318 Redford

6 MILE & BEECH area - by owner, 2 bedroom with all appliances, new kitchen, 2 car garage, land contract terms. Asking $25,000, $10,000 down or more. Low monthly payments. 537-3774

319 Homes For Sale Oakland County

AUBURN HEIGHTS. Assumption or land contract. 3 bedrooms, family room, large treed lot. Tastefully decorated. $42,900. 373-3485

BUILDER'S OWN HOME with all the extras! Gracious Tudor nestled in the trees. Master bedroom suite with fireplace. Family room with wet bar. Gourmet kitchen. Prime Clarkston location 12¾% Mortgage Available: $209,900. ASK FOR MARGARET CAPTAIN

Chamberlain
W. Bloomfield
851-8100

CLARKSTON
Beautiful custom contemporary nestled in the Pines. 5 bedrooms, 3½ baths. Many extras. Easy access to I-75. $119,000. 394-1264

CLARKSTON, Timberline Estates. 2 year old all brick ranch. 1 acre, 3 bedroom, 2 bath, family room, energy efficient, custom kitchen, sod & sprinkler system, maintenance free, many extras. $99,500. 625-2050

319 Homes For Sale Oakland County

CLASSIC COLONIAL
Across from the golf course. Spacious rooms, light woodwork throughout, large living room with fireplace, formal dining room, 3 bedrooms, 2 full baths, 2 half baths, updated kitchen with breakfast room, full basement, 2½ car garage. Assume at 9¼% . Also possible VA and Land Contract. $98,000.

LOTS OF ROOM
Beverly Hills area of Royal Oak. 4 bedrooms, 2½ baths, finished basement, breezeway, 2½ car garage. 100 ft. lot. Great family home. Reduced to $79,900.

CHARNWOOD HILLS
$84,900. Custom 3 bedroom, 2½ bath ranch featuring spacious kitchen, built-ins, first floor laundry, family room, double garage, basement, country lot. New mortgage rate 12¼%.

ROE ROBERSON
549-5400

Do You Entertain?
Fantastic family room with wet-bar makes it easy! This 4 bedroom quad in New Hudson also offers a 29 year land contract to make financing a snap. $115,900

CENTURY 21
Quality Homes, Inc.
349-1212 261-1823

319 Homes For Sale Oakland County

LAKE ORION-BY OWNER-(D-1547) Lakefront Cape Cod, 2 fireplaces, 2 kitchens, knotty pine finished walk-out basement, Florida room, plus extra income cottage. $85,000. Terms available. SHARE LISTINGS 642-1820

LAND CONTRACT
LAND CONTRACT
LAND CONTRACT
Interest rates are too high. Some say they will come down. Do you believe that? If you do, buy now on Land Contract and finance later. We have homes in all price ranges offering Land Contracts.

(59-we)$48,900, Novi, 3 bedrooms, lake privileges, large lot.
(59-h)$63,900, Waterford 4 bedrooms, 2½ baths, 2 fireplaces
(59-m)$111,900, Bloomfield Hills, Chapel Hills Estates, 4 bedrooms, 2½ baths, over 2/4 acre.
(59-n)$159,900, lakefront home, 4 bedrooms, 2 fireplaces, great room, all sports Wolverine Lake

All these homes are priced to sell fast with Land Contract Terms. Call for your appointment today.

Century 21
UNCOLN LAKE
EXECUTIVE TRANSFER SALES
851-4100

319 Homes For Sale Oakland County

BERKLEY. 3 bedroom brick ranch. Finished basement, garage, appliances. Very assumable at low interest. $49,900. Must Sell. 548-8436

TWIN LAKE Village, White Lake Twp. beautiful 3 bedroom ranch, 2 fireplaces, custom patio, carpeting, drapery, lake privileges. Ideal for children. 266-0014

320 Homes For Sale Wayne County

NW AREA'S Best Buy. 3 bedroom ranch, 2 car garage, below market at $20,500. Multiple financing available. Up In entments & Realty 531-7383

ROMULUS
35320 TYLER RD.
3 bedroom home on a 82x600' lot. Home has been completely remodeled. Low financing available! Contact:
BEN DENNY
Chamberlain
721-8400

ROSEDALE GRANDMONT SUB
Owner said "bring deal." 2 bedroom brick colonial. 2 fireplaces, 2 car garage, recreation room, Florida room. Immediate occupancy.
- Up Investments & Realty -
531-7382

