

AFTER 45 YEARS OF QUALITY REAL ESTATE SERVICE, WE'RE PROUD TO DISPLAY OUR MIDDLE AGE SPREAD.

Not everyone can claim to be in shape on their 45 birthday. Fortunately, as our current selection shows, we've never been more fit.

WEIR, MANUEL, SNYDER & RANKE, INC.



GUIDO GRASSI CUSTOM NEW HOME on 1.5 acre cul-de-sac site. 5 bedrooms, 5 full and 2 half baths. Family room, library, 1600 sq. ft. plus bath, finished walk-out lower level, 2 fireplaces and 2 decks. (644-6300) 536228 **42-1042**



BRICK RANCH on newly landscaped lot. 4 bedrooms, 2 1/2 baths. Kitchen with bleached oak cabinets, 2-way fireplace. Many newer features and updates. 2 car garage. Birmingham schools. \$169,900 (644-6300) 607612 **42-2300**



CHARMING AND WARM 3 bedroom, 2 bath home located in the Village of Oxford. Amenities include bay windows, raised brick hearth in dining room, 1st floor laundry, oak cabinets in kitchen. \$141,500 (651-3500) 608039 **42-2305**



STATELY COLONIAL ON LARGE LOT with prestigious address. First floor master with newly enlarged bath, 3 1/2 baths, family room, 13x21 garden room. Over \$100,000 in recent improvements. (644-6300) 602537 **42-2372**



CORNER LOT BRICK RANCH with 3 bedrooms and 1 1/2 baths. Natural fireplaces in living room and rec room, newer carpet, separate 2 bedroom suite with private entry, 2 car garage, convenient location. \$124,900 (644-6300) 608821 **42-2317**



CHARMING BIRMINGHAM TUDOR located in Poppleton Park. Many updates including wiring, copper plumbing, furnace, bath and more. 3 bedrooms, 2 baths, 2 car garage. Make sure you see the "DINO" room! \$229,900 (644-6300) 608804 **42-2312**



LOVELY UPDATED RANCH on cul-de-sac setting in convenient Wood Creek. 2-way fireplace in living and dining rooms. Step-up formal dining room, library. Newer full baths. Scenic wooded lot with room to expand. \$206,500 (851-5500)



RENOVATED DOLL HOUSE! Many recent updates including: vinyl siding, roof, driveway and sidewalk. 1 bedroom and 1 bath. 1st floor laundry. Appliances include stove and refrigerator, fenced yard. \$30,000 (644-63400) 609819 **42-2316**



ONE OF OUR 4 NEW DOWNTOWN BIRMINGHAM TOWNHOMES. Flexible bedroom plan, 3 1/2 baths, family room, master suite with sitting room, huge walk-in closet. Amenities available to suit purchaser's specifications. (644-6300) 562797 **42-2218**

HOW TO USE THE HOME HOTLINE

- DIAL 1-800-778-9495
- Enter the code shown next to the address or **42** code below the picture
- Our HOME HOTLINE is available 24 hours a day, 7 days a week
- Selling your home? List it with us and get more exposure through the HOME HOTLINE



1-800-778-9495

ADDRESS	PRICE	CODE	ADDRESS	PRICE	CODE
18152 Sunnybrook Lathrup Village	\$119,000	42-2310	712 Westview Bloomfield	\$319,000	42-2294
1953 Woodward Bloomfield Hills	\$649,000	42-2003	115 Linda Knoll Bloomfield Hills	\$690,000	42-1079
17 Manorwood Bloomfield Hills	\$750,000	42-1030	720 Lone Pine Rd. Bloomfield Hills	\$995,000	42-525
407 Cranbrook Cross Bloomfield	\$189,900	42-2057	3816 W. Maple Rd. Bloomfield	\$335,000	42-2304
891 Bird Birmingham	\$125,000	42-2296	1155 Vaughan Bloomfield Hills	\$2,390,000	42-2060
5005 Wing Lake Rd. Bloomfield	\$319,900	42-2293	2793 Windemere Birmingham	\$275,000	42-2295
312 Withington Ferndale	\$99,500	42-2302	16039 Lauderdale Beverly Hills	\$215,000	42-2309



READY FOR SPRING contemporary raised ranch, natural decor, open floor plan, hardwood floors, white kitchen, 2 fireplaces, lake privileges. Bloomfield schools. 3650 Bayou, N. of Long Lake, E. of Middlebell. \$254,900 (851-5500)



CHARMING COPPER WOODS Cape Cod with great curb appeal. Freshly painted neutral throughout. Kitchen with bleached oak floors. Bridge overlooks foyer and great room, 1st floor master with whirlpool. (851-5500) 608808



SPECTACULAR CUSTOM BUILT HOME located on a prime wooded lot with access to Kelly Lake. 3 bedrooms, great room, a fully finished basement with fireplace, possible wine cellar & full bath. \$345,000 (851-3500) 608443 **42-2315**



ROYAL OAK BUNGALOW with many updates. 3 bedrooms. Kitchen opens to dining and family rooms. New countertop and floor in kitchen. Deck off family room and fenced yard. Garage and central air. \$132,500 (644-6300) 607617 **42-2300**



1993 COLONIAL in Auburn Hills. Lovely 2 story foyer, 3 bedrooms and 3 1/2 baths. Family room, loft. Outstanding lower level with 2nd fireplace and full bath. Beautiful landscaping and deck. Tennis courts. \$219,000 (644-6300) 606520 **42-2318**



THREE BEDROOM COLONIAL in great Birmingham location near Quanton School. Extensive updates include bath, lavatory, roof, siding, ductwork and fresh decor. Eat-in kitchen, family room, central air. \$269,900 (644-6300) 602519 **42-2219**



A CLASSIC BIRMINGHAM TUDOR. 4 bedrooms, 2 1/2 baths. Living room fireplace, dining room has built-in corner china cabinet, French doors open to family room. Master suite has marble appointed bath. \$349,900 (644-6300) 609400 **42-2319**



A ROYAL OAK BEAUTY! Cape Cod with 2 bedrooms and bath on 1st floor, 2 bedrooms and bath on 2nd floor. White kitchen with pickled wood cabinets. Tier deck overlooks 300' lot with volleyball court. \$169,900 (644-6300) 603017 **42-1072**



TROY THREE BEDROOM TOWNHOUSE in Northfield Hills. Dining room, partially finished basement, fenced patio. Newer carpet, pool, clubhouse, park, tennis courts, jogging trails, activities. \$107,900 (644-6300) 602192 **42-2230**



INGENIOUSLY DESIGNED BLOOMFIELD HILLS two story contemporary situated on a private hilltop with walls of glass overlooking exquisite yard. 4 bedrooms, 4 1/2 baths, gourmet kitchen, family room and den. (644-6300) 511772 **42-2021**



QUALITY BUILT AND UPDATED colonial on quiet Bloomfield Village cul-de-sac. 4 bedrooms, fireplaces in living and family rooms. Hardwood floors. Home has many updates. Excellent floor plan for family. \$488,000 (644-6300) 601283 **42-2226**



Weir, Manuel, Snyder & Ranke, Inc.

HOURS - weekdays from 8:30 in the morning until 6:00 in the evening
 • Saturday until 5:00 P.M.
 • Sunday afternoons, to 5:00 P.M.