308 Rochester-Troy

Forestview Village

Beautiful Williamsburg Colonial. 2100 sq. ft. 4 or 5 bedrooms, 60 day occupancy, 8¼% mortgage available. Ask about for $115. Other homes from $48,990.

641-7311

PULTE

Homes of Michigan, Inc.

ROCHESTER, CHRISTIAN HILLS. 4 bedroom colonial, over 1 acre, $74,900. 275-5044

TROY - By Owner, 3 bedroom ranch, $68,500. 362-4238

308 Rochester-Troy

OWNER Anxious, price reduced 3 year old, 3 bedroom, 4 den, full basement, quality home, just $68,900. Crooks & Auburn Rds. 853-6378

NORTH ADAMS COLONIAL. By owner 4 bedrooms, 2½ baths, breakfast area in kitchen, paneled family room with fireplace, central air, 2½ car garage on ¼ acre, $68,900. 948-0334

BEAUTIFUL 3 bedroom tri-level, 1 full, 2 half baths, large lot, Lake privileges, by owner. 6833 Dublin Fair, Troy. 879-0758

GLENMOOR Estates 2,100 sq. ft. 4 bedrooms, 2½ baths, half acre lot. Many extras. $69,000. 879-1750

IDEAL BRICK BUNGALOW with attached 2 car garage plus separate 2 car garage, near 16 Mile & Adams on ½ wooded acres. 2,000 sq. ft. completely redecorated, basement. $65,900. Evenings 845-6389

LARGE CUSTOM colonial, 4 bedrooms, large master, family room, custom library, formal dining, 3½ baths, 1st floor or basement laundry, fully carpeted, custom bar, 30 x 13 ft. inground pool, many, many other extras. Located Stratford Knolls Sub. $88,500. 375-0423

COUNTRY ATMOSPHERE in Troy, Bloomfield Schools. Spacious 3 bedroom brick ranch, family room, see thru fireplace, 1 full, 1 half baths, 2 car attached garage, large treed lot, fenced play area, simple storage. $68,500. By owner. Appointment only. 641-4086

TROY, 4 bedroom Colonial, 1½ baths, dining room, family room with fireplace, central air, basement, brick patio, large lot, many extras. $61,500. By owner. 689-4467

ROCHESTER - Executive colonial located in Stratford Knolls. 4 bedrooms, 2½ baths, living room, formal dining room, kitchen breakfast area, huge family room with fireplace, 1st floor laundry, open foyer, many extras. Asking $84,900. 375-0420

309 Northville-Novi

NORTHVILLE Colony Estates - 4 bedroom Colonial, 2½ baths, family room with fireplace, den, many extras. $77,900. By owner. 459-1441

NORTHVILLE COLONY ESTATES, 3 bedroom brick ranch, full basement, large family room, built-ins, professionally landscaped, carpeting & custom drapes. Owner. $69,500. 348-3848

BRAND NEW - NORTHVILLE Lakeview Tudor Colonial, 3 bedrooms, 1½ baths, family room with fireplace, kitchen, nook, dining room, GE range, dishwasher, 2 car garage, full brick, Highland Lakes Sub. South of 8 Mile, West of Meadowbrook. $68,900. D. Roux Construction Co. 348-1180

BY OWNER, 6 year old 3 bedroom home in Novi, flat spacious home offers large country kitchen with built-ins, formal dining room, family room, 2 fireplaces, 2 full baths, 1st floor laundry, air conditioning, full basement, 2 car attached garage, large fenced lot, plus many extras. $62,900. 349-1216

LEXINGTON COMMONS, 4 bedroom Colonial, den, family room, country kitchen, 2½ baths, $78,900. Assume mortgage. 535-5190

BY OWNER-Northville. Brick tri, 2½ baths, 3 bedrooms, family room, 2 fireplaces, 2 car garage, $56,900. 516-1710

NORTHVILLE. 3 bedroom ranch with attached sunporch. 1½ baths, finished carpeted basement, 2½ car garage. $43,500 348-6424

309 Northville-Novi

ECHO VALLEY - Tastefully decorated California Colonial featuring 4 bedrooms, 3½ baths, family room with fireplace, full basement, formal and informal dining, and first floor laundry. Large private yard for enjoyable summer evenings. All this for only $73,500. Call today. 477-0880.

