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We reserve the right to classify, revise or reclassify ads as we deem appropriate. Ads must be in by 4 p.m. Tuesday for the Thursday edition and 4 p.m. Friday for the Monday edition. No cancellations accepted after noon Tuesday for Thursday editions or noon Friday for Monday editions. No refunds on cancellations before first insertion. No cancellations on Double A Special. Errors must be reported immediately after the first insertion. Report any errors immediately. Phone Room hours are 8:30 a.m. to 5:30 p.m. Monday through Friday.

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302 Birmingham Bloomfield

BIRMINGHAM, by owner, rental or leased. 2 bedrooms, fireplace, gas heat, air conditioned, large heated garage. [illegible]

CHARMING brick and entry 3 bedroom, 1½ bath home, full basement, convenient Birmingham neighborhood. Living room with fireplace. Taxes, large, landscaped lot, mature trees and shrubs. [illegible]

BLOOMFIELD TWP. 4 bedroom brick home, attached garage, 2½ baths, family room, large lot with many mature trees. Reduced. $64,900. [illegible] REALTORS 651-5000

ATTRACTIVE
Pillared Colonial
Bloomfield Village
$119,500

3 bedrooms, 2½ baths, family room, Den. Beautiful elevation, full carpeting and draperies on all Birmingham [illegible]

ACCURATE MARTIN, INC. [illegible]

BIRMINGHAM, 3 bedroom, brick home. Large kitchen with breakfast area, [illegible] 3 bedroom, 2 baths, [illegible] $64,500 or 6% [illegible]

BIRMINGHAM, by owner. [illegible] 3 bedroom, 2 baths, family room, [illegible] garage. [illegible]

BEVERLY HILLS
BY OWNER
3 bedroom, 1½ baths colonial. [illegible] Birmingham schools. Extra large family room, [illegible] $51,000
855-2237 642-8258

BEVERLY HILLS
LAURENCELLE
REAL ESTATE
549-7300

BLOOMFIELD TWP. [illegible] 3 bedroom, 2 baths, family room, [illegible] $57,500. [illegible]

BEVERLY HILLS. [illegible] 3 bedroom, family room, [illegible] $64,500. [illegible]

302 Birmingham Bloomfield

MODERNIZED 3 bedroom brick with den or 3rd bedroom, walk-in pantry, 13x23 living room with hardwood fireplace. $41,900 Firm. Buyers [illegible]

OWNER—BIRMINGHAM 3 bedroom ranch with 2 car garage, finished basement with second full bath, wet bar, office or fourth bedroom. $43,900 [illegible]

BEVERLY-HAM AREA
$38,990
[illegible]

BY OWNER, Charming, sixteen 3 bedroom Colonial, [illegible] $64,500 [illegible]

FRANKLIN VILLAGE
Charming, [illegible] American farm house in Beautiful and secluded setting on private estate. 3 bedrooms, 3 baths, [illegible] $63,900 [illegible]

MIDDLEBELT 10 MILE area. Ranch, 3 bedrooms, 2 baths, [illegible] $61,500 [illegible]

304 Farmington West Bloomfield

SPACIOUS & CHARMING
3 bedroom, 2½ bath Colonial. Boat and beach rights on Pine Lake. 21 ft. family room with fire place and opens to tree shaded patio. Usk shopping, back formica counters, custom finished cabinets in large kitchen. First floor laundry, peel and stick rec room, many extras. $61,500 [illegible]

ENGLISH TUDOR. Six [illegible] 3 bedrooms, dining room, family room, dining room, kitchen with eating area. $29,900 owner 681-6821

W. BLOOMFIELD
$53,990
[illegible]

PULTE

PULTE

304 Farmington West Bloomfield

Farmington Hills
[illegible]

Century 21
[illegible]
851-7711

REDUCED [illegible]

THROW AWAY THE CAR KEYS. This charming 3 bedroom brick ranch on a tree lined street in house along Lake Sub is convenient to everything in downtown Farmington. Price $27,500. 478-2383 642-6363

FARMINGTON HILLS
Want a house that needs some paint on inside and minor repairs with a full basement? Six more 3 bedrooms forward on backward, all features including paved streets for only $29,900. Owner mortgage only. Call Gary Towsley, GARY L. TOUSLEY REAL ESTATE 474-2540