TAYLOR - $34,900
Very spacious home on large lot with 4 bedrooms, maintenance free exterior, no-wax floor in kitchen, beautiful shade trees and garage. Ask for:
GRETCHEN HALVARY
CENTURY 21
Gold House Realtors
420-2100

322 Homes For Sale Macomb County

SHELBY TOWNSHIP
2000 sq.ft. energy efficient 3 bedroom executive ranch. ¼ acre lot with 32' gunite pool. $137,990. 731-8139

2-4 SECLUDED WOODED ACRES ROMEO - $35,900 down, 11% 10 yr. L.C. 1800 sq. ft. 3 bedroom brick ranch, has 2 baths, 20 ft. family room natural fireplace, formal dining room & full basement, built in 70's, on a state designated natural beauty road. $110,000. Earl Keim Shelby 264-1260

324 Other Suburban Homes For Sale

ASSUMPTION
Sharp 3 bedroom brick ranch with formal dining room and remodeled bath. Excellent area of Wayne. Just listed. Call Today. Asking $38,950.

CENTURY 21
TODAY 525-7700

MONROE COUNTY-Village of Dundee, commuting distance to Ypsilanti, Ann arbor, Monroe & Toledo. Unique 4 year old 3 bedroom ranch. Owner will consider self financing on long term basis at below market rates with moderate down payment to party with demonstrated financial responsibility. Negotiable price $70-80 thousand range, depending on down payment & interest rate. Evening 313-529-2251

SYLVAN LAKE, Owner, 9 room, 3 bath, formal dining room, parlor, screened porch, 1 block to beach, private. $68,900 Land Contract 682-0121

325 Real Estate Services

BUYING A USED HOME or CONDO? Call KEY INSPECTIONS
A professional Inspection Service
Licensed builder Written report
RESIDENTIAL - COMMERCIAL
851-0351 626-5298

326 Condos For Sale

ADAMS/S.BLVD. - 2 bedrooms; den, 1 bath, new carpet. $5000 below developers cost. $48,750. Assumable or land contract. Immediate. 651-5476, 852-1169

ADAMS WOODS CONDO
3 bedrooms, 3½ baths, private ravine setting, walkout deck through dining room, open basement. large 9¾% assumption. $157,500. 649-2429

CONDO ELEGANCE AT an Economy Price! 3 bedrooms, attached garage, 1½ baths, finished recreation room. Many extras. Assumable mortgage. $65,900. Call 626-5800.

FOR THE Discriminating buyer. "Executive" is the only word to describe this elegant 3 bedroom, 2½ bath condominium with attached garage. This is true luxury at a reasonable price with Land Contract terms. $98,900. Call 626-5800

ENJOY YOUR Lovely View of wooded area from this 2 bedroom condo. Attached garage, immediate occupancy. Also lease with option to buy. All appliances included. $69,900. Call 626-5800.

ERA - HARWELL

326 Condos For Sale

BY OWNER W. Bloomfield Potomic Town, 3 bedrooms, 2½ baths, den, rec room, 2 car garage, central air,$61-0665 or 644-1284

CANTON "BEDFORD VILLA"...a distinguished Condominium community. This 2 story end unit has 2 bedrooms, 1½ baths, formal dining area, full basement, and an attached garage. Excellent management and beautiful surroundings. Central air and a lovely patio are added summer pleasures. $46,900.

ROBERT BAKE
Realtors
453-8200

CANTON - By owner, 3 bedrooms, 1½ baths, utility room off kitchen. All appliances. Wet bar, patio. $50,000. $12,000 assumes 9¼%. 455-1818

CLOISTER ON THE LAKES
3 bedroom, 3½ bath, overlooking lake, end unit, next to woods, many extras. $185,000. Open Sat & Sun, 1-5PM. 2170 Blaine, West Bloomfield. 851-2121

CONDO-MART
SPANISH FLAVORED
architecture highlights this north Royal Oak townhouse style condo. It has a huge master bedroom, 1½ baths, recreation room with office, and a fenced patio. LAND CONTRACT or simple assumption. Priced at $43,900. Pool and Tennis.

