



WEST BLOOMFIELD

Picture yourself in this well maintained ranch, in a rural setting with Cass Lake privileges and W. Bloomfield schools, all for only \$55,500. Land Contract terms available. Call Carolyn, 363-1511.

Choice W. Bloomfield ranch, 6 rooms, 3 bedrooms, family room, fireplace, central air, deck, lawn sprinklers, 1530 square feet, 2 sheds, lake privileges on both Upper and Middle Straits Lakes. Will consider any financing including FHA/VA. \$53,900. Call Ben, 363-1511.

Canal Front Simple assumption, three bedroom, 1 1/2 story home with full basement and 2 car garage. 80 foot on Cass Lake Canal. \$59,900. Call 363-1511. Ask for Ben.

Just 3 doors from town enjoyment at Pine Lake. This spacious 4 bedroom, 3 1/2 bath Quadplex home has been called in living room, full well finished family room, huge patio area, library could be 5th bedroom, a high balcony simple assumption mortgage. Enjoy lake living and Bloomfield schools. \$139,500. Call Charlotte Carl, 651-1900, (66592)

Enjoy living in this spacious 5 bedroom home featuring 2 1/2 baths, family room, 1st floor laundry, central air, circular driveway, tennis court which can convert to ice rink for winter fun. \$129,900. Call Pearl Hidenbrandt, 651-1900.

Pebble Creek Condominiums private setting with full, featured 3 bedrooms, 2 1/2 baths, 1st floor laundry, finished walkout lower level. 2 car garage. \$110,000. Call Pearl Hidenbrandt, 651-1900.

Better than a model home new neutral tones in this sparkling clean 4 bedroom colonial. Beautiful location on nature preserve. Central Air, huge deck. \$109,500. Call Carolyn, 651-1900.

2700 square feet simple assumption. Kimberly North's spacious colonial. Full well finished family room, master suite for king size furniture. Close to schools, shopping, swim club in area. \$109,500. Call 651-1900. Ask for Gerry Conrad. (65407)

Exceptional financing available on this unique 3 bedroom ranch situated on a quiet cul-de-sac. This award winning design lends itself to pleasant entertaining and features an open flowing floor plan, 2-way fireplace, large kitchen, down from family room to patio, 1st floor laundry, Bloomfield schools. \$110,000. Call Clark/Whelan, 651-5700, (66199)

Excellent financing priced to sell. The ultimate in convenience, spaciousness and security. Two car attached garage, designer decorated, neutral. \$67,700. Call Judy Gaudin, 646-1500, (66008)

Gracious, open, Quad level on rolling land in West Bloomfield. Cathedral beamed ceiling in living room and slate tiled floor. Fenced well below market with good assumable mortgage. \$129,900. Call Blythe Beyer, 646-1600.

Contemporary ranch better than new - Drastically reduced due to owners transfer. Excellent assumption with Standard Federal. Bloomfield Hills schools. \$219,900. Call Esther Shapiro, 646-4700, (66431)

Assumable mortgage Shunning 3 bedroom townhouse. Condo. 2 1/2 baths, 2 fireplaces, 1st floor laundry, tile floor decorated throughout. Silver grey w/ carpeting, Verticals, drapes and wallpaper. White formica cabinets throughout. An open built-in including refrigerator, electric range, ceramic floor tile. Landscaped courtyard and gas barbecue. 2 car attached garage with door opener. Pool and tennis courts. \$182,900. Call Sylvia Strickland, 644-4700.

NOVI

Absolutely lovely in this 3-4 bedroom brick ranch with a full bath off master bedroom and central air in Willowbrook Estates #2. Simple assumption and low monthly payments. For your fastest buyer. \$65,000. Call Indira Bhagat, 477-1111, (67227)

Cozy 3 bedroom Condo in Country Place. Immaculate and tastefully done. Ideal for a couple or single person. Excellent facilities add to vital life style. Very attractively priced at \$52,500. Call Joan Sundt, 477-1111.

TROY

Desirable Innaprock Condo in Northfield Hills. 2 bedrooms, 1 1/2 baths, fireplace and garage. Beautiful decor. Owned by an Interior Designer. Excellent Land Contract terms or simple assumption mortgage. \$73,500. Call Dorothy, 363-1511.