EARL KEIM REALTY
Midwest, Inc.
477-0880

NORTHVILLE Estates, tri-level 2,040 sq. ft. on ½ acre lot. Living room, dining room, family room, large bedrooms, 2½ baths. 348-1350

NORTHVILLE $78,700
(ANGLE RD. & 7 MILE)
1.6 Acres - Ranch

Super custom 2,000 sq. ft. brick ranch, 3 bedroom with treed lot, 2½ baths, formal dining room, first floor laundry, family room with fireplace, large private patio, 2,000 sq. ft. basement, attached 2½ car garage. Just listed! Call BILL WILSON to see

Norwood
No. 12, Inc. 478-2000

FOUR bedroom Colonial, 2½ baths, basement, enclosed landscaped yard, patio Assumable 7¾% mortgage. Low $70's. 348-2775

309 Northville-Novi

CITY OF NORTHVILLE
By Owner, 200 S. Ely Dr.
Brick ranch, 3 bedrooms, possible 4th, 1½ baths, finished basement, tree shaded patio, large fenced corner lot, walking distance to all schools, churches and shopping. $68,500. By appointment only. 348-1804

FIRST TIME OFFERED!
A Centennial special for the early American buff. An old personage, re-established in a rural setting, some "well done" restoration and up-dating already completed, but there is still space to re-work and grow. This home has a new kitchen & fireplace. $44,900. Call 453-6780.

Thompson-Brown

EXECUTIVE ESTATE
In prestigious "Shadbrook", Northville. 4 bedroom English Tudor. Has over 2,700 sq. ft. of gracious living area. Family room, dining room, full basement, new spectacular Florida Room, 2 car attached garage, on ½ acre. Offered at $125,000. Call for private showing.

JAMES C. CUTLER
REALTY
349-4030

309 Northville-Novi

CONVENIENT STARTER

In growing area of Novi. 2 bedrooms, 672 sq. ft. on 90 x 100 lot. Sewer, well, 10% down, owner anxious.

NOVI

3 older starter homes, with lake privileges on Walled Lake. 2 bedrooms, 577 sq. ft., lots 40 x 184. Sewer and well, 10% down, owner anxious to sell.

Ashley & Cox Realtors
349-2790

NOVI, 3 bedrooms, tri level, dining room, paneled family room, air, batchelor carpeted, built-ing, attached garage. Landscaped. $65,900. 349-3237

NOVI

FANCY 2 Private fish ponds! Country estate, on 2 wooded rolling acres, has 2 private fish ponds and 3 terraces, fabulous quad level with soaring vaulted ceilings in the living room and dining room, has 2 natural fireplaces... a huge 22x24 family room ; an intercom system and a 3 car attached garage, just $89,500. See it at 44031 Brookwood Novi.

RYMAL SYMES
538-7740

NORTHVILLE COLONY: 4 bedroom Colonial, 2½ baths, family room, fireplace, 1st floor laundry, large corner lot, side drive, $73,900. Owner. 453-5080

NORTHVILLE Colony Ranch, 3 bedrooms, 2½ baths, central air, family room with fireplace, large lot, many extras. $68,900. 459-0083

309 Northville-Novi

NOVI, ECHO VALLEY ESTATES, 2000 sq. ft. Tri-level on ¾ acre, 3 bedroom plus den, family room with fireplace, 1½ baths, formal dining room & kitchen with eating area, 2 car attached garage, carpeted throughout, beautifully decorated, nicely landscaped. $68,900. 348-7063

A COUNTRY DREAM

At an affordable price. 3 bedroom Ranch on large lot. Big dining room, beautiful living room features a brick wall with Franklin fireplace. 2 car garage, much more. Only $27,500.

