718 Talmadge	Center hall brick Colonial, Maintained! 4 brm, 2.5 baths	Effler/Schmitt Co.	David Effler	419-537-1113
Ottawa Hills	\$489,900	Sunday 2-4 pm	2415 Underhill	Renovated interior, Gourmet kitchen! 4 brm, 3+ baths	Effler/Schmitt Co.	Daniel Effler	419-537-1113
Ottawa Hills	\$264,900	Sun 2:00-4:30	2424 Evergreen	4 brm, 2.5 bath, remodeled home, nice finished basement, spectacular!	Welles Bowen Realtors	Laura McIntyre	419-265-7000
Perrysburg	\$359,000	Sunday 12-3 pm	576 E. Front St.	"In-Town" with all the charm! 2900 sf, 4 brms, 2 1/2 baths, updated kitchen	Sulphur Spring Realty	419-356-2209	
Perrysburg	\$237,900	Sunday 2-4pm	1459 Ridge Cross Rd	2142 sqft plus Finished Bsmnt on Large, Shaded Lot. 4 Brm, 3 1/2 Bath.	For Sale By Owner	Erin Kincaid	419-250-0439
Perrysburg	\$264,500	Sun 2:00-4:30	1199 Valley Bend	4 brm, 2.1 bath all brick, gorgeous!	Welles Bowen Realtors	Lori Pation	419-340-5166
Perrysburg	\$96,000	Sun 2:00-4:00	520 W. Seventh	Good location close to Levis Commons	DiSalle Real Estate Co.	Larry Van Vlerah	419-351-6087
Point Place	\$149,900	Sunday 6/10, 2-4 pm	5516 303rd St.	Built in 1994, open floor plan, 3 brm, 2 full baths	The Danberry Co., Realtors	Doug Kwiatkowski	419-215-5634
Point Place	\$85,000	Sunday 6/10, 1-3 pm	4502 289th St.	Mint 3 brms, 2 bath, updated basement, rec room, 2 car garage	The Danberry Co., Realtors	Karen Kelley	419-346-2303
Point Place/Washington Twp	\$109,900	Sunday 1-4 pm	6132 Bahiamar-Off Shoreland	1st open! Just listed! Lg in-ground pool w/waterfall, awesome patio & yard, 3 brm	RE/MAX Preferred Associates	Sharon Kowalski	419-277-4125
South	\$159,900	Sun 11-1	3721 Heatherbrook	Beautiful 3 brm brick ranch w/2 baths, over 1700 sq ft, inground pool	RE/MAX Central Group	Gerri Walczak	419-261-7362
South Toledo	\$130's	Sunday 3:00-4:30	2158 Heatherwood	Mint brick ranch, private park setting, family rm, WBF, sunrm, white kitchen	Welles Bowen Realtors	Susan Langendorfer	419-283-7200
South Toledo	\$150's	Sunday 1:00-2:30	4275 Blackthorn	Mint, clean, brick ranch, private pond, fence setting, white kitchen, sunrm, master	Welles Bowen Realtors	Susan Langendorfer	419-283-7200
South Toledo	\$134,900	Sun 1:00-3:00	2219 Greenrose Ct.	Maumee Schools! On the golf course!	DiSalle Real Estate Co.	Joe DiSalle	419-460-5235
South Toledo	\$149,900	Sun 2:00-4:00	4220 Hurley	4 brm, 2.5 bath, open floor plan! One owner home	Welles Bowen Realtors	Nancy Hamilton	419-290-1715
Swanton	\$123,900	Sunday 1-3 pm	222 Woodland Ave.	Quality inside & out! Solid oak kitchen cabinets, oak floors, LR w/fireplace	Oak Valley Realtors	Mary Truckor	419-265-0666
Sylvania		3434 Amberwood	Sunday 2-4 pm	Exceptional 3 brm in Carriettowne North, 1st floor master, spacious kitchen	Sulphur Springs Realty	Al Hotchkiss	419-261-1463
Sylvania Condo	\$72,500	Sun 2:00-4:00	2723 Sweetbriar	3 brm end unit Townhouse	Welles Bowen Realtors	Shirley Williams	419-360-1555
Sylvania	\$289,000	Sat 12-2pm & Sun 1 -3pm	5918 Porsha Drive, Sylvania	2 Story, 4 Brm, 3 1/2 Bath, Finished Bsmnt, Pool, Sylvania Township.	By Owner	Jim Elcher	419-934-7863
Sylvania	\$80's	Sunday, June 10, 2-4 pm	Monroe St (call for address or appt)	2 brm, 2 bath Condo with 1100+/- sq ft	Loss Realty Group	Rae Murra	419-349-3211
Sylvania	\$99,000	Sun 2:00-4:00	4050 Boynton	3 brm, 1 bath, 1190 sq ft FR, acre	Welles Bowen Realtors	Courtney Helm	419-870-3136
Sylvania	\$129,900	Sun 2:00-4:00	4525 Brookline	Like new-3 brm, 2 bath ranch w/3 car garage	Welles Bowen Realtors	Todd Cermak	419-351-8894