Five bedrooms, 3 full baths, large lot, ideal for the large family. Family room with fireplace and large kitchen. Full eating area. \$76,500. Call Jean Buchschi, 528-1300, (66583)

Lakefront simple assumption. This Tudor/Chateau Colonial on Emerald Lake offers a simple assumption and possible Land Contract or 2nd mortgage. Features 4 bedrooms, 3 1/2 baths and walk-out lower level, on a treed, cul-de-sac setting. \$134,900. Call Jan Britton, 528-1300, (67499)

Former model home in Troy boasts lake privileges on three lakes as well as many upgraded features. Includes 4 bedrooms, 2 1/2 baths, library, wet bar in family room, fireplace, 1st floor laundry, 2 car attached garage and Central Air. SIMPLE ASSUMPTION and LOW DOWN PAYMENT. \$111,900. Call Jan Britton, 528-1300, (67166)

Large estate Colonial Over 2700 square feet in this 4 bedroom, 2 1/2 bath Colonial featuring a library and 1st floor laundry in a fine neighborhood. All kitchen appliances included plus washer and dryer. SIMPLE ASSUMPTION with LOW INTEREST RATE AVAILABLE. \$118,000. Call JAN BRITTON, 528-1300, (66586)

Great price, great terms, great home in Troy. Spacious open floor plan. Colonial features 4 bedrooms, 2 1/2 baths, formal dining room, family room with fireplace and wet bar, Overlooks wooded area. \$99,900. Call Jan Britton, 528-1300, (65504)

Best value in Northfield Hills low down payment for this 2 bedroom Charlevoix model, with separate dining room and fireplace. Two dormers lead to large deck area. Complex offers pool, tennis courts, and community building. \$62,900. Call Jan Britton, 528-1300, (66158)

Birmingham schools 4 bedrooms in the prime western section of Troy. Land Contract possible. \$109,900. \$50,000 down at 11% for 5 years at \$605.16 p & 1.60 payments. \$89,500. Call Darlene Dzialak, 646-1600, (66386)

On the woods by the lake. Fantastic view of nature from dining room doorway of this 3 bedroom Georgian model. 3 car garage. Wood-burning fireplace in living room. Close to pool, tennis courts and park area for cross country skiing. Land Contract. \$79,900. Call Pat Farnon, 646-1600, (66944)

Land contract terms, "Charming" describes this one-owner 3 bedroom Condo in move-in condition. Open floor plan with sunken living room overlooking patio. Kitchen and 1st floor on outside wall with window. Recreation room. \$69,900. Call Pat Farnon, 646-1600, (66093)

Scenic country setting. Two bedroom and unit owner overlooking common grounds combines alone privacy with convenience. Large basement 23x27-11 with "Room" to entertain. \$62,500. Call Pat Farnon, 646-1600, (67489)

Patio overlooks lake. Share your home with ducks, rabbits and birds. Cozy 2 bedroom ranch with fireplace. Spacious basement 23x27-11 provides work area, lots of storage space and "Room" to entertain. \$65,000. Call Pat Farnon, 646-1600, (66942)

Builder's model. End unit combining single privacy with convenience. Three bedrooms, 2 1/2 baths, end, attached garage. Attractive decor. Wood-burning fireplace overlooking English garden. One-owner unit in pool condition and good location. \$67,000. Call Pat Farnon, 646-1600, (66354)

Budding it's spring when you step inside this cheerful CHARLEVOIX model. Living room with double doors overlooking English garden. One-owner unit in pool condition and good location. \$67,000. Call Pat Farnon, 646-1600, (66354)

Simple assumption! Electric financing being offered. Immediate possession on a super 3 bedroom ranch perfect for the young couple and/or retired couple. Assume the mortgage, rent with closing not until Aug. 1992. Blend rate mortgage available. \$67,900. Call Vivian Johnson, 644-1600, (66299)

Lovely former model brick ranch in desirable Troy Subdivision. Plans for a contemporary. Extras. Professionally landscaped yard with gorgeous heated fire-form pool. Special Land Contract terms by seller. \$69,500. Call Joan Guyman, 646-1600, (67602)

Blend rate available. Possible land contract. Beautiful view of pond. Must see this two bedroom Condo to appreciate. \$74,900. Call Fred Poulos, 646-1600, (66969)

Land contract terms available. Beautiful 4 bedroom Colonial in Prime Troy Sub. Private park in area for residents. All schools close by. This home has many features including EXTRA 1/2 BATH. \$82,900. Call Fred Poulos, 646-1600, (67849)

Bloomfield Hills schools. Fantastic financing available on this country Colonial with 4 bedrooms, living room and great family room, also has walk-out lower level with wet bar, sauna, many things are new done. Great retaining, private place just like a vacation every day. Plus 2 more houses buildable on this 5 acre lot. \$225,000. Call Jung Hua Chung, 644-4700.