SOUTHFIELD CONVENIENCE
can be yours with this upper level 2 bedroom, 2 bath condo. Spacious rooms, central decor, pleasant view of landscaped court. Assume mortgage below current market rates. Priced at $48,990. CALL

LAND CONTRACT
or low interest assumption is the key to owning this 3 bedroom, Novi condo home. It features a natural fireplace, patio, and full basement. Pool, tennis and club. Priced at $58,200. Enjoy the good life.

PEBBLECREEK
Choice West Bloomfield end unit condo with balconed-den overlooking the dramatic 2 story living room. HUGE master bedroom suite, 2½ baths, main floor laundry and attached double garage. Priced at $125,000. ATTRACTIVE SIMPLE ASUMPTION. Call for More!

ESTABLISHED and SUCCESSFUL West Bloomfield condo community with generous and mature landscaping. Ground floor, Private entrance home offering over 2,200 square feet of gracious space. TWO bedrooms, Library, Hobby room and so much more. Valued at $155,900. FOR YOU?

RELY ON A FOUNDER,
RELY ON A LEADER.
RELY ON CONDO-MART.

CONDO MART
626-8100

326 Condos For Sale

ADAMS WOODS
Open Sunday 2-5PM.. 1225 Timberview Trail, Bloomfield Hills; N. of Square Lake & W. of Adams. Beautiful 2 Story Condo with fabulous view of the ravines, 3 bedroom Fernwood Model with walkout basement, central air, Assumable Mortgage or Blend Rate. $168,900.
EARL
KEIM
Realty North, Inc. 559-1300

BEVERLY HILLS
2 bedroom, 1½ bath townhouse, 3 years old, all large rooms, carpeting, kitchen with oak cabinets and all G.E. appliances, wall basement, gas heat, central air conditioning, attached garage with opener, extra parking spaces. Excellent condition. $69,900. $9,950 down; 11% Land Contract. Immediate occupancy. For appointment call 645-7991

BLOOMFIELD CONDO - Professionally decorated & ideally located at Woodward & Square Lake Rd. Upstairs Unit has carpeted & draped living room with doorwall to covered balcony, formal dining area, lovely kitchen including built-ins. 2 spacious bedrooms & 2 full baths, central air, basement, 2 carports, swim pool & clubhouse. $48,615.

Cranbrook
Assoc., Inc Realtors
557-3500

BLOOMFIELD HILLS, Adams Woods, beautiful, elegant 3 bedroom townhouse, 2½ baths, 2 fireplaces, private courtyard, 2 car attached garage. Simple assumption or land contract. $169,000. 264-3924, 852-8058, 575-1977

CUMBERLAND CONDO - 26471 Summerfield, S. of 11, E. of Inkster. Spacious 2 bedroom corner ranch, 2 full baths, laundry room, courtyard, garage, extras. Call Evers or Sun. 356-5529

BLOOMFIELD HILLS - WILLOWAY
2 bedrooms, 2 baths, bedrooms good size, lots of closet space, large bright living room, separate dining room, kitchen with eating space, fully equipped including new G.E. refrigerator and stove with microwave. Recently redecorated, new carpeting throughout. Thermal windows, central air, basement storage, carport & adequate parking. Attractive well kept grounds, heated pool, faces lovely residential street. L.C. available. $78,500. 647-2032

BY OWNER, condo, N. Royal Oak, 2 bedrooms, new appliances, pool, carport and balcony, 11% assumable mortgage. $48,900. 280-8785

326 Condos For Sale

ALL OFFERS CONSIDERED. Must sell now. 2600 sq. ft. 2 story townhouse overlooking Cloister Lake. Tennis, pool. Assume $173,900.851-9728 or 642-1620

ASSUME 7¾% MORTGAGE
By owner. Beautiful Knightsbridge, Orchard Lake Rd., north of Lone Pine. 2 or 3 bedrooms, 3½ baths, library, breakfast area, utility. 2400 sq.ft. Moving to Florida, must sell. Real bargain. $124,900. 881-5453

BEST VALUE in Farmington Hills. Beautifully appointed interior, central air, 1450 sq. ft. plus finished basement. Many extras. Must sell now, terms available. $79,900. 553-2328

BLOOMFIELD HILLS
Private entrance with 3 bedrooms, 1½ baths, family room, overlooks tennis court. End Unit! $72,500.
BALDWIN ASSOCIATES
REAL ESTATE, INC.
642-9010

