



RALPH MANUEL

ASSOCIATES • REALTORS



STUNNING, SPACIOUS, BRIGHT - 4 bedroom, 3 full and 2 half bath contemporary on a premium wooded lot. Two story entry with marble, white kitchen with ceramic, stunning open living and dining room. \$479,000. 651-6900 GRD735175



MAGNIFICENT OPPORTUNITY to live on all sports Upper Straits Lake. Views are spectacular from this 4 bedroom, 2 1/2 bath contemporary. Entertainers will delight in the finished lower level walk-out with wet bar and full bath. \$924,900. 651-6900 LAW732535



CLOSE TO BIRMINGHAM for shopping, theater and schools. Excellent maintenance in this three bedroom, two bath home. Central air. Circular drive. All newer windows, tile floors, main area carpeting. Don't miss! \$199,000. (248) 647-7100 WAH72857



CAPE COD - 4 bedroom, 2 bath Cape Cod colonial situated on quiet tree street. Generous room sizes, cove ceilings in living room, some hardwood, ceramic floor in kitchen. 2 decks, fence yard, basement recreation room. \$179,500 (248) 647-7100 PEE721467



PRIVATELY YOURS! - Enjoy wooded up-north feeling from your family room. 3,950 sq. ft., immaculately maintained home offers 4 bedrooms, 3 1/2 baths, 2 story foyer, white kitchen, Bloomfield Hills schools. \$410,000. 652-6900 LOU741281



A CHANGE OF PACE! Drive through a natural tranquil setting to circle drive and lovely old world country charm home. Two story entry, large picture window, master suite (1994) and lake privileges. \$435,000. 651-6900 WIG607711



WONDERFUL RANCH 1 1/2 bath in great Southfield subdivision with Birmingham schools. Well maintained, nicely updated. Family room with fireplace. \$147,000 (248) 647-7100 WOK743639



WEST BLOOMFIELD - 4 bedroom, 2 1/2 bath colonial with great curb appeal and an impeccable interior. Scoured in porch off breakfast room. Woodpecker Lake privileges. \$234,900 (248) 647-7100 TEA734558



PEACE IN FRANKLIN! Large beautiful room paved with dark oak floors, bay windows with exquisite views and fireplaces that stand opposite from each other. A creative spirit in every inch! \$399,999. 651-6900 HOY687208



PRIME WOODED LOCATION - Over 2 acres for the discriminating individual seeking natural beauty and privacy. Fabulous home designed for today's living with soaring ceilings and dramatic doorways. \$599,000. 651-6900 HDE57151



ALL SPORTS PINE LAKE - Luxury abounds with boat docks, swimming pool & spa. Custom built 6,000 sq. ft. home with lake view. 3 bedrooms, 4 baths, 3 lavatories, gourmet kitchen, 1st floor master with his & her baths, library, entertainment room with marble bar & built-ins, 2 bedrooms. \$1,600,000 (248) 647-7100 SOS734434



OWNER TRANSFERRED! Sharp newer home on premium lot. First floor master bedroom, open floor plan, security system, professional landscaping and sprinklers. A must see! \$205,000 (248) 647-7100 COS748617



FREE STANDING RANCH CONDO! Serene, private setting in a wonderful West Bloomfield location. Over 2,500 sq. ft. with custom features, open floor plan, very light and bright - just beautiful! \$369,000. 651-6900 DRE732175



I FOUND MY DREAM HOME! Wonderful updated West Bloomfield contemporary offers a 2 story foyer, excellent floor plan, fabulous kitchen with numerous built-ins, finished basement. Just one look and you'll fall in love! \$249,900. 651-6900 HAS



THEY DON'T BUILD THEM like this anymore. Plaster walls, hardwood floors. All brick "custom" colonial. 5 bedrooms, 2 1/2 baths. Formal living & dining rooms. Family room & finished lower level. \$249,900 (248) 647-7100 RAM724705



BEVERLY HILLS CHARMER - Park-like setting, for this tastefully renovated ranch home, with a wide open floor plan, new roof, cathedral ceilings and much more. \$164,000 (248) 647-7100 BUM744695



BLOOMFIELD RANCH with full basement, great room with high ceiling and inviting fireplace. Completely redone kitchen boasts Sub-Zero and gourmet appliances. Newly listed at \$325,000. 651-6900 FAR732663



BE IN BEFORE SCHOOL! Neat, neutral and nice 4 bedroom, 2 1/2 bath Colonial. Great location in Fox Run Green of West Bloomfield. Lots of updates in this great family home. \$169,900. 651-6900 BEP740721



QUARTON LAKE AREA! Birmingham services and schools. This traditional 4 bedroom colonial has it all. Large lot, family room, den, 1st floor laundry. A must see! \$389,000 (248) 647-7100 PIM 733586