304 Farmington West Bloomfield

NEW LISTING BY OWNER
23313 Nottingham Knolls, Farmington Hills. Immaculate, meticulously maintained 3 bedroom ranch on over acre with 4½ landscaped and 18 mature trees. 2 baths, formal dining room, 2 sided fireplace, dens, finished basement, new central air, [illegible]

Great American
[illegible]

LARGE FAMILY RANCH with 3 bedrooms in Normandy Hills on ½ acres. Extra care location. Close everything. Large fire placed family room, carpeted recreation room, library, formal dining and four full baths. Land contract Terms available and immediate occupancy. Priced to sell. Call today [illegible]

Could Be Yours
FARMINGTON HILLS
[illegible]

Century 21
[illegible]

BEAUTIFULLY DECORATED 3 bedroom Ranch with 2 way fireplace. Carpeted, screened porch. Many extras. $32,900 [illegible]

NEW GEORGIAN colonial. 4 bedrooms, 3½ baths, brick, 2½ car garage. Curve drive to elegant colonial entrance. $67,300. 626-2990 [illegible]

304 Farmington West Bloomfield

CONTEMPORARY
Brick ranch on over an acre. Family room, 1½ baths, oversized [illegible] Quarter Lake and recreation area. Needs some [illegible]

Thompson-
Brown
UPPER STRAITS
LAKEFRONT
WEST BLOOMFIELD
Summer cottage on this 600 foot lakefront site can be ideal lake home or the perfect spot to build your dream house with West Bloomfield schools. $79,900. Call 363-8307

UPPER STRAITS
LAKE PRIVILEGES
Authentic New England 2 story on large landscaped site with beach and boat privileges. West Bloomfield schools. 3 bedrooms, fireplaced living room, basement garage, newer country kitchen. [illegible]

UNION LAKE AREA
EXCELLENT LOCATION
Almost new custom built English Tudor home. 2½ baths, fireplaced family room, 3 large bedrooms with private master suite. Kitchen has built-ins, formal dining room. Union Lake privileges, excellent neighborhood of comparable homes. Immediate possession only $54,900. Call 363-8307

WHITE LAKE TWP
[illegible]

OLD ORCHARD
Inc. Realtors
[illegible]

304 Farmington West Bloomfield

PINE LAKE PRIVILEGES. By owner. Vacant. 3 bedroom ranch, all plus den or 4th. Large family room. 1½ baths, laundry. Full basement. Carport. Large entrance garage. Beautiful landscaping. [illegible]

FARMINGTON BY OWNER. Big lake Sub. 3 bedroom, brick ranch, 2 baths. Large basement. Two car garage. $34,900 [illegible]

BY OWNER. 2200 sq. ft. Quad 4, 4 bedrooms, 2½ baths, family room with fireplace. Heated garage. Many extras. $[illegible]

FARMINGTON. 3 bedroom ranch, family room with fireplace. Full basement, meticulously maintained, many extras. Lake privileges. Good assumption. Must see. $48,900 [illegible]

306 Southfield Lathrup

LATHRUP VILLAGE ELEGANCE. Immediate occupancy on this custom 3 bedroom home. Formal with formal dining room, family room, 2½ baths, 2 fireplaces, 2 sided fireplace, large kitchen with [illegible] Call 352-3200

RED CARPET REALTY

306 Southfield Lathrup

JUST LISTED. 4 bedroom Cape Cod. 2½ baths, kitchen with extras. Florida room, finished rec room, set on 8 lots. 121 x 121 [illegible] $49,900

LAVERNE EADY
& ASSOCIATES
626-4711 275-4422

AWARD HOME. Beautiful sub for over. Winding streets. 3 bedroom patio fireplace, rec room, other places. $42,500 557-7858

CANTERBURY GARDENS. By owner, easy. 3 bedroom, brick ranch, carpeting throughout, finished basement, dryer and refrigerator included. Large fenced in yard. Lathrup schools. $33,500. Assume $23,500 [illegible]

CUSTOM BUILT EXECUTIVE. Quad level, 4 bedrooms, den, large family room, 2½ baths, 3 car inground heated pool. Wooded ravine lot. 3 full baths on area of [illegible] $133,900 homes. Fireplace in family room and master bedroom. $109,900. [illegible]