RAISE HORSES

Builder's own Ranch built in 1976. Quality construction throughout. Rustic cedar siding, hand-split cedar shake roof, 4 bedrooms, dining room, 2½ baths, 2 car attached garage. Also has a 40x80 barn (60x80 insulated & heated). 3 acres for your horses. Many extras. $124,00.

JAMES C. CUTLER
REALTY
349-4030

310 Union Lake Commerce

Union Lake Privileges
Maintenance free 3 bedroom attached 2 car garage, cozy fireplace. 100' to beach and private pier. Fenced, lovely treed yard with gas grill. Priced at $48,500. Call now for a private showing appt

EARL KEIM
Realty North, Inc.
642-3500 681-5700

310 Union Lake Commerce

Open Sat. & Sun. 2-5
9577 Chaumont S. of Cooley Lake Rd., E of Carroll Lake Rd., Carroll Lake privileges in Venice of the Woods. Brand new 4 bedroom, 2½ bath English 2 story, family room with fireplace, 2 car attached garage, backs up to treed state land, carpet allowances: choose your own. $69,900.

EARL KEIM
Realty North, Inc. 681-5700

COMMERCE
FIRST TIME OFFERING
Spacious 3 bedroom brick ranch near Commerce Lake, large living room, formal dining room, attached garage, large lot, only $38,900.

Jerry F. Edwards & Assoc.
553-8100

MILFORD
Builder's Model Clearance
IMMEDIATE OCCUPANCY
2,340 sq. ft. Colonial, English Tudor elevation, 4 bedrooms, 2½ baths, large family room with fireplace, carpeting, and much more. $74,900.

R.A. SNYDER
REALTY
9947 E. Grand River, Brighton
227-5851

COMMERCE
DOWN DOWN DOWN
$58,900. $54,900. $54,900!
$4000 price slash means this one won't last—so hurry! Brick and cedar 3 bedroom ranch home on 2 acres has 2 full baths, and 2nd full kitchen in walk out basement along with basement game room. It's carpeted thru out, has 2 natural fireplaces, (1 with raised hearth), and it's just ¼ mile from Commerce, Wolverine, and Twin Sun Lakes. See it at 2893 Benstein in Commerce.

RYMAL SYMES
538-7740

311 Homes For Sale Oakland County

BEVERLYHILLS - brick Cape Cod with floor plan ideal for entertaining. Extra large living room with natural fireplace, full dining room, kitchen with oven and range. 23' x 14' family room, one bedroom downstairs plus two 17 ft. bedrooms upstairs. 1½ baths, basement and 2½ car attached garage. $53,500 537-3500

Cranbrook
Assoc. Inc. Realtors
28840 Southfield Rd

OAK PARK BUNGALOW
Newly decorated 2 bedroom home with full basement: dining area, gas heat, on lovely treed lot. $25,000.

EARL KEIM
Realty North, Inc. 559-1300

VILLAGE
OPEN SUN 1-4
8420 Heritage
Executive Georgian Colonial 1½ acres. 2430 Sq. Ft. of living. Just off I-75 in Clarkston. Magnificently decorated. Just waiting for you to view. Directions: Dixie Hwy (US10) to White Lake Road, east to Holcomb, north to Reese, turn right. Go ¼ mile to Heritage, follow open signs. Joe Fredericks will show you through.

OPEN SUN 1-4
NEAR S. Lyon, all brick octagon house with 4 bedrooms and 2nd story den with 360 degree view. Everything inside and out is of highest quality and exceptionally well maintained. Over 3 acres of land included. $52,900. Milford Rd between 10-11 Mile Rds. $78,900

RIZZO
REAL ESTATE
349-9460

BY OWNER - Immediate occupancy 1½ story Ferndale Home. Central air, 3 bedrooms, basement, garage. Assume or conventional. Open Sun 2-5PM. 810 Gardendale. 398-7418

BRICK RANCH
Located in one of Milford's most desirable areas. 3 bedroom, attached garage, completely carpeted, close to shopping, schools, churches. $54,900

COUNTRY HOME
A beautiful old spacious country home, almost an acre of land. Located in Salem township, completely remodeled, 4 bedrooms, family room, rec room, carpeted throughout, 2 car attached garage. $75,000

WOLVERINE
Township, 3 bedroom, aluminum sided starter home. On country size lot. Could be a doll house, $28,900.