DEARBORN Fairlane East on lake 2700 sq. ft., 3 bedrooms, 3½ baths, utility room, 1st floor. Hall. Call Edythe 642-4065, or Nora 646-4046

LUXURY Condo, Rochester, 3 bedrooms, 2½ baths, 2 car garage. Sacrifice. Owner reduced price. $10,000 Sacrifice 652-8738

LUXURY CONDO
MUST SEE
Prestigious Area of Southfield. 1,600 sq.ft. 2 large bedrooms, 2 bath, plenty of in house storage, plus basement storage area. Beautifully decorated, lovely carpeting, includes curtains, refrigerator, stove, dishwasher, (all under warranty) garbage disposal, carpeted porch, large kitchen, lots of cupboards & pantry. Enjoy the security & privacy a 2nd floor Ranch offers, plus an elevator down to underground garage, which is wonderfully convenient & a blessing to those with health problems. Grounds also have additional security & privacy of brick walls & gate. Walk to shopping, Medical Center next door. Bargain before we list. $92,500/Offer. 642-3914

LUXURY UNITS
Birmingham Town Square
400 SOUTHFIELD
FROM $129,900
Call Betty Turner
646-0020, 774-5551, 644-4463
Michigan Condo Corp.

NORTHVILLE AREA
Do You Want It All?
This Northville condo has 1½ Lakefront, garage, finished rec room with bar, shop and office, land contract terms. $77,900.

Only 20% Down
Moves you into this 2 bedroom unit in Highland Lakes. Gorgeous beamed ceiling and family/dining room makes this one a real pleasure. $58,400.
CENTURY 21
Quality Homes Inc.
349-1212 261-1823

NORTHVILLE! "COUNTRY PLACE"...exceptionally well decorated one floor unit with formal dining area, 1st floor laundry, 3 large bedrooms and attached garage with opener. All appliances remain. VERY SPECIAL AT $72,500.
ROBERT BAKE
Realtors
453-8200

326 Condos For Sale

FARMINGTON HILLS, Beechwood Hills Condo. 2 bedroom, 2 bath, in unit laundry, second floor with view of woods, pool, club house, 11% Land Contract for 4 years. $69,500. 851-4233

FARMINGTON HILLS
Stimulating is the reaction on seeing this airy, bright and pleasing 3 bedroom condo on grade floor, basement, 2 baths, carpeting & drapes, built-ins, very complete and in super location to freeways & shopping. Clubhouse & pool! $87,500.

COUNTRY PLACE
Assumption or Blend Mortgage available. Only $75,900 for this 3 bedroom condo, 1½ baths, large living room with fireplace, full basement, all appliances included. Handy to expressway. Call for details.
Real Estate
NETWORK
Omar Sanderson, Inc.
474-3000

FARMINGTON HILLS
CONDOMINIUMS OF INVERRARY
9½% *
-WHILE THEY LAST-
1 bedroom, 1 bath. From $43,900
2 bedroom, 2 bath. From $55,900
MODEL HOURS: Daily 12-6PM
Sat. & Sun 12-5 PM. (Closed Thurs.)
LOCATED ON 12 MILE, between ORCHARD LAKE & MIDDLEBELT
SALES BY:
Martha Allen Assoc., Inc.
851-1232
*3 year Land Contract ammortized over 30 years to conditional buyers. Subject to earlier payoff as provided for in the contract.

GREAT ASSUMPTION
Farmington Hills. Priced below market. 2 bedrooms, 2 baths, pool, tennis, beautiful setting $62,900. 8am-11am or after 6PM 855-9646

Join The Condo-Craze
(69-tw) Check on new inventory!
• E—Z Terms
• Low Down Payments
• Low Interest
• 1 & 2 Bedrooms Available
• Priced $40,900 & up
Farmington Square Condominiums
Century 21
VINCENT N. LEE
EXECUTIVE TRANSFER SALES
851-4100

KEATINGTON 3 bedroom ranch. Central air plus many extras. Beautiful location. You must see it to believe it. By owner. 291-0541

LAND CONTRACT
10 Years with low down payment. Sharp 2 bedroom & immaculate condition. Fireplace, finished lower level. Loaded with extras. Adams & Walton in Rochester area. Owner anxious. Priced to sell at $79,900
JUNE CONNOR, BROKER
375-9096