Sylvania	\$114,900	Sunday 12:30-2:30 pm	5145 Bilby Way	Wonderful 3 brm, on 1/2 acre lot, tons of updates-newer roof & siding, lg master	RE/MAX Preferred Associates	Joan Rauh	419-266-6660
Sylvania	\$144,900	Sunday 3-5 pm	5847 Heidaway	Super nice condo, w/many quality finishings, open floor plan, gas fireplace	RE/MAX Preferred Associates	Kevin Welch	419-345-6389
Sylvania	\$136,500	Sun 1:30-4:00	8424 Mancini	New listing! 3 brms, 1.5 bath, large deck & patio, ranch	DiSalle Real Estate Co.	Katherine Shelley	419-349-7726
Sylvania	\$99,900	Sun 2:00-4:00	5647 Stewart	Huge reduction in price!	Welles Bowen Realtors	Loretta Czerniak	419-841-3219
Sylvania	\$148,000	Sun 2:00-4:00	8917 Sylvania Ave	NEW PRICE on this 3 bedroom ranch on 1.5 acres, pond	DiSalle Real Estate Co.	Jen Worline	419-266-2522
Sylvania	\$284,900	Sun 1:00-3:00	17 Woodforest Pkwy	Stunning Villa, tranquil setting, must see!	Welles Bowen Realtors	Deon Davis	419-810-1560
Sylvania Township	\$149,900	Sunday 2-4 pm	2259 Whispering Pines (Condo)	3 brm, 2 bath, sunroom, new carpet, paint & pool club house, mint	The Danberry Co., Realtors	Sarna Dorf	419-345-5555
Sylvania Twp	\$88,900	Sun 2:00-4:00	5963 Blossman	3 bedroom, basement, deep lot	Welles Bowen Realtors	Roula Manton	419-410-4208
Sylvania Twp	\$97,500	Sunday 2-4 pm	2838 Westowne	Lovely Ranch, Updated kitchen/Patio! 2 brm, 2 baths	Effler/Schmitt Co.	Pam Hanley	419-537-1113
Sylvania Twp	\$147,900	Sun 2:30-4:30	4934 Fairfield	3 brm, 2.5 bath ranch with 1702 square feet	Welles Bowen Realtors	Renee Potter	419-349-0415
Sylvania Twp	\$193,000	Sun 2:00-4:00	6809 Kristi Lynne	1 owner, patio with firepit	Welles Bowen Realtors	Sue Aldrich	419-343-6315
Toledo	\$109,900	Sun 2:00-4:00	3457 Beechway	3 brm & den, 1920 Charm! 3 car garage, private patio, gorgeous wood thru-out	Welles Bowen Realtors	Shelby Myerholtz	419-877-0464
Washington Local	\$79,900	Sun 12:00-2:00	5963 Harvest	3 bedroom ranch, new price	Welles Bowen Realtors	Susie Thomas	419-367-3974
Washington Local	\$98,000	Sun 2:30-4:30	5316 Winona	Completely redone with 4 bedrooms, 2 full baths	Welles Bowen Realtors	Susie Thomas	419-367-3974
Washington Local	\$129,000	Sunday 6/10, 1-3 pm	3065 Reen	Immaculate 3 brm, 3 bath, full basement, 3 car garage	The Danberry Co., Realtors	Deborah Gillespie	419-699-0766
Waterville	\$289,900	Sunday 1-4 pm	6447 Coventry Way	Custom built, Anthony Wayne school district, 1st floor master w/walk-in closets	RE/MAX Preferred Associates	Katrina Birr	419-704-0804
Waterville	\$182,500	Sunday 6/10, 1-3 pm	511 Independence	4 bedroom, 2 1/2 bath, huge lot	Loss Realty Group	Joseph Shultz	419-902-4157
Wauseon	\$68,500	Sun 1:00-2:30	224 Sycamore	3 bedroom home w/natural woodwork & open stair	Welles Bowen Realtors	G Neuenschwander	419-822-7045
West Toledo (Old Orchard)	\$119,000	SAT., June 3, 2-4 pm	3116 Goddard	3 bedrooms, 2 updated baths & kitchen w/granite, LR, FR, DR, 2 car garage	RE/MAX Preferred Associates	Judy Kasper	419-360-5839
West Toledo	\$74,900	Sunday 1-3 pm	2338 Brookridge	Nice 3 bedroom brick ranch, neutral decor, off Douglas, north of Alexis	Robert F. Lindsay Realty	Dave Bykowski	419-531-8212
West Toledo	\$69,900	Sun. 2:00-4:00	610 W. Gramercy	Move in ready 2 brm 1.5 bath, family rm, finished bsmnt, 2 car garage	Danberry Realty	Molly McHugh-Branyan	419-265-8077
Wildwood	\$214,900	Sunday 12-2:30 pm	3815 Corey Rd.	Quality, custom home, updated kitchen w/granite countertops, motivated seller!	RE/MAX Preferred Associates	Mike Welch	419-283-7003

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