COMMERCE
3 bedroom ranch, large country kitchen with pantry, 2 bathrooms, basement, attached 3½ car garage. Lot 100 x 185, privileges on Commerce Lake. $43,500

CENTURY 21
OF MILFORD
1-685-8715

ADORABLE 3 Bedroom home, Pontiac Twp. Fenced yard. $18,500 852-3611 338-6457

HORSE RANCH
Three acres, immediate occupancy, attractive 3 bedroom ranch, huge country kitchen, first floor laundry, attached garage. Small barn for the animals. $40,000

WHITE LAKE
Privileges, comfortable 3 bedroom ranch, with attached 3 car garage, ½ baths, finished recreation room with fireplace. $39,900.

HIGHLAND
Old traditional aluminum sided, 3 bedroom home, beautiful kitchen, dining room, parlor, enclosed porch, large shade trees. $32,000.

10 ACRE
Exec 3 bedroom home, view for miles from the balcony surrounding the living area. Dream kitchen, walk out recreation room. $130,000.

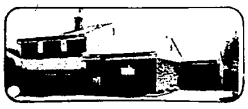
CARRIAGE REALTY
M-59 at Milford Rd.
685-8287

$64,900
BIRMINGHAM-BLOOMFIELD-TROY AREA
OPEN SUNDAY 1-5 PM

5145 BAYSIDE DRIVE (N. of Long Lake Road, E. of Cooldge, central air and loving care best portray this 4 year old unusually beautiful 4 bedroom, 2 1/2 bath COLONIAL. Backs to Sashen Lake on a paved cul-de-sac in a super perfect family environment. It features 2 fireplaces, lovely decor, family room with doorwall to stone-slated patio, full basement. This best-home of the week selection will fulfill your very special dreams. Assumable $46,500 present mortgage. Ask for Host Bob Smith 477-6300 or 476-0837 (B-100)

FARMINGTON HILLS
OPEN SUNDAY 2-5 PM

23015 INKSTER ROAD (North of 9 Mile Road) "ULTI-MATE" in country living. The owner had this 3 bedroom home custom built with the best material money could buy. It features a gorgeous recreation room with wet bar, natural fireplace and a walkout doorwall to patio overlooking a pond and a scenic view from the large ravine lot. Priced in the $60's. Host Harvey Beadle 477-6300 or 531-7906 (I-06)



LIVONIA LOW $40's
OPEN SUNDAY 2-5 PM

14120 SUNBURY (E. off Middlebelt on Meadowlark, N. of Schoolcraft)
There's room to spare most everywhere in this attractive 3 bedroom split-level... with many extras. Mirrored wall in living room, shelves in family room, large screened porch, big patio, gas grill, air conditioner, drapes, curtains and kitchen built-ins. An area of perfect family environment. Hostess Barbara Hay, 477-6300 or 522-6656 (S-91)

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Westdale REALTORS
One of the nation's largest

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Century 21
CORNERSTONE INC.
478-4660

I know that MONEY, TIME & CONVENIENCE are your main concerns when relocating. Add SECURITY to my system and I will make buying, building or selling a REALLY GOOD EXPERIENCE

Ask For
DAVE DUCHARME
Specializing in "Your Residential Needs"
478-4660

WEST BLOOMFIELD MANOR

Magnificent country estate surrounded by towering oak trees. 5 large bedrooms with 5 full baths, living room, family room, recreation and library. Truly, a quality home. Superb in every detail.

