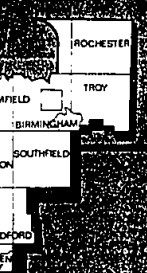
CLASSIFIED ADVERTISING

REACH MICHIGAN'S FINEST MARKETPLACE
ONE CALL DOES IT ALL!
644-1070 Oakland County 591-0900 Wayne County 852-3222 Rochester-Auburn Hills



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EQUAL HOUSING OPPORTUNITY

All advertising published in the Observer & Eccentric is subject to the conditions stated in the applicable rate card, copies of which are available from the Advertising Department, Observer & Eccentric Newspapers, 36251 Schoolcraft Road, Livonia, MI 48150 (313) 591-2300. The Observer & Eccentric reserves the right not to accept an advertiser's order. Observer & Eccentric Ad-Takers have no authority to bind this newspaper and only publication of an advertisement shall constitute final acceptance of the advertiser's order.

302 Birmingham Bloomfield

BIRMINGHAM • By Owner. Living room, dining room, 3 bedrooms, full basement, garage. $54,000. 907 Bennaville, N of 14 Mile, off of Woodward.

BIRMINGHAM - 3 bedrooms, 1 bath, on St. James Park, completely remodeled, 1½ car garage, finished basement. $64,900. Wk. 647-7615, Eves. 258-8323

ECHO PARK AREA
8 BEDROOM RANCH
(1-sc) Approximately 4800 sq. ft. quality built ranch with 3 car attached garage. Unbelievable opportunity. 11 rooms, 6 bedrooms, 3 baths and 2 half baths. Dramatic 2-story living room fireplace plus fireplace in master bedroom and family room. Interior recently painted. New carpeting. Near Kirk in the Hills Church. Area of $100,000 to $200,000 homes. Location, prestige, and value MI. 51565

VINCENT N. LEE
Executive Transfer
851-4100

KIRK IN THE HILLS - 120' on Lower Long Lake. Living, dining, family, and Fla. rooms. Best buy in area! $150,000. Ask for Mrs Brown. 641-7000
Snyder, Ritzer & Bennett, Inc. "Principals only, please

NEW PRIVATE HOMES IN BLOOMFIELD HILLS

$199,900 646-7656

OPEN SUN 1-5PM
4 bedroom Colonial. Many extras. Call Patti Bailey or Joan Park, Century 21, Woodward Hills 646-5600

TENNIS ANYONE?
(1-me). Large 4 bedroom contemporary with tennis facilities for family and friends to pour on the deck. Owner transferred from this $600 sq. ft., 6 room, 4 bedroom home with 3½ baths and 3 baths. Recently painted interior and exterior. New carpeting. Unbelievable opportunity. Priced substantially below replacement cost. Will work your time in investigate. Call for good news. MI. 60171.

VINCENT N. LEE
Executive Transfer
851-4100

VA ACQUIRED HOMES
Vets - Non Vets - Investors
Low Down Payment as 5%. Down for complete information call
Andy Anderson, Realtor Associate
Specializing in VA Homes
Office 651-7711 Residence 647-4493
Century 21-Robec Properties

303 West Bloomfield

BY OWNER - Luxurious contemporary 2 story, 3 bedrooms, 2½ baths, custom deck, walkout basement. Middlebelt/Maple $189,000. 851-3432. 626-7879

BY OWNER - WALNUT LAKEFRONT Spectacular, approx. 9,000 Sq. Ft. custom built, 110' lakefront. Luxury from every room. Drastically reduced, $199,000 Broker welcome. 855-4322

304 Farmington Farmington Hills

A PICTURE POSTCARD VIEW
Chatham Hills Sub. 3 bedroom Ranch. Newly decorated in earth-tones. Custom drapes, attached garage, 1½ baths, family room with fireplace, 1st floor laundry, finished walk-out basement in Hills Commons. Call after 7pm - or weekends. 476-3554

Farmington Hills quad. 4200 square feet, 6 bedroom, 2½ baths inground pool, excellent schools. Integrity 851-2870

FARMINGTON HILLS - 3 bedroom, brick ranch, 2 car garage, screened porch. $57,000 649-3134

FARMINGTON HILLS - Three Bedroom brick ranch, 2 car garage, screened back porch. $57,000 Call 649-2134

FARMINGTON HILLS, Hamlock-Middlebelt-11 Mile. 3 bedroom, family room, garage. 100x150' lot. Beautiful, this new. $67,900. 532-4756. Owner.