LE CHATEAUc
Luxury apartment, newly decorated 3 bedroom, 2½ baths, elevated to second floor, heated underground parking. Laundry room in unit. Balcony off master bedroom. Possible land contract or assumption. $94,500. Call
Florence Abel or Judy Stein, 558-8181
THE
DURBIN
COMPANY REALTORS
Your Neighborhood Broker 835-5060

LE CHATEAU, SOUTHFIELD By owner. Elegant 2000 sq. ft. 2 bedroom, 2 bath condo. Quiet rear unit, professionally decorated. Features include: built in mirrored bar, deluxe hardwood flooring in dining room, kitchen and foyer. Beautiful carpeting, custom window treatments. Matschler kitchen, all appliances included. Private laundry including washer and dryer, veranda, underground heated parking with elevator, TV security. Many extras, quality throughout. Assumable Mortgage, $74,500. 352-0606 352-2232

LIVONIA deluxe adult condo, 2 bedroom, pool, gorgeous setting, loaded, many extras, ideal location. Will consider renting. 261-7925 348-2682

LIVONIA "THE WOODS"
Gracious townhouse living is offered in this picture perfect brick 2 bedroom, spacious living room, formal dining, den, dream kitchen, plus 1½ baths, large finished basement, and attached garage. Outstanding clubhouse with indoor pool. A must see for the luxury-minded. $84,900 with fantastic terms.
CENTURY 21
261-2000

LIVONIA
THE WOODS
Beautiful 2 bedroom upper unit, many great features - screened porch for privacy and view, pool with clubhouse, simple assumption and land contract terms available. $78,900. Ask for:
JIM ELDRIDGE
Century 21
Gold House Realtors
459-6000

LIVONIA - Woodlore: 1 bedroom unit. Excellent location & condition. Must see. Low $60's. Call after 6 or weekends 476-1482

LOVELY West Bloomfield condo, 3 bedrooms, family room, plus more. Assume mortgage, $138,900. Call Edythe 642-4065, or Nora 646-4046

LUXURY Condo, Rochester, 3 bedrooms, 2½ baths, 2 car garage. Sacrifice. Owner reduced price, $10,000 Sacrifice 652-8738

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MUST SEE
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ROBERT BAKE
Realtors
453-8200

326 Condos For Sale

Being Financially Responsible Has Never Been More Fun

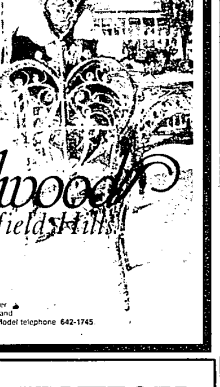
Those who know money have long recognized the value of investing in prime Bloomfield Hills real estate. Now, these same individuals who recognize traditional value and quality are discovering the fun of owning a Sandalwood cluster condominium.

For example: we have created a colonial that is nothing short of spectacular. With sweeping wood decks. Uniquely designed foyers living and formal dining areas. Lavishly adorned master suites. And a gourmet kitchen that's large enough to prepare a feast for fifty. Plus there is seemingly endless space for such niches as a gathering room with a 20' long wet bar and a 200 bottle wine cellar.

With so small a number of residences remaining you must require without delay about adding one of these classics to your list of prized possessions.

Priced from $146,500

11% LAND CONTRACTS
AVAILABLE ON LAST FEW HOMES NEARING COMPLETION
(24 Month Term)



Sandalwood of Bloomfield Hills

presented by
ANTHONY S. BROWN & ERIC YALE LUTZ
with THE RADNOR CORPORATION
and its associates

Located on the east side of Telegraph at the corner of Quarton Rd. Models are open for viewing daily and weekends from 1 pm-6 pm, closed Thursday. Model telephone 642-1745

OPEN SUN. 2 to 5

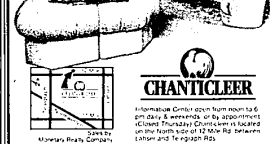
GARDEN ATRIUM introduces magnificent three bedroom Condominium on prize setting in Adams Woods of Bloomfield Hills. Exquisite new decor, two fireplace (one in Master), extensive Quarry tile floors, outstanding deck and patio, 8¾% ASSUMPTION among many highlights. $169,900.

ASK FOR BILL BARKER
626-9100

Chamberlain REALTORS

THE MODELS ARE OPEN!

