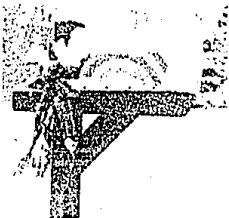


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WOODLANDS CONDO. End unit close to pool. Magnificent hand carved 18th century Italian marble fireplace. 9' ceiling in great room with wet bar. Custom decor, crown moldings, 2 bedrooms, 2 baths. \$249,500. SUSAN TEDESCO 540-9700.



BUILDERS MODEL! Immediate occupancy in Troy's Heatherwood Sub! 1st floor master suite with walk-through library! Cathedral ceiling and fireplace in great room. Landscaping too! Just move in. \$215,000. ROMAN 540-9700.



WELCOME 1990's in-town Birmingham! Combine new tech with traditional charm. 3 bedrooms, 2 1/2 baths, Euro kitchen, great room, 100 x 132 lot! 2 1/2 car garage skylights, fabulous master bath. \$269,900. KAREN EVANS 540-9700 or 259-6694.



LAND CONTRACT! NEW CONSTRUCTION in West Bloomfield. Only 10% down at 9 1/4%! Unbelievable! 4 bedrooms, 2 1/2 baths, huge master bedroom and family room, 3 car garage and wooded lot, too! \$235,000. ROMAN 540-9700.



THE ULTIMATE IN LUXURY LIVING. Perlmutter-Fraiwald designer decorated. This exciting condo is on the golf course. Spacious great room with fireplace, formal dining room. Three decks with wonderful view. \$250,000. BOB HOLCOMB 540-9700.



IN-TOWN BIRMINGHAM BUNGALOW! Wonderful master suite with arched Andersen windows, skylights, new carpet and 1/2 bath. 3 bedrooms, 1 1/2 baths, hardwoods, basement and THREE car garage. \$99,500. CARL STELLIN 540-9700.



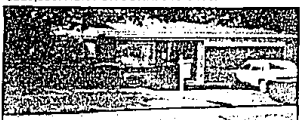
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BEST BUY IN BIRMINGHAM - Great home for entertaining. Living room, formal dining room, family room with built-ins, fireplace. 4 bedrooms, 2 1/2 baths, patio. Top location. Walk to town. Excellent condition. \$229,000. ASK FOR JOHN. 549-5400.



A LATE SLEEPER? YOUR CHILD? It's O.K. the school's across the street. Thermal windows, family room, French door walls, fireplace, 21 foot kitchen, 2 1/2 baths, attached garage also included. Warren. \$103,900. ASK FOR KEN CRIGER. 549-5400.



PLEASANT RIDGE-HIDDEN ASSETS! In this brick and aluminum 3 bedroom Colonial. Prime street location, 1 1/2 baths, dining room, screened porch, 2 car garage. \$79,900. ASK FOR LAURETTE DeCASTRO. 549-5400.



GEORGIAN STYLE COLONIAL - 4 bedrooms (master bath), library, family room (fireplace, wet bar), finished basement, dock, patio, attached garage. Lovely lot - Troy. \$169,900. ASK FOR KEN CRIGER. 549-5400.



EXTRA LIVING SPACE - Two bedroom Beverly Hills aluminum ranch. Family room with fireplace, extra large screened-in back porch, 1st floor recreation room, 80 foot frontage. Immediate occupancy. \$64,900. ASK FOR AMAD SAFFAR. 549-5400.



TROY BRICK COLONIAL - Built in 1987, four bedrooms, 2 1/2 baths, large master bedroom with huge bath and walk-in closet, family room with fireplace, priced to sell fast!!! \$164,800. ASK FOR JOHN HANNA. 549-5400.



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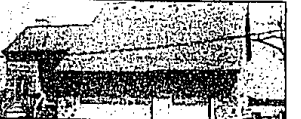
28530 Orchard Lake, Suite 106
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CASS LAKE FRONT LOTS! This may be the last of the West Bloomfield Cass Lake front lots. Prices starting at \$259,000. Frontage from 125 feet all with million dollar views. These gems won't last long! CALL CHRIS or DONNA 737-6800.



