



RALPH MANUEL

ASSOCIATES • REALTORS



CLOSE TO SOMERSET! 3 bedroom brick ranch. Newer windows and central air. Full basement and 2-car attached garage. Birmingham schools. \$188,000. 647-7100.



CUSTOM BUILT SHARP RANCH on a quiet tree cul-de-sac, fabulous newer Euro-style kitchen, 3-4 bedrooms. Pegged hardwood floors in living & dining room. Terrace tile in foyer. Sprinkler/fire alarm systems, finished basement. Great location close to X-rays and shopping. In-law suite. \$282,500. 647-7100.



TRULY AN AMERICAN DREAM! Decorator perfect inside and professionally landscaped outside. So many custom features plus a premium setting. Private beach, outstanding neighborhood and schools. \$359,900. 647-7100.



ALL SPORTS WALNUT LAKE FRONTAGE. Spacious 4 bedroom, 2 bath colonial on a wooded lot with a beautiful perennial garden. Well maintained, newer roof, major addition in 1973. \$415,000. 647-7100.



SPACIOUS updated brick ranch on beautiful park-like acre lot. Open floor plan. Redone kitchen. Beautiful wood floors. Studio 32x19 above oversized garage. 3 bedrooms, 2 1/2 baths, family and Florida rooms. Birmingham schools \$279,900. 647-7100.



WONDERFUL LOCATION. Located in North Potomac. Green, convenient schools. Well maintained Colonial in nice neighborhood. Backyard backs up to protected area, privacy with creek. \$235,000. 647-7100.



SPECTACULAR custom built contemporary ranch. Wooded site. Pine Lake privileges. Walk-out lower level. Light, bright, inviting home with high ceilings, bleached maple floors, fabulous master suite with marble spa, fireplace and garden room. Formal dining room. Bloomfield Hills schools. \$345,000. 647-7100.



SPECTACULAR PRIVATE lots surrounds this spacious newer colonial. Wonderful tradition is mixed with entertaining - open floor plan, 3-tier deck, walk-out lower level highlight this gem! \$449,000. 647-7100.

647-7100
1821 W. Maple
Birmingham-
Bloomfield

***851-6900**
32961 Middlebelt
Farmington Hills-
West Bloomfield



POPULAR Golf course community. Bright and open with 3 bedrooms, great room with vaulted ceiling and skylights, den. Great view! Whirlpool tub and walkout basement. \$317,500. 647-7100.



ORCHARD LAKE CONTEMPORARY. Year-round enjoyment awaits you in your dream house on Orchard Lake. Fabulous contemporary with gourmet kitchen, dock, skylights, 10' ceilings. Perfect for entertaining. \$1,200,000. 647-7100.



LAKE PRIVILEGES IN WEST BLOOMFIELD! Beautifully decorated & maintained. 4 bedroom, 2 1/2 baths. Colonial with 1st floor laundry. Lovely lot, back patio, hot tub. \$224,900. 647-7100.



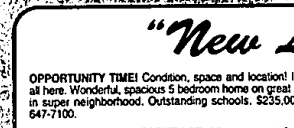
PRIVATE WOODED SETTING on over an acre for this 4 bedroom, 2 1/2 bath colonial. Living room, dining room, family room and Florida room with jacuzzi. View all species of wild flowers from the deck. Super house and location. \$330,000. 647-7100.



RENOVATED 1920s Royal Oak charmer! Relax in the 1st floor master bedroom suite with a redwood sauna & oval bubble tub plus 3 bedrooms and a bath upstairs! \$164,900. 647-7100.



REDUCED \$300,000 below seller's cost. PINE LAKE - lake, boat dock, pool, spa are all included in this South Shores home. 3 bedroom suites. Quality appointments throughout. \$1,699,000. 647-7100.



OPPORTUNITY TIME! Condition, space and location! It's all here. Wonderful, spacious 5 bedroom home on great lot in super neighborhood. Outstanding schools. \$235,000. 647-7100.

WATERFORD WATERFRONT LOT. All sports waterfront lot in prestigious Lake Oakland Estates. Amenities include: underground utilities, paved road, Waterford schools. Possible land contract. \$189,900. 647-7100.

IMMACULATE CONTEMPORARY CONDO Offers a 1st floor master bedroom, hardwood floors in foyer and kitchen, white Formica/black face appliances, vaulted ceiling in Great room, doors to deck and more. \$134,900. INE. 851-6900.

ROYAL OAK! Bright, charming and beautifully updated 4 bedroom, 2 bath bungalow. Formal dining room, basement, central air, garage and newer windows. Great front porch! \$169,000. WAY. 851-6900.

\$30' ON DOW LAKE with canal to Cass Lake PLUS 370' on beautiful Orchard Lake around this existing home which could be removed or renovated. Three acres includes island! \$699,000. COE. 851-6900.

SPECTACULAR CHAMBERD CONTEMPORARY sitting on a private lot offering marble foyer, spacious 4 bedrooms, 3 full and 1/2 bath, dream kitchen, finished walk-out lower level in absolute move-in condition! \$645,000. PAK. 851-6900.



