

Gas, mass transit take on added import

Hello Detroit, goodbye suburbs? Well, not exactly, but concern about short supplies and higher prices of gasoline is affecting homebuying patterns, according to the Western Wayne Oakland County Board of Realtors (WWOCBR).

"With the growth in multi-car households in recent years, location in relation to jobs, schools, churches, shopping and recreation facilities lessened in importance," said John Cole, WWOCBR president.

"The proximity of major traffic arteries and commuting time rather than distance became prime considerations. With the development of our freeway system, relatively long distances could be covered in a short time, particularly in the non-rush hours."

"BUT WITH THE current gasoline sit-

uation threatening to get worse, our members are beginning to find more buyers taking a closer look at how far they will have to travel to reach key locations. Many also are showing strong interest in published details of SEMTA's emerging plans for expanding the public transportation network."

Cole said that this doesn't mean there will be a mass exodus back to the central city, although this market is seeing increased activity and rising prices in recent months.

"Job sites are widely dispersed throughout the metropolitan area today, so that many homeowners work in one suburb and live in another."

"I think we will begin to find that new

buyers, including the many transferees into the Detroit area, will want to look at homes reasonably close to their jobs. Present owners, if they find themselves facing continued gasoline problems, may ask their real estate agents to sell their present home and relocate them in equal housing closer to their workplace."

The WWOCBR officer said some new

buyers and those contemplating a move might seek homes near to fellow workers so that car pools can be utilized to and from work.

"The threat of limited gasoline supplies also may make buyers more interested in meeting their prospective neighbors before making the home purchase," he added.

Golden Gate offers options

With models ranging from 1,600 square feet to more than 2,300 square feet and prices ranging from \$85,100 to more than \$95,900, Golden Gate Square subdivision is open and ready for business.

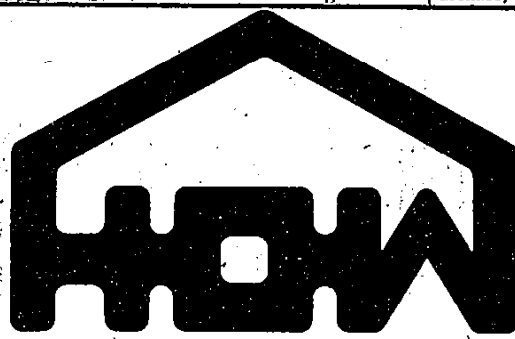
Located at the corner of Big Beaver and Dequindre the development is about 1.5 miles from the I-75 and Rochester interchange.

The subdivision is wrapped around a neighborhood shopping center featuring a

major supermarket, two drug stores, several restaurants, a large hardware store, doctor and dentist offices, a meat market, a dry cleaners and a nursery school.

St. Croix Builders is handling the subdivision, and a spokesman for the real estate agents, The Home Office, say many different options are available on any of several models.

The subdivision will include about 70 lots, the most common 60 by 125 feet.



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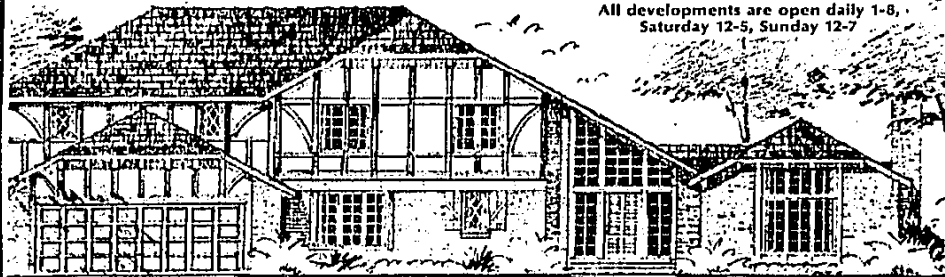
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