FARMINGTON HILLS
Extra large mediterranean Colonial (Ul-de-sac on the commons. Two fireplaces, super large kitchen, four bedrooms, 2½ baths, intercom, walk-out basement. One owner, 7 years old. MANY EXTRAS! $198,500.
Call 553-8700
Thompson-Brown

FOR SALE OR RENT - Farmington Hills near Botsford Hospital, 4 bedroom 2½ baths, double car garage, acre lot, finished basement, owner will finance. $57,000, or rent for $540 per mo. 478-3783

306 Southfield-Lathrup

BRICK RANCH
GREAT NEWS
(1-ln) Unbelievable opportunity. Better than new 3 bedroom home offering country kitchen, full basement, central air, newer wood patio deck and oversized 2 car garage. Prestigious neighborhood. Immediate occupancy. Land contract possible. Greatest value for the dollar in Southfield. $48,900.
VINCENT N. LEE
Executive Transfer
851-4100

NEW OFFERING, immediate possession - ranch with attached garage. 3 Bedrooms, family room, 1½ acre wooded lot. Twelve Mile, Lahser area. $69,900. 357-5324 855-4833

ROCHESTER - in-town location. By owner. 3 bedroom, 1½ bath bungalow, recently remodeled. Land contract terms. $63,500. 651-6415

SOUTHFIELD - 3 bedroom ranch. Family room, 3 car attached garage, large wooded lot, Birmingham school district. Assumable mortgage. By owner. Buyers only. 645-7931
After 5pm, 559-0233

308 Rochester-Troy

PRICED BELOW APPRAISAL
Previously Year Location. Spacious 4 bedroom, 2½ bath, family room, den. Meticulous condition & much more. $104,900. 879-2807 or 237-6787
- OPEN SUN., 13 STW

TROY - brand new 4 bedroom 2½ bath, family room with fireplace, den, 1st floor laundry, basement, attached garage, ready for occupancy Feb 15. Call Doug 879-2255
Douglas Mgt. Investment Co (Broker)

TROY - By OWNER
Open Sat. & Sun. 12-5 Near Rochester Rd. & Long Lake - 3 bedroom brick ranch, 1½ baths, fireplace, tiled basement, 2 car attached garage, covered patio w/gas grill. $61,950
Work: 651-6121

309 Royal Oak-Oak Park Huntington Woods

ATTRACTIVE 3 bedroom brick ranch in desirable Royal Oak area, 1 fireplace, family room, 2 car garage with door opener, neat as park. $73,500
Open House, Jan 6, 1 to 5 516-9128

OWNER, N. Royal Oak. 3 Bedrooms, new electric, new roof, 2 car garage, 3 rooms unfinished upstairs. Owner transferred. L.C. possible 588-0032

BY OWNER, Huntington Woods. Custom built colonial. 3 large bedrooms, 1½ baths, formal dining, many premium extras, Berkley schools. 547-5584

NORTH ROYAL OAK. Clean, maintenance free 3 bedroom ranch, remodeled bath, new windows, large yard. Convenient 14/Woodward location. $43,900 By Owner. Open Sun 1-4. Eves, 549-8133

310 Union Lake Commerce

UNION LAKE area. Newly decorated 3 bedroom ranch built 1960. Full basement, spacious lot. Lake privileges on Lower Straits Lake. $51,900. 851-3199

3 ACRES Rustic charm in a Wisem 1800 square ft. brick ranch, 3 bedrooms, 1½ baths with a sunken tub, fireplace and 2 car attached garage. Land contract terms $78,500
HARRY S
WOLFE
421-5660

312 Livonia

A BACHELOR PAD, starter home or retirement nest. Brick ranch. Fireplace, finished basement, 2 car garage, nice lot. Assumable mortgage at 10%. Reduced $42,900. By owner. 522-6671 591-6870