Welcome! Each will surround you with the elegance and design touches you've searched for. These one- and two-story cluster condo homes with up to three bedrooms are priced from $129,900.



Sales by Monetary Realty Company
Developed by Monetary Investment Group

CHANTICLEER

Information Center open from noon to 6 pm daily & weekends or by appointment. (Closed Thursday) Chanticleer is located one North side of 12 Mile Rd. between Lahser and Telegraph Rds.

Phone: 354-4330

DESIGNER CONDOMINIUM MODELS OPEN!

Hurry to see the two bedroom ranch condominiums everyone's raving about . . . with cathedral ceilings, fireplaces, two full baths, full basements, two car garages, and a host of other premium features. All in a lovely Lathrup Village location that's incredibly convenient.
Surprisingly, prices start at just $85,500.

Information Center open from noon to 6 pm daily & weekends or by appointment. (Closed Thursday) Inglewood is located on Evergreen between 9 & 12 Mile Roads in Lathrup Village.

Phone: 569-3870

INGLEWOOD

Sales by Monetary Realty Company
Developed by Monetary Investment Group

AN INVITATION FROM MARTY

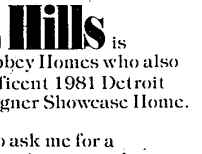
Before you buy a condominium, I'd like you to visit me at Walnut Hills of West Bloomfield.

I have three luxury townhouses left in Phase I, with prices and financing you'll want to hear about.

Walnut Hills is presented by Abbey Homes who also built the magnificent 1981 Detroit Symphony Designer Showcase Home.

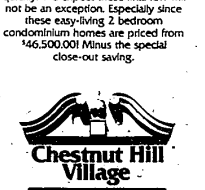
Don't forget to ask me for a complimentary ticket to see the Designer Showcase Home that is open until May 23rd.

Walnut Hills of WEST BLOOMFIELD
CUSTOM BUILT by Abbey homes
Presented by HERBERT LAWSON, Inc.



Hours: 1:00 PM to 6:00 PM Daily
Closed Wednesdays & Thursdays
Model Phone: 661-1490

CASH IN DURING OUR CLOSE-OUT



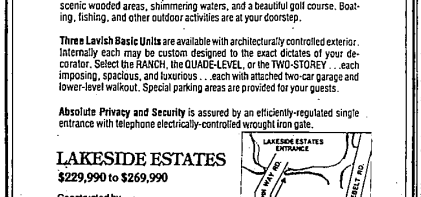
SAVE AT LEAST $4650.00

Cash buyers can benefit immediately by taking a 10% discount off the top. Or, we'll provide you with a special mortgage protection plan that guarantees a 12% rate for the first full year (plus additional maintenance and tax credits for the first year.) Chestnut Hill Condominiums have sold quickly. We expect these final few will not be an exception. Especially since these easy-living 2 bedroom condominium homes are priced from $46,500.00! Minus the special close-out saving.

Chestnut Hill Village

Furnished models open daily & weekends, noon-6 pm. Closed Thursday. Located off South Boulevard between Opdyke and Adams.
Phone: 852-4467
Sales & Management by: Landmends Realty Corp.

PREVIEW SHOWING



Enjoy the ultimate in elegance, prestige and exclusivity—

Live on a Private Island

Live in intimacy with the land, sky and water in a luxurious condominium home on a beautifully landscaped island. But, sacrifice no comfort or convenience. As remote as this ideal setting may be, once over the bridge you will be minutes away from anywhere in the Metropolitan Detroit Area.

Own a Permanent Vacation Home which is quiet and secluded and overlooks scenic wooded areas, shimmering waters, and a beautiful golf course. Boating, fishing, and other outdoor activities are at your doorstep.

Three Lavish Basic Units are available with architecturally controlled exterior. Internally each may be custom designed to the exact dictates of your decorator. Select the RANCH, the QUADE-LEVEL, or the TWO-STOREY . . . each imposing, spacious, and luxurious . . . each with attached two-car garage and lower-level walkout. Special parking areas are provided for your guests.

Absolute Privacy and Security is assured by an efficiently-regulated single entrance with telephone electrically-controlled wrought iron gate.

LAKESIDE ESTATES
$229,990 to $269,990

Constructed by
Republic Development Corporation

Sales by General Realty Phone 855-4090

WEST BLOOMFIELDS PRIME LOCATION