ROCHESTER

Must sell this sharp two bedroom, 2 1/2 bath condominium nestled in the rolling hills of Rochester but only 15 minutes from Birmingham. Natural setting with private woods and a river. Finished walk-out lower level. Land contract terms. \$61,900. Call Darlene Dzialak, 646-1600, (66426)

BIRMINGHAM

Just reduced in price. Great assumption available. This hard-to-find 4 bedroom ranch nestled on a cul-de-sac in Ringham Farms has had tremendous updating in the last 3 years including a dream kitchen, heating and Air Conditioning, fire, heating and city water. Land Contract considered. \$139,900. Call Blythe Beyer, 646-1600, (66002)

Desirable Quanton Lake area. Gracious Carleton Scott. Cozy living, and fantastic kitchen with extras too numerous to mention. Financing? Absolutely! \$174,900. Call Jane Waples, 646-1600, (66115)

Sparkling 3 bedroom ranch, walkout lower level. Beautifully landscaped lakefront. Land Contract, assumption and cash. \$133,900. Call Louise, 363-1511.

Super Land Contract terms. Ideal location downtown Farmington. Maintenance free 4 bedrooms, 2 1/2 baths, den plus much more. \$79,800. Call Bonnie Musselman, 651-1900, (66523) OPEN SUNDAY 2-5, 39723 Main St.

Professional landscaping, 3 bedroom brick ranch, 2 full baths, finished rec room with wet bar. Central Air. \$65,800. Call Bonnie Musselman, 651-1900, (66509)

Maintenance free 3 bedroom, 1 1/2 bath, family room, newly decorated, super buy with Land Contract or 2nd mortgage available, plus other financing \$53,000. Call Bonnie Musselman, 651-1900, (66340)

Simple assumption, Blend and Land Contract. Four to five bedrooms, 2 full baths, Florida room and very private back and makes this attractive home in Farmington Meadows very desirable. \$85,500. Call Indira Bhagat, 477-1111.

As you like it! Lovely home, excellent area and Land Contract terms too! Walk to all of it's little necessities from this 3 bedroom ranch with Central Air and landscaped-in front. \$69,900. Call Rita Rockafellow, 477-1111, (66948)

Sparkling 4 bedroom brick colonial, impressive view from wood deck off family room, walkout basement. Simple assumption or Blend mortgage available. \$97,900. Call Jim Stevens, 477-1111, (67471)

Historical home - Restoration has been started. Finish with your own ideas. Good location. Assumable mortgage. \$25,900. Call Jane McKenzie or Joan Sundt, 477-1111.

Unbelievable buy in Colony Park. Delightful 4 bedroom Brick Dutch Colonial. 1st floor library looking like ideal for the private home office. New furnace with long term guarantee. Central Air. Assumable mortgage. \$105,000. Call Jane Toornelsen, 651-1900, (66774)

Beautifully decorated and beautifully maintained. Extras galore including wet bar in family room, quality carpeting, professionally landscaped and underground sprinkler system. \$154,900. Call Bonnie Palva, 651-1900, (66345)

A Doll House. Assumable mortgage, Land Contract or 2nd mortgage. \$42,900. Call Bonnie Palva, 651-1900, (66023)

Thermal Thermal Great condition. 2nd mortgage or lease/purchase. Spacious Hester built 4 bedroom with new carpeting in move in condition. Maintenance free and backyard with Miami inground heated pool. A complete lifestyle - privacy. \$127,000. Call Jan Schuchbach, 651-1900.

Open feeling contemporary style 3 bedroom Tri-level on a beautiful wooded lot. Featured are a fireplace family room, den, Central Air and a 3 car attached garage. Land Contract. Simple assumption. \$123,900. Call Dorothy Kay, 651-1900, (66182)

A picture book setting for this 4 bedroom colonial in prestigious Wood Creek Farms. Enjoy the view of nearly an acre wooded lot from deck off family room. Very convenient to elementary school and Xway. \$129,900. Call Dorothy Kay, 651-1900, (67201)

Simple assumption or financing available on this stunning Wedgewood Commons colonial. First floor master bedroom with full bath plus a bonus room \$129,900. Call Phyllis Galt, 651-1900, (66005)

Great home for starter or retirement family. Walk to public transportation. Includes all appliances. Double lot is completely fenced for privacy. Fenced street. \$39,900. Call Joan Lorenz, 477-1111.

You will love to entertain both inside and outside in this 3 bedroom 3 1/2 bath Colonial with a large open deck. Large family room with built-in bar and many more custom features. Outstanding Land Contract terms or simple assumption. \$99,000. Call Carol or Dick Amrhein, 477-1111, (64550)

Land Contract terms. Cozy, recently redecorated, large paneled family room, fireplace. Friendly warm "let it all happen. Any Florida room across back. 2 full baths. Could be "mother-in-law" private area. Walk to Batford Hospital. \$44,900. Call Marjorie Young, 477-1111, (66842)

Enter the quiet elegance of Wakeok Oaks. This gracious ranch features a large living room and downstairs off main dining room and breakfast room which lead to a private patio. A custom kitchen, 2 bedrooms and a library complete with elegant picture. Terms