ANOTHER NEW
Arrival... beautiful custom built ranch offering formal dining, 3½ baths, family room. Basement & garage. Many custom extras. Call today for a tour of this fine home priced below reproduction costs.
ERA
FIRST FEDERAL
478-3400

AT 11380 MAYVILLE,
(At Martinus between 6 & 7 Mile Rd.)
LARGE COLONIAL MODEL HOME
PRICED FOR QUICK SALE
3 bedrooms, 2½ baths, great room, fireplace, carpeting, drapes, landscaped, large corner lot and much more. $64,900. Open daily 1-6, closed Thurs.
DIORE BUILDING CO.
559-3230 525-0752

312 Livonia

BEAUTIFUL brick tri in prestigious Kingsbury Sub in N-W. Livonia. Large lot, close to shopping & schools. Great assumable mortgage! 3 bedrooms, 1 bath & large family room with natural fireplace 2 car attached garage. Priced to sell at $71,900. Call weekdays after 5 pm., all day weekends 591-4519

BEAUTIFUL 3 bedroom brick ranch, 1½ baths, family room with natural fireplace, full basement, near schools & good transportation. $59,900 591-1914

BURTON HOLLOW
4 bedroom brick ranch, master bedroom, 1 half baths, great room, built-in appliances. Large doorwall to tiered deck. Newer roof. Attached 2½ car garage. Basement. Land Contract available. Owner anxious $74,900. 591-4220

GOT TO MOVE?
The present owners det 3 bedroom brick ranch, family room/fireplace, new carpet in '83 in living room, bedrooms and hall. Furnace new in '73 is 80% energy efficient. $59,500 Call for details
SYBIL
CENTURY 21
Gold House Realtors
478-4660 261-4700

INKSTER & 7 Mile. 3 bedroom, basement, fenced yard, assumable mortgage, ideal starter home. $42,000 477-7499

LIVONIA & AREA
"DELIGHTFUL HOME"
Livonia trilevel with 3 bedrooms 2 full baths with ceramic tile, large family room with natural brick fireplace, built-in china cabinet, central air. $65,000 (L-122NOL)

READY FOR YOU!
Nicer than new 4 bedroom cape cod. Formal dining room, family room with fireplace, 2½ baths, attached garage. Beautily landscaped lot. This Western Redford home offers a large living room with dining "L" and built-in hutch. There are 3 spacious bedrooms, wood windows, central air, and full basement and 2 car attached garage. $53,900.

HARD TO BELIEVE that you can get so much for so little. This extremely sharp style home offers spacious bedrooms, a den, an-was kitchen floor, and extra insulation. There are features of more expensive homes such as a base heat, and central air. A ½ $38,900

JUST MOVE IN & ENJOY - Everything has been done to this gorgeous 3 bedroom brick ranch including a complete new kitchen, newer furnace with central air, and partly finished basement. There are 2 full baths, 2½ car garage and even a Florida room for those summer nights. Only $62,500

NEW LISTING in Southwest Livonia. Here's your chance to get that 3 bedroom brick ranch in a prime location. Featuring a cozy family room with natural fireplace, 1½ baths, finished basement & 2 car garage. Terms and immediate occupancy. $63,900.

ALL THE GOODIES at a fraction of the price. Here is a super sharp 4 bedroom colonial boasting a master bath, formal dining room, family room with natural fireplace, basement and even a 2 car garage. A steal at $64,900.
HARRY S
WOLFE
474-5700

Livonia - 19916 Parkville
7 Mile - Middlebelt area
$2900 DOWN
$398 PER MONTH
Brand new 3 bedroom ranch, all brick, full basement, carpeted. Earn part of your down payment & closing costs by painting & floor tiling.
GOODMAN - BUILDER
799-9033

LOVELAND
Sharp, clean 3 bedroom ranch with full basement. Rosedale Gardens area. Convenient to schools, park and shopping. Owner transferred. Only $48,500.
TEPEE
28200 7 Mile 533-7272

312 Livonia

LIVONIA & AREA
LAND CONTRACT 3 year term on this HOT NEW LISTING on a fine North Livonia home. 3 bedroom all brick ranch includes a finished basement with half bath and central air. $48,900.