CHARMING BIRMINGHAM RANCH on sprawling country lot with 3 bedrooms, 2 full baths and family room. Located on tree-lined street with Wing Lake privileges. Perfect for young family, singles or retired persons. Move-in condition! \$176,900. CALL KATHY SHANOSKI 737-6800.



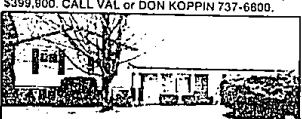
JUST COMPLETED! Custom Cass Lakelake home ready for your enjoyment. 5500 sq. ft. of contemporary living and beautiful views. Too many extra to list! This is lakelake living at its finest! Only \$674,900. CALL CHRIS STREHL 737-6800.



ELEGANT ESTATE! Heather Lake Cape Cod offers everything a person with discriminating taste could demand. 7 bedrooms, 6 1/2 baths, separate guest house, pool, jacuzzi. Perfectly decorated, 3 1/2 acres. Unsurpassed quality! \$1,200,000. CALL KATHY SHANOSKI 737-6800.



WONDERFUL FAMILY HOME in Hunters Point. 3620 sq. ft. Cape Cod, 1st floor master suite with whirlpool, 2 story gathering room with skylights, gourmet kitchen, fashion baths, 3 car side entry garage, dock, alarm, sprinklers and spectacular landscaped! \$399,800. CALL VAL or DON KOPPIN 737-6800.



WEST BLOOMFIELD! Immaculate 4 bedroom, 2 1/2 bath, tastefully decorated home. Professionally landscaped. Loads of storage. Call for your personal showing. \$139,900. CALL MARGIA MEISEL 737-6800 or 553-2566.



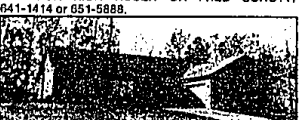
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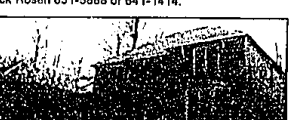
TREES! TREES! TREES! Wooded private setting located near Somerset Mall. Professional landscaping with sprinkler system. House is decorated in neutral colors throughout. Low heating bill, too! \$189,900. ASK FOR RICK ROSEN OR FRED SCHOTT. 641-1414 or 651-5888.



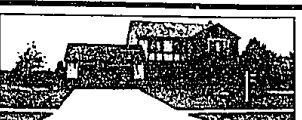
BEAUTIFUL TREED REAR YARD enhances this sharp, three bedroom, Bloomfield Hills ranch. Contemporary features include great room, cathedral ceiling, oak kitchen and a neutral decor. \$182,555. CALL STEVE COLE AT 641-4769.



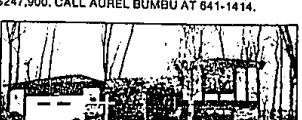
MAGNIFICENT TUDOR COLONIAL! With walkout basement, wood windows, alarm system, breathtaking view, cathedral ceilings. For the family that wants it all! First offering \$374,500. Ask for Fred Schott or Rick Rosen 651-5888 or 641-1414.



FABULOUS 3,100 SQ. FT. Colonial located in the prestigious "HEATHERWOOD ESTATES" of Troy. Spaciousness found not only in the extra large rooms, but continues into the 3 1/2 CAR GARAGE. Amenities include master suite, den and first floor laundry. \$288,900. CALL STEVE COLE AT 641-4769.



TRANSFEREE'S DELIGHT! Home in North-West Troy. Offers 4 bedrooms, 3 1/2 baths, large kitchen, library and a cozy family room, fireplace, central air, alarm system and professionally landscaped lot. \$247,900. CALL AUREL BUMBU AT 641-1414.



PRIME NORTH TROY LOCATION. 4 bedroom, 2 1/2 bath custom built quad level overlooking picturesque wooded lot. Completely remodeled kitchen with solid oak cabinets. Beautiful wrap around deck with built-in jacuzzi. Will not last at \$162,900. CALL MIKE BROWN AT 641-1414.