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TRANSFEREES DELIGHTI

NAMED FRIES DELIGHT!

New home in Birmingham with a bright and spacious environment. Four large bedrooms, formal dining room, open kitchen with fireplaced family room, second floor laundry, crown moldings - this one has it all! Move-in condition!! \$184,900. OLD-23814



Spacious, open home perfect for entertaining. Large deck overlooks a beautiful inground pool with jacuz-zi. Lovely home boasts 5 bedrooms with 4½ baths, a



FARMINGTON HILLS BEAUTY

ARMINIG FOR HILLS BEAUTY
Stunning contemporary nestled on a cut-de-sac setting in Rolling Oaks. Amenitles include ceramic foyer
and powder room, formica kitchen, dramatic family
room boasts a soaring fireplace. Glamorous sunken
"Roman Tub." \$279,900. WED-23804

CHARNWOOD HILLS

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THAMWOUD HILLS
Beautiful setting for this sparkling
clean, well maintained 4 bedroom Colonial. Features 1st floor library, spaclous family room with fireplace, large
country kitchen and professionally
landscaped. \$239,900. RED-21838

SUPERB FAMILY COLONIAL



WEST BLOOMFIELD COLONIAL Lovely contemporary home nestled on a private setting. Dramatic loyer en-hanced by wood bannister, almond kitchen, exciting family room featuring soaring cathedral celling and focal fireplace, \$146,900. OAK-23049



GREAT NOVI LOCATION

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Close to everything, plus top schools. This is the setting for this 4 bedroom Colonial offering large kitchen, family room and inground pool for summer enjoyment. \$143,900. FEE-23727



WALK TO NORTHVILLE!

Immaculate Colonial with supreme setting backing to commons on a cui-de-sac. Formal dining room, cozy family room with fireplace, 1st floor laundry and imished rec room in lower level. \$149,500. SPD-99857





custom kitchen, sunny Florida room and a flowing floor plan. \$315,000, LOE-99015



851-6900

32961 Middlebelt Farmington Hills-West Bloomfield

647-7100

1821 W. Maple Birmingham-Bloomfield

656-8900

445 S. Livernois Rochester Hills-Troy

Relocation 1-800 R-MANUEL



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IF YOU ARE MOVING ACROSS THE CITY OR ACROSS THE COUNTRY, OUR RELOCATION DEPARTMENT CAN MAKE YOUR MOVE SMOOTHER.



THINKING OF SELLING YOUR HOME? NOW IS THE RIGHT TIME TO CALL RALPH MANUEL ASSOCIATES FOR A FULL TIME EXPERIENCED SALESPERSON TO GIVE YOU A COMPREHENSIVE MARKET OPINION OF THE VALUE OF YOUR HOME!





BLOOMFIELD TOWNHOUSE

Spacious end unit. Three bedrooms, 2½ baths including master bath with dressing area. Formal dining room with bay window, family room has full hearth fireplace and a full basement. \$115,900. ABN-21926



NORTH ROYAL OAK

Well landscaped treed lot enhances this well built brick ranch. Wet plaster walls, coved ceilings, hardwood floors, family room with cozy fireplace and master bedroom offers a private bath. \$94,500. NOY-21487



Recently listed in one of the areas most sought after subs. This special offering includes a newer addition for

gracious living area and possible in-law suite. Library, 4 bedrooms and morel \$230,000. CHY-97255

BEAUTIFULLY BUILT
Contemporary home in Lake Sherwood Sub. Great open living room
with cathedral celling and driftstone
fireplace, gournet kitchen, sliding
doors to deck, spa and pool. Hot tub
in greenhouse. \$214,000. TID-22294



REACTORS MULTI-LIST. SERVICE ● THE MACOMB COUNTY BOARD OF REALTORS MULTI-LIST

COMPLETE PRIVACY
In this rench Condo featuring private entrance. Magnificent 2 bedroom, 2b abth unit with cathedral celling and fireplace. \$106,000. 6613 Stoker Ct., S. off Maple, W. of Orchard Lake.



POTOMAC TÓWN CONDO

Move-in condition! Beautiful 3 bed-room, 2½ bath townhouse with pro-fessionally finished lower level, securi-ty system, bullt-in bar, marble fire-place, neutral decor and freshly painted. \$129,900. RID-99459



BIRMINGHAM SCHOOLS!

And lake privileges are only a few of the features with this cozy 3 bedroom ranch. Family room, updated kitchen and basement all situated in a quaint, small town type neighborhood. \$115,900. SUT-23599



"FRANKLIN KNOLLS"

Smashing updated ranch—renovated in 1987. Open floor plan, hardwood floors, all appliances stay, clutter control closets and more. Features too numerous to mention. Offered at \$119,900. MIT-23671

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STUNNING WHITE BRICK CONTEMPORARY
In popular Pond Bluff Sub. Marble foyer, 2 story
Great room, European white formica kitchen, master
suite has marble baths, great closet space and
skylight, Complete with landscaping, deck and sprinklars \$418,000, P.07.23458 klers. \$419,000. POD-23456



WONDERFUL WALK-OUT RANCH
On 125 feet of beautiful "All Sports" Upper Long
Lake, Home has 2 complete levels of living with lots
of glass allowing lake views from almost every room.
Bloomfield Hills address and schools. Simple assumption or possible land contract. LOG-23809



ROLLING OAKS OF FARMINGTON HILLS
Smashing custom Colonial featuring ceramic foyer,
powder room, oak kannister, dramatic free-form
custom kitchen with d\orwalls to wood deck. Glamorous family room, ma\ter bedroom retreat with
"Roman Tubi" \$279,800.\SQE-99391

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