UNFORGETABLE. Memorable moments to be spent by the fireplace in the family room of this Westland 3 bedroom ranch. Ranch Basement with half baths, central air, and 2 car garage $53,500.

EARLY AMERICAN Architecture in a 1977 built Western Livonia custom ranch home on a half acre. 24 foot master bedroom with natural fireplace plus a 2nd fireplace in the living room. Basement, 2 car attached garage, wood insulated windows and more $79,900.

RICH FEATURES Highlighted in a central Livonia 3 bedroom brick ranch. Features include fireplace, 1½ baths, finished basement and 2 car attached garage. Extra deep lot $59,900

STARTER STOPPER First time buyers look no farther. This Western Redford 3 bedroom ranch can't be beat for the price 2 bedrooms, newer furnace, roomy kitchen and fenced yard Just $39,900

COVENTRY GARDENS Country charm is the best of Livonia. Wooded streets lead you to a lively 3 bedroom brick ranch with basement and 2½ car garage $63,900
HARRY S
WOLFE
421-5660

LIVONIA & AREA
ORIGINAL OWNER Pride of ownership shows in this well kept Western Livonia 3 bedroom brick ranch with 1½ baths 1st floor, garage, and finished basement. Features include a Custom bathroom and completely remodeled kitchen with Oak Cabinets $54,900

HONEYMOONERS Cross the threshold to happiness in a cute and cozy North Ranch Redford 3 bedroom, maintenance free aluminum siding and garage. First offering at just $42,500

3½ BATHS Family size Livonia school 4 bedroom brick colonial. Natural fireplace, large country kitchen with cooking island. Basement and attached garage with opener. Plus underground sprinklers $67,900

BOUNTIFUL BUNGALOW Southwestern Redford aluminum sided 3 bedroom home for large families. 1½ baths, finished carpeted basement, with fireplace, dining room, central air, and 2 car garage plus lot. $19,900

ELEGANT MANOR First time offered Northwest Livonia 5 bedroom brick colonial. 3½ baths, finished basement, central air, aluminum trim, triple insulated windows and an enclosed porch overlooking a lovely landscaped yard $93,500

EASY ASSUMPTION $7,000 assumes present mortgage at 11¼%. Exceptionally sharp 3 bedroom brick ranch with gorgeous cathedral ceiling family room, fieldstone fireplace, 1½ baths, basement, 2 car garage, central air, and 2nd fenced Livonia schools $64,900
HARRY S
WOLFE
421-5660

LIVONIA - By owner. 5 Mile & Newburgh area. 3 bedroom 1½ bath brick ranch, aluminum trim. New Thermal windows, kitchen has ceramic tile, brick fireplace in family room, dining room, fully carpeted. Hardwood floors, large lot, 2 car attached garage. Basement. $74,900. Call after 5pm weekdays, anytime Sat & Sun. 464-1263

LIVONIA - 12025 HALLER
$2700 DOWN
$368 PER MONTH
Brand new 3 bedroom ranch, all brick, full basement, carpeted. Earn part of your down payment & closing costs by painting & floor tiling.
GOODMAN - BUILDER
399-9033

QUAD - 3 bedrooms, 1½ baths, family room, fireplace, den, finished basement, 2 car garage, ½ a lot, $5 down. 18 Mile & Inkster.
SUPER RANCH
Big brick ranch, over 1 bedroom ranch in great location, near Newburgh & 5 Mile. Top-notch condition inside and out. Family room, big kitchen, full basement, 2 car attached garage. Original model home. Loads of extras. $59,900
CENTURY 21
Gold House Realtors
478-4660 261-4700

312 Livonia

THREE BEDROOM RANCH - country kitchen, 2 bay windows, insulation in fireplace, family room, large lot with fruit trees & plots, $54,900 333-3594

Troos, Troos, Troos
(1-ts) Beautiful colonial. Just reduced $4,000. Owner transferred. 3 Prestigious wooded setting. 9 rooms, 4 bedrooms, 2½ baths. Home offers formal dining room, family room with fireplace, first floor laundry and den. Quality rear deck. Excellent condition. Priced lovely home. Art team - won't last. Priced to sell.
VINCENT N. LEE
Executive Transfer
851-4100