BRING YOUR ANTIQUES - A must see. Charming older home on nearly an acre. Four bedrooms, 2 1/2 baths, 1st floor laundry. Updates too numerous to mention. Great location. \$262,900 (248) 647-7100 FRN739143



ALL SPORTS LOON LAKE WATERFRONT home offering 4 bedrooms, 2 baths, 2 fireplaces, 2 car attached garage, 82 feet of sandy beach with deck, gazebo, patio overlooking all sports lake with boat slip. \$299,900. 651-6900 SRE710495



FARMINGTON HILLS COUNTRY in the city. 5 bedroom Colonial with 2 baths, close to freeways on a nice lot. Situated on this main street, yet secluded by trees and greenery, 4 car garage. \$127,900. 651-6900 TWE



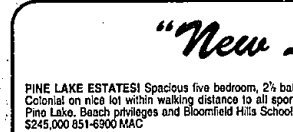
CUSTOM CONTEMPORARY RANCH with Pine Lake privileges, wooded site, finished walk-out lower level. Master suite with fireplace, garden room & marble spa bath. High ceilings, maple floors, formal dining room, 3-car garage. \$499,000. (248) 647-7100 PIE709625



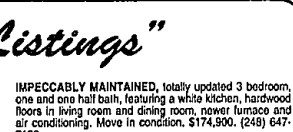
GREAT SETTING - Popular Hunter's Pointe subdivision in Farmington for this 4 bedroom colonial with great private yard, 3 car garage, finished basement. Light, bright neutral decor. Fabulous kitchen. \$350,000 (248) 647-7100 FOT739678



FARMINGTON HILLS JEWEL! Sprawling 3 bedroom, 2 1/2 bath brick ranch with 2 car side entry garage, full basement, new roof and many updates. Nice lot and great curb appeal! Offered at \$219,900. 651-6900 GLE737259



END UNIT, PRIVATE ENTRY CONDO! Updated throughout. 2 master suites, down to private deck, finished basement. Air conditioning, neutral decor. Clubhouse & pool. Mint condition. \$119,900. 651-6900 KIS



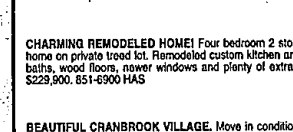
IMPECCABLY MAINTAINED, totally updated 3 bedroom, one and one half bath, featuring a white kitchen, hardwood floors in living room and dining room, newer furnace and air conditioning. Move in condition. \$174,900. (248) 647-7100



"OUT OF THE ORDINARY" COLONIAL - Many costly updates include kitchen, windows, sliding, furnace & master bath. Finished lower level. Deep treed lot in great Bloomfield neighborhood. \$260,000 (248) 647-7100



RX FOR RELAXATION! Whirlpool tub, new kitchen, 4 bedroom, 2 bath Southfield ranch. Believe it - no steps and no basement could appeal to physically challenged. Views of 1.3 acres from every window! \$138,000. 651-6900 RAD721678



CHARMING REMODELED HOME! Four bedroom 2 story home on private treed lot. Remodeled custom kitchen and baths, wood floor, new windows and plenty of extras. \$229,900. 651-6900 HAS



SPACIOUS FARMINGTON HILLS RANCH - Updated home on very large, private, treed park-like lot. Newer kitchen. Two full recently remodeled baths. Living room with large bay & gas fireplace. Move-in condition. \$189,900. (248) 647-7100



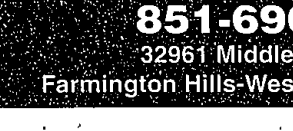
A LIFESTYLE - Pine Lake Estate Lakeloft. Also includes additional lot with lakeside cottage. Custom ranch home has luxurious master and a knockout finished lower level. \$2,600,000. (248) 647-7100



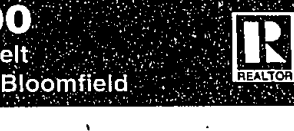
SPACIOUS CONTEMPORARY - Open floor plan contemporary home with Upper Straits Lake privileges. Private wooded cul-de-sac location. Deluxe master suite. Fully furnished lower level. Large informal dining room. \$329,000 (248) 647-7100 ROE



BEAUTIFUL CRANBROOK VILLAGE. Move in condition. 3 bedrooms, 2 baths tri-level. Park-like setting backs to stream. Hardwood floors, neutral colors. Brick fireplace in living room. \$159,900. 651-6900 WEK



"New Listings"



PINE LAKE ESTATES! Spacious five bedroom, 2 1/2 bath Colonial on nice lot within walking distance to all sports Pine Lake. Beach privileges and Bloomfield Hills Schools. \$245,000. 651-6900 MAG

647-7100

1821 W. Maple
Birmingham-Bloomfield

851-6900

32961 Middlebelt
Farmington Hills-West Bloomfield