Thompson-
Brown

BY OWNER. Lathrup. 3 bedrooms, 2 baths, dining room, family room, breakfast room, finished basement with fireplace and carpet. Central air. Large lot. Assume 8½% loan. [illegible]

MOVE IN
BEFORE CHRISTMAS. Ideal for retirees or newlyweds. 1 bedroom ranch with full basement, carpet throughout and terrace over looking beautiful fenced lot. $17,900

ELLIS 476-1700

TANGLEWOOD SUBDIVISION. Lovelinis. 3 bedroom brick Ranch attached 2 car garage. ½ baths, central air, kitchen with breakfast room and appliances, carpeting, wallpaper and drapes throughout. Partitioned basement. Gas barbecue and patio. Immediate occupancy. Must sell. Asking $48,900. Call for appointment 557-4192

OPEN SUNDAY 1-3:00
23009 EVERGREEN
Spacious Cape Cod on over an acre of well landscaped land with fruit trees. 4 bedrooms, 2 baths, extra large living room, separate dining room, 2 car garage with wonderful extras for the expanding family, many extras. Ideal family home. Excellent Lathrup schools. 18-5276 E. Way.

TRIAD REALTY
358-4663

SOUTHFIELD. Cranbrook Village. 3 bedroom ranch, ½ baths, basement, 2½ garage, earth drapes and dining, new carpeting and drapes, assumable mortgage. 846-5250. After 6 PM and weekends 559-1188

BY OWNER
3 bedroom, 1½ baths Colonial in Southfield with Birmingham Schools. Extra large rooms, finished basement, all appliances, [illegible] Call for details

$51,000
855-2237 642-8258

308 Rochester-Troy

BY OWNER. Troy. [illegible] 3 bedroom, 2½ baths over 2330 sq. ft. large covered patio, air, assumable 7¼ mortgage. Many extras. $59,[illegible]

FINE bedroom Colonial. 2½ baths, carpet in every room, including recreation room and 4th bedroom in basement. 2½ baths with pool. Adam [illegible] Brewer. Priced at $74,500 [illegible]

UNIVERSITY HILLS SUB. The perfect location in Rochester. This 3 year old 4 bedroom, 2½ bath home is within walking distance to the University. Lake privileges and other amenities. Owner offers such an full price and assumable mortgage. $[illegible]

308 Rochester-Troy

TROY-RAINTREE VILLAGE
Builders Model Colonial. Brick 4 bedroom, 2½ baths, family room, fireplace, [illegible] and well landscaped. Ready for immediate occupancy. $52,900
591-6600 [illegible]

Cranbrook
Assoc. Inc. Realtors

BY OWNER. Large super 4 bedroom, beautifully decorated. 3 years old, many extras. $58,900 [illegible]

BY OWNER. 3 bedroom ranch, Windmill Pointe. Fireplace in beamed ceiling, air and draperies. Formal dining room, overhead garage, [illegible] with private [illegible] Lake privileges. Lake [illegible] Walk to all schools. Open Nov. [illegible] $43,500 [illegible]

TROY
Call today. [illegible] 3 bedroom, 1½ bath, [illegible] $[illegible]

Century 21
Banner Assoc. Inc.
524-2141
WE GUARANTEE YOUR SATISFACTION IN WRITING

ROCHESTER. By owner. 3 bedrooms, 2 baths, [illegible] $[illegible]

TROY
[illegible]

Century 21
Banner Assoc. Inc.
524-2141
WE GUARANTEE YOUR SATISFACTION IN WRITING

TROY. [illegible] $[illegible]

308 Rochester-Troy

TROY. Charming Dutch Colonial. 3 bedrooms, 2½ baths, formal dining room, fireplace in famous [illegible] $[illegible]

Rochester Farms
$52,120
Now Being Built
8½% INTEREST
[illegible]

PULTE

$57,235
[illegible]

PULTE

309 Northville-Novi

NOVI
NEW LISTING
[illegible]

BY OWNER. Attractive Beautiful Scarlet Oak Hills area. 4 bedrooms, 2½ baths, [illegible] $[illegible]