313 Dearborn Dearborn Heights

MORE FOR YOUR MONEY in this extreme! Spacious 3 bedroom ranch, has a formal dining room or enjoy your party in the finished recreation room with bar. For daily living there are 2 large bedrooms, spacious kitchen, family room with full wall fireplace, and 2 car attached garage $52,900
HARRY S
WOLFE
474-5700

314 Plymouth-Canton

CANTON CUTIE
MUST BE SOLD YESTERDAY!
ONLY $2,000 DOWN
Buys this large 3 bedroom home in a quiet country setting. Nice decor, low maintenance plus garage. VA zero down. 10% FHA. ALL OTHER TERMS. Call Sherry Underwood Email.
CENTURY 21 Today 261-2000

JUST LISTED IN PLYMOUTH-Original owner, 2 story colonial, 3 bedrooms, 1½ baths, finished basement, 1 car attached garage (Central air. Spacious lot. Convenient to town. Perfect for young family. Priced reduced to $59,500 Please ask for SAM DIBBLE. Re/Max 459-5000

Low, Low Assumption
Beautiful N. Canton 3 bedroom Ranch, spotless, 1½ baths, family room/fireplace, finished Basement, 2 car attached garage. Owner transferred. Only $69,500. Call
DAVID BEARDSLEY
Century 21
Gold House Realtors
459-6000

OPEN SPACES surround you in this custom built 3 or 4 bedroom brick ranch. Quality throughout, this beauty offers a custom kitchen, wet plaster, hardwood floors, all ceramic baths, large family room, fireplace and 2 car garage. Surrounded by 2 wooded acres with out-building $84,500.
HARRY S
WOLFE
474-5700

PLYMOUTH - nice starter home, 3 bedrooms, gas heat, 1st floor laundry, Tonda Elementary, South of Ann Arbor Trail. $41,500 459-1810

PLYMOUTH TWP., 3 bedroom ranch, large lot, 2 bath, central air, above ground pool, family room and fireplace, attached 2 car garage, finished basement, asking $69,500. 416-1825

PLYMOUTH, 4 bedroom, 1½ bath colonial with family room, 2 car garage, brick fireplace in family room, dining room, fully carpeted. Hardwood floors, large lot, close to schools, park and shopping. $74,900. Call after 5pm weekdays, anytime Sat & Sun. 464-1263

START
the New Year right in this 3 bedroom 1½ bath brick colonial, other features include - 2 car attached garage, brick patio, covered yard - a dynamic home for a growing family. $47,550. Call
LEE or NOEL BITTINGER
Century 21
Gold House Realtors
459-6000

315 Northville-Novi

NORTHVILLE - BY OWNER
Unique - quality, custom built Colonial, built 1978. Maintenance free. Wooded hilltop lot. Good view, near Downtown. Attached garage. Security system. Large master bedroom. Fireplace. Air. New carpet & paint. Finished basement. Many new custom features. Complete, nothing needed, see to appreciate. $118,900. 348-7516

TWO YEAR old 4 bedroom colonial, 8 Mile & Halsted, 2,700 sq. ft., large deck, alarm system, full wall brick fireplace, finished basement extra, $118,500. Mr Mac by after 6 pm. 477-9019

315 Northville-Novi

A MUST SEE
3 bedroom with family room/fireplace, 2 full baths, 102 x 240 lot, deck and walkout basement. Only $54,500. Call
DICK RUFFNER
Century 21
Gold House Realtors
459-6000

HEATED GARAGE - ½ acre
Novi-Nine Assumption - 11% - $49,900
Nice 3 bedroom ranch near New Hudson Large living room with Franklin fireplace, formal dining room, 2 car garage with natural gas furnace, drywall, water & electric, hardwood floors.
CALL LINDA ROBERTS
CENTURY 21
Hartford South-West
348-6500 471-3555