MAGNIFICENT CLUSTER HOME - 1998! Bloomfield Hills schools, backing to nature center, 1st floor master with 2 additional bedroom suites up, state of the art kitchen, vaulted ceilings and walk-out lower level. \$675,000. EAT-64551. 851-6900.



CHAMBERD'S MOST EXQUISITE! Three bedrooms with 1st floor master suite with jacuzzi garden tub. Luxury abounds, built in 1987, open, neutral and Bloomfield Hills schools. \$465,000. CHO636369. 851-6900.



SMART DETACHED CONDO in Farmington Hills. Three bedrooms, den, 1st floor laundry, vaulted living room ceiling, hardwood and ceramic flooring and more. Don't miss this one! \$236,900. AVN-648770. 851-6900.



TIMBER CREEK! Four bedroom, 2 1/2 bath Colonial offers a country style interior. Fantastic lot with trees and privacy, deck and patio with pavers. Only 4 years old! \$215,000. CER-634200. 851-6900.



THIS HOME HAS IT ALL. 3 bedrooms, 2 baths, 2 car attached garage, 2 fireplaces, formal living room, family room, large lot and great family home. Only \$139,900. AIR-634308. 851-6900.



SOUTHFIELD TOWNHOUSE with private entrance. Beautiful tree grounds for your enjoyment. Two large bedrooms, main floor laundry, central air and plenty of storage. Offered at only \$66,900. LAR-604356. 851-6900.



WOLVERINE LAKE PRIVILEGES! Decorator perfect 3 bedroom home offering a spacious almond kitchen, family room, central air, fireplace in family room and more. A terrific buy at \$149,000. DAL. 851-6900.

APPROXIMATELY 1/4 ACRE wooded lot with Bloomfield Hills making and schools. Neighboring homes valued over 7 million. \$128,900. GUN. 851-6900.

PINE LAKE ESTATES! Popular family sub with beach privileges on all sports Pine Lake. New roof in 1996. Newer water heater, aluminum trim. Bloomfield Hills schools. \$189,900. WER. 851-6900.

BLOOMFIELD TOWNSHIP! Spacious 4 bedroom, 3 full and 2 half baths Colonial on lovely tree property. Finished walk-out lower level and more. All in a choice location! \$399,000. 851-6900 LOE

CITY OF BLOOMFIELD HILLS 1/4 acre building site on a private drive with custom built homes. Site is sculptured into a backdrop of a stoned setting. \$499,000. KUY. 851-6900.

FOXGROVE GEM! Wonderfully updated home on a park-like lot. Skylight, newer roof, kitchen and bath. Marble foyer, 2 fireplaces and neighborhood park and tennis courts. \$215,000. SKY. 851-6900.



SHOWS LIKE A MODEL! Beautifully landscaped lot with view of Walnut Lake. 2 story marble foyer with winding staircase and mahogany doors, majestic oak library to impress any executive. \$749,000. MIY-617739. 851-6900.



CUL-DE-SAC LOCATION! Spectacular contemporary home with 1st floor master suite and also in-law quarters. Quality features throughout. Marble floors, skylights, vaulted ceilings, central vacuum and more. \$595,000. WAK-559330 851-6900.



SOPHISTICATED TOWNHOUSE with 1st floor master and spectacular lake views. Soaring ceilings in foyer and great room. Finished lower level with family room, kitchen, bedroom, bath and much more. \$539,000. WAK-620174. 851-6900.



STUNNING CONTEMPORARY on a unique lot with magnificent gardens and a 2,000 sq. ft. deck. Dramatic entrance with antique solid oak door, stained glass windows, white island kitchen and more. \$569,000. CHN-635463. 851-6900.



CLASSIC 90'S CONTEMPORARY Castle offering 5 bedrooms, 4 baths and 3 levels. Top of the line everything, move up to Stonebridge... Offered at \$475,000. STE-642048. 851-6900.



PRIME BLOOMFIELD AREA! Over an acre in a fabulous area, this 3 bedroom ranch features a finished basement, family room and more. Great potential PLUS Bloomfield Hills schools! \$399,900. LOE-642263. 851-6900.



CANTON! Right out of house beautiful - spacious 3 bedroom, 2 1/2 baths Condo with vaulted ceiling in great room, balcony overlooks foyer and great room, large master suite with all the goodies! \$149,900 HOE-635025. 851-6900.



OAK PARK RANCH! Spacious 3 bedroom brick home with family room, 1st floor laundry, security alarm, central air and fenced yard. Priced to sell at \$99,900. 851-6900. 14450 Northfield, S. of 10 Mile, W. of Church.

"New Listings"

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EXPERIENCED AGENTS WANTED!
Consider joining a team with experience and a wide network of professional contacts.
Call DENNIS at 851-6900 for sales in the
Bloomfield/Farmington Hills/West Bloomfield area OR
CAROL at 647-7100 for sales in the Birmingham/Bloomfield/Troy area.