NEWLY LISTED
GRAD. LEVEL ROYAL MEADOWS SUBDIVISION
[illegible]
SHARP
[illegible]
REDUCED
[illegible]
GREAT AREA
[illegible]
Cranbrook
ASSOC. INC. REALTORS

FARMINGTON
[illegible]
$31,900 OVER BUILT
FOR SOMEONE'S BENEFIT. The owner spent several thousand dollars EXTRAS over construction. Is the same [illegible]
MAGNIFICENT
[illegible]
WALNUT LAKE ROAD
[illegible]
"WHERE SELLERS AND BUYERS AGREE"
Westdale REALTORS WITH
[illegible]
FARMINGTON, FARMINGTON
477-6300

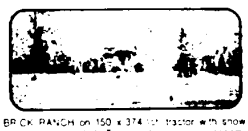
SOUTHFIELD
[illegible]

SOUTHFIELD
Investment minded? Check this large family home with 200 x 420 lot on main road. 3 bedrooms, 20x30 ft. family room, commercial potential, asking $59,900

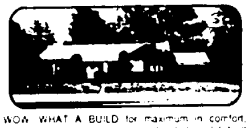
SOUTHFIELD
Only $17,900. Ideal starter home. A minimum sized two bedroom with gas heat. Large fenced yard.

1st UNITED
Sanderson
REAL ESTATE
535-2720 474-3000

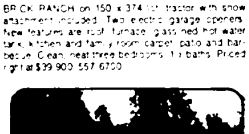
We Can Guarantee
The Sale Of Your Home!
Call today for details.



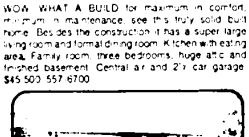
BRICK RANCH on 150 x 374 lot, tractor with snow attachment included. Two electric garage openers. New features are roof, furnace, gas, hot water tank, kitchen and family room carpet, patio and barbecue. Clean, neat three bedrooms, 1½ baths. Priced right at $39,900. 557-6700



WOW, WHAT A BUILD for maximum in comfort, minimum in maintenance, see this truly solid built home. Besides the construction it has a super large living room and formal dining room. Kitchen with eating area. Family room, three bedrooms, huge attic and finished basement. Central air and 2½ car garage. $45,500. 557-6700



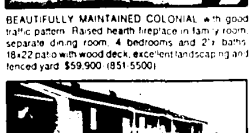
SMASHING CONTEMPORARY ranch in Southfield. Three bedrooms, two full baths, family room opens to plush landscaped gardens with complete privacy. Stunning custom lighting, wall treatment, central air, electric air cleaner, automatic garage opener, two way fireplace. Many other extras of quality and design. $55,900. 557-6700



SOUTHFIELD'S BEST four bedroom brick ranch. See for yourself. Fireplace in family room, all large bedrooms, thermo windows throughout. Extra large covered patio and finished recreation room. Only $67,900. 557-6700

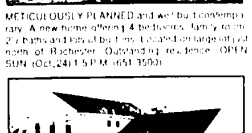
26840 Southfield Rd.
at 11 Mile
557-6700
Chamberlain

BEAUTIFULLY MAINTAINED COLONIAL with good traffic pattern. Raised hearth fireplace in family room, separate dining room, 4 bedrooms and 2½ baths. 18x22 patio with wood deck, excellent landscaping and fenced yard. $59,900 (851-5500)



LOCATED IN PEBBLE CREEK—Attractive 3 bedroom condominium has landscaped atrium entrance, master bath with Roman tub, large library, 2-way fireplace and 2½ car attached garage with opener. $78,900 (851-5500)

METICULOUSLY PLANNED and well built contemporary. A new home offering 4 bedrooms, family room, 2½ baths and lots of built ins. Located on large wooded lot north of Rochester. Outstanding residence. OPEN SUN. (Oct. 24) 1-5 P.M. (651-3500)



NEWLY CONSTRUCTED COLONIAL located in Rochester's Great Oaks Subdivision. This 4 bedroom, 2½ bath home with family room and fireplace is close to schools, shopping and cultural interests. $79,500 (651-3500)

WEST BLOOMFIELD OFFICE
7265 Orchard Lake Road
ROCHESTER OFFICE
1205 W. University Drive
Weir, Manuel, Snyder & Ranke