NORTHVILLE Colony Estates. Newly decorated 3 bedroom ranch, 1½ baths, central air, family room, fireplace. Immediate occupancy. Excellent condition! $59,500. Assume 7½% 8. Mtge. Open Sun 1-5. 41912 Sunnydale 618-0429

316 Westland Garden City

GOOD STARTER HOME
2 bedroom ranch with garage, new roof & water heater. Interior recently remodeled. Seller will help with down payment and closing costs. $25,900. For appointment call
ARLENE PARSONS
CENTURY 21 Today 261-2000

Livonia Schools
This home has it all - location, love, and pride of ownership. Beautiful 3 bedroom ranch with 1½ baths, and ¾ bath out on Member bedroom. 2½ car garage, finished basement, large deck in backyard, and new roof - plus much more $53,900
CENTURY 21
Gold House Realtors
464-6881 420-2100

LOW, LOW, LOW DOWN
Land Contract. Gorgeous home on 150 ft. lot, spacious bedrooms, super kitchen, carpeting thru out, 1st floor laundry, garage. $54,900

Castelli
525-7900

Something Special
This home has everything. 3 bedrooms, master bedroom has entrance to main bath, 1½ baths, great room, fireplace beautiler, 2 car attached garage, 1 acre wooded private deck. Put this on your list for showing at home.
Call BETTY BARRY
CENTURY 21
Gold House Realtors
464-6881 420-2100

SUPER STARTER 3 bedroom brick ranch. Offering a spacious living kitchen, this home has a lovely family room, 1½ baths heated garage and full basement so you may even help with closing costs $42,900.

BEYOND WORDS is this stunning ranch home. Built in '71 this energy efficient, 3 bedroom show-place offers new (vinyl windows, natural woodwork, beautiful basement with wet bar and full bath, central air and 2½ car garage with door opener. It won't last at $62,900.
HARRY S
WOLFE
474-5700

WAYNE - 3 bedroom bungalow, 2½ car garage, basement, remodeled, community center area, LC. Low $30's. Immediate occupancy. 261-3133 728-7222

WESTLAND - 3 bedroom Brick Ranch, ¼ acre, fenced yard. Built-ins, 2½ car garage. Family neighborhood, also lease. $48,500.

WESTLAND - 4 or 5 bedroom colonial, 1790 sq ft., finished basement. $6000 improved land contract until 1993. Garage. Livonia schools, assme. $38,900. Bob Carlson Earl Klein South Inc. 453-0014

WHY WAIT
to see this new listing. 3 bedroom brick ranch, full basement, nice finished recroom with 4th bedroom or study, 2 car detached garage, 12 ft. pool for summer fun, park and playground area across the street. Asking $41,900.
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318 Redford

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EASY TERMS 10.95%
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Castelli
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CENTURY 21
Hartford South Inc.
261-4200 464-6400

320 Homes For Sale Wayne County

WAYNE-1½ story, 3 bedroom home, close to schools and community center. Aluminum siding, air conditioning. $31,900. Call after 4pm or weekends. 595-5239 or 595-7127

321 Homes For Sale Livingston County

HAMBURG
8½% interest, 4 bedroom, 2 bath, finished rec room, 33 X 28 garage, wood and gas heat, extremely well insulated. $69,500
OREN NELSON
REAL ESTATE
1-800-462-0309
1-449-4466

HOWELL - 3 minutes from town. 4 bedroom 2½ bath colonial on 1½ acres with extra garage. Excellent location $79,900. 1-517-546-4667

324 Other Suburban Homes For Sale

METAMORA SPECTACULAR - private setting, 2 grove in years. Lake privileges out, will $250 sq. ft. of home situated on 10 wooded acres. Other highlights of this lovely home includes 2½ baths, 3 bedrooms, Geo Therm, for more details call Don Williams & Assoc. Quaker Realty 664-4922

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$65,990.
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VINCENT N. LEE
Executive Transfer
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BLOOMFIELD HILLS
Condominium trust fund. Must dispose of by Feb 15,1985. Market $240,000 Discounted $48,000
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328 Condos For Sale

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ROYAL OAK, 1 bedroom townhouse, 1½ baths. Professionally decorated. 1-634-9018

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