VAN HORN
646-2400

LIBBY & ASSOCIATES SOUTH, INC.
LIBBY & ASSOCIATES INC.
259 S. WOODWARD
BIRMINGHAM

Century 21 REAL ESTATE

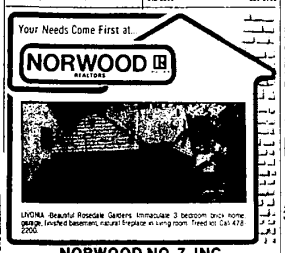
SPACIOUS FAMILY HOME in Lathrup Village features 4 bedrooms, 2½ baths, family room and library, central air conditioning. Consider the in-ground pool a bonus. $71,900. By appointment. 644-3232

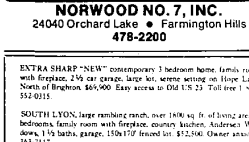
SPACIOUS CUSTOM BUILT Bloomfield Hills Quad. Five bedrooms, 3½ baths, treed lot. Central air conditioning, sprinkling system, just two of the extras. $142,900. Call 642-8100

CENTRAL AIR CONDITIONING. New roof and driveway last year. Aluminum siding in 1973. Three bedrooms, huge kitchen, basement and garage. $39,900. Call 644-3232

SHARP 3 BEDROOM CLUSTER. Sunken family room with fireplace. Unique concept of TOTAL privacy. 1½ baths and full basement. $51,500. OPEN SUNDAY 2-4. 17027 Coral Gables, Southfield, S. off 11 Mile, E. of Southfield Rd.

Century 21





LIVONIA -Beautiful Rosedale Gardens Immaculate 3 bedroom brick home, garage, finished basement, natural fireplace in living room. Treed lot. Call 478-2200.

NORWOOD NO. 7, INC.
24040 Orchard Lake • Farmington Hills
478-2200

ENTRA SHARP "NEW" contemporary 3 bedroom home, family room with fireplace, 2½ car garage, large lot, serene setting on Hope Lake North of Brighton. $69,900. Easy access to Old US 23. Toll free 1-800 552-0115.

SOUTH LYON, large rambling ranch, over 1800 sq. ft. of living area, 3 bedrooms, family room with fireplace, country kitchen, Andersen Windows, 1½ baths, garage, 150x170' fenced lot. $52,900. Owner anxious! 363-7117.

LARGE 5 BEDROOM COLONIAL on 5 acres plus 30x40 barn, property completely fenced for horses. $87,900. South Lyon Schools. Toll Free 1-800-552-0115.

NEWER RANCH. Now area, 4 bedrooms, 2 baths, family room with fireplace, large living room with fireplace, walkout lower level, 2 decks, 30x22 garage. 107x144 fenced lot. $55,900. 363-7117.

TYRONE LAKEFRONT COTTAGE with furnishings on large 118x500' site. Easy land contract terms. $29,900. Toll free 1-800 552-0115.

PLEASANT LAKE PRIVILEGES, over 1100 sq. ft. of living area in very near 3 bedroom home, 1½ baths, cathedral ceilings in kitchen and living room, natural fireplace in living room, carport, large lot. $37,600. 363-7117.

ENGLAND
REAL ESTATE
1-363-7117
3063 Union Lake Road
Union Lake
REALTORS
632-7427
12316 Highland Road
Hartland

LAKES AREA LIVING
"Fun Photo Album"

LAKEFRONT—$35,000

Private and restricted, 58 ft. on the water. Lovely view, 2 bedrooms, perfect for newly weds or otherwise. Call Ron at 634-4475 or 629-2234 for an appointment. 117.

HISTORIC HOME -12 ACRES

You have to see this vintage beauty. Approximately 3100 sq. ft. of luxury, 10 rooms in all. Beautiful grounds and landscaping, caretaker home. Many more amenities too numerous to mention. Offered at only $64,900. Call Lou at 629-2234 for private showing. 546.

LAKE FENTON LOT

147 ft. of sandy beach on Lake Fenton. Area of beautiful homes. Land contract terms. Call 629-2234.

