

# Snyder, Kinney Bennett, & Keating, Inc.



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**BREATHTAKING ALL SPORTS LAKEFRONT**  
Live the life of luxury & captivating sunsets. Renovated thruout. Gourmet kitchen w/leaplace. Foyer with hardwood floors opens to a master-piece of style & grace. Four bedrooms, 4 baths, 100 feet of lake frontage. \$1,275,000 716829-R



**BLOOMFIELD HILLS SCHOOLS**  
1.36 acres of privacy. Walk to lake privileges, 4,000 sq. ft. of comfortable living space featuring 3 bedrooms, 3 1/2 baths. Master suite with fireplace & balcony. Country styled family room with fireplace & wet bar, library/den. \$559,000 724024-T



**TROY CONDO**  
Popular St. Moritz model. Neat and clean 3 bedroom, 1 1/2 bath. Dining room overlooking living room, ceramic floor in kitchen, new roof and paint (exterior). Basement, beautiful location with mature landscaping. \$114,900 730637-N



**MAGNIFICENT SETTING**  
On 1.63 acres in sought after Bloomfield Hills. Wooded, rolling terrain. Four bedrooms, 4 1/2 baths, family room, dining room, library. \$549,000 721473-S



**PINE LAKE PRIVILEGES**  
Open and spacious layout with neutral colors. Updated kitchen with stainless steel appliances. Large family room walks out to patio and private backyard. Four bedrooms and 3 full baths. \$219,000 716608-M



**MAIN STREET CONDO**  
Two bedroom, 1 1/2 bath townhouse with walking distance to Royal Oak. Fresh and clean. Gas fireplace in living room, attached garage. \$139,000 723315-A



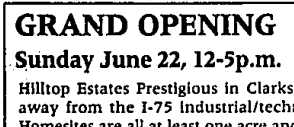
**FABULOUS NEW CONSTRUCTION**  
On lovely site in newer neighborhood. Home has grand spaces, 5,500 square feet. Premium appointments and exquisite detailing. Much crown molding, granite, hardwood and marble. \$1,095,000 706516-W



**VAUGHAN CROSSING**  
Only unit left in Vaughan Crossing. Former model with finished lower level including 2 bedroom suites. Utmost quality built by Uznis / Denoweth. Detached home development in the City of Bloomfield Hills. \$1,390,000 725265-V



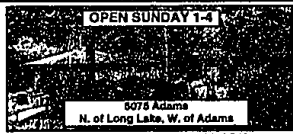
**WONDERFUL CAPE COD**  
On great street within walking distance to Cranbrook. Completely redone since 1994. Romantic master suite. Cook's kitchen w/leaplace. Family room, custom wet bar. Doors to deck from living room & family room. Acre plus. \$790,000 732997-K



## GRAND OPENING

Sunday June 22, 12-5p.m.

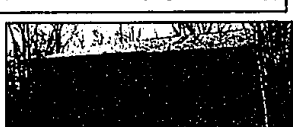
Hilltop Estates Prestigious in Clarkston, only minutes away from the I-75 industrial/technological corridor. Homesites are all at least one acre and suitable for walk-out construction. This heavily wooded development contains the highest elevation homesites in Oakland County. Model open week-ends 1-5 P.M.



**CALIFORNIA CONTEMPORARY**  
With 3 bedrooms and 2 baths. Professionally landscaped 1/2 acre lot with park and bridge. Lots of skylights, new kitchen with custom ceramic tile, garden room, two fireplaces, one in master suite. Three decks and hot tub. \$352,500 712627-A



**OPEN SUNDAY 1-4**  
5075 Adams  
N. of Long Lake, W. of Adams



**CUSTOM BUILT HOME**  
With utmost quality. Traditional design with open floor plan featuring high ceilings, intricate architectural details make this residence unique. Spectacular wooded ravine lot. Walk-out lower level. \$990,000 729548-A



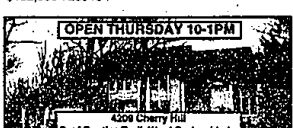
**FANTASTIC VIEWS FROM ALL SPORTS LAKE**  
From the large deck of this Lake Orion home. Two bedrooms, family room, completely updated interior, new kitchen appliances, newer carpeting. All sports lake. Family room with lake views. \$144,900 723523-L



**TREAT YOURSELF TO THE BEST!**  
Suited for entertaining & intimate gatherings. Two story foyer with hardwood floors. Master suite with cathedral ceiling. Gourmet kitchen with Merrillat white cabinetry. \$305,010 730304-M



**AUBURN HILLS**  
Stately, updated 3 bedroom farmhouse with stone fireplace and central air. Large lot with inground pool and 3 car garage. Near Palace and I-75. \$132,900 723948-P



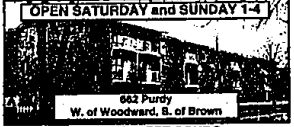
**ORCHARD LAKE**  
Walk-out lower level is a separate house of it's own with 2 bedrooms, full bath, family room and a second kitchen. Open floor plan for entertaining. Almost 4,500 square feet on a .57 acre lot. \$454,900 716455-C



**MAGNIFICENT 1891 LAKE FRONT SHOWPLACE**  
Focus on an active lakefront lifestyle & accent on fabulous custom details in this contemporary beauty. Multi-level decks, 5 bedrooms, 3 1/2 baths, library, walk-out lower level. Spectacular great room with 2 story fireplace. \$593,000 724403-L



**BIRMINGHAM'S PLEASANT STREET**  
Updated with cherry kitchen. First floor laundry, hardwood floors, master suite with jacuzzi, additional 400+ square feet above garage for in-law suite or office. New roof, landscaping and maintenance free brick. \$599,000 714392-P



**PURDY STREET CONDO**  
Beautiful 2 bedroom, 1 bath unit with all the extras! Double balcony, crown moldings, all Jenn Aire appliances, Corian counters and Innsbruck cabinets, hook up for stackable wash-dryer and carpet make this very special in-town living! \$229,900



**BIRMINGHAM RANCH**  
Well maintained and landscaped home with extra large lot. Fully finished basement with wet bar, large cedar deck and brick patio. Florida room. Three bedrooms, 1 1/2 baths. \$179,900



**NORTH ROYAL OAK**  
Great home for first time buyer or investor. Three bedrooms, freshly painted, extra deep lot, utility room and garage. Nice family neighborhood. \$94,900 733021-E



**CONTEMPORARY MASTERPIECE**  
Unparalleled quality and elegance in this 6 bedroom, 4 1/2 bath home. Marble foyer enters into a 2 story great room. Marble wet bar, gourmet kitchen. Walk-out family and rec. room, in-law quarters. \$1,285,000 706978-W



**BLOOMFIELD HILLS CONDO**  
Completely updated in the last 2 years. Every amenity, hardwood floors, recessed and halogen custom lights. Gourmet kitchen has granite counters, Sub Zero & Kitchen Aid appliances. Library and wet bar. \$282,500 724814-W



**BEAUTIFUL CONTEMPORARY**  
Island Lake subdivision. Lake privileges, updated kitchen with center island and skylights. Large master bedroom with 2 walk-in closets. Oversized jacuzzi, lowering ceiling, recessed light throughout. \$545,000 720080-L



**CLARKSTON ALL SPORTS LAKEFRONT**  
Beautiful 4 bedroom, 2 1/2 bath ranch. Spectacular great room with fireplace + 14ft. ceilings, custom kitchen, spa room, Florida room, wet bar, dock, mint condition and much more. \$395,000 731021-E