OPEN SUNDAY
11 A.M.-5 P.M.

Century 21 PARK PLACE
HOLLY (313)634-4475
FENTON (313)629-2234
Hundreds of Listings To Choose From
Each office independently owned

NEW MULTI-LEVEL
WATERFORD, UNION LAKE AREA

Custom Rustic Contemporary Split-level home features 3 spacious bedrooms, cathedral ceilings, living room, dining area with patio door overlooking Pleasant Lake. Family room with raised hearth fireplace, 2 full bathrooms, attached 2 car garage in fine neighborhood of quality homes. Still time to make carpeting selections for immediate occupancy. Only $51,900 complete. Call 363-8307.

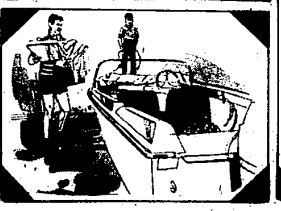
WEST BLOOMFIELD
SYLVAN LAKE AREA

Better than new, 1½ story has chalet styling with a contemporary flair. 4 bedrooms, 2 full baths, open balcony with studio ceiling, full basement with finished office or study area. $38,200. Call 363-8307

UNION LAKE PRIVILEGES

Walk to neighborhood elementary school or walk one block to beach and boating facilities from this 4 bedroom Colonial with 14 x 14 fireplaced family room, 2 car attached garage. Transferred owner has priced their 7 year old home to sell at $49,900. Call 363-8307

OLD ORCHARD INC. REALTORS 363-8307



JUST LISTED

Old Farm House on ¼ acre. Land Contract Terms, $34,900

NOVI

2 Bedroom Ranch on Large Lot. Needs a little fixing. $16,900

BRENDEL LAKE WATERFRONT

Newly Constructed 4 Bedroom Contemporary Quad. $115,000

3 Bedroom Ranch with Privileges on Cass Lake, 2 Car Garage, $23,900

Holcomb Realty
1720 Glengary, Walled Lake
624-5000

LARGE 3 bedroom ranch with Central Air Conditioning, sprinkler system, basement, 2 car garage. Very nicely landscaped lot with enclosed redwood fence. Right in the middle of Lake Area. Owner leaving state. $51,900. (9200 Cooley Lk. Rd.) 624-7900

Century 21 "of the lakes"
624-7900
363-7119
8888 Commerce Rd.
UNION LAKE

JUST LISTED: Three bedroom ranch, like new, huge lot, one block from private beach area. Must See! $16,900

JUST LISTED: BUILDING SITE Wolverine Lakefront. .52 acre with 317 feet on the water. Paved dead-end street in Wolverine Village, finest area. Approximately $6,700 to assume present Land Contract. Price $23,500.

JUST LISTED: Quick possession with 1/3 of an acre goes with this neat and clean Tri-level in Commerce Township. A clean and compact kitchen includes built-ins and the heating is gas, hot water baseboard. A very room family home for $42,900.

JUST LISTED: and just right for the large family. This two story, four bedroom home has two baths and more. It needs some work inside, backed up to state land in a country setting and the bottom line is POTENTIAL. $26,500

JUST LISTED: This attractive little three bedroom home is not only easy to heat but is completely finished with low maintenance inside and out. A doll house, $23,400

CUSTOM HOMES

Thinking of building a home? We build all homes with QUALITY and ENERGY SAVING in mind.

ENERGY SAVING PACKAGE INCLUDES
1" Styrofoam insulation on exterior walls
3½" Insulation in exterior walls
6" Insulation in ceilings
Steel-Clad insulated exterior doors
Insulated windows and doors with screens

Will build on your lot or ours, your plan or ours, designer services available. Building lots in W. Bloomfield, Independence Twsp. and Oxford areas.

Inspect our new homes under construction on Keylon and Strader Dr. off Hiller Road in W. Bloomfield.

Call 666-2770 or 363-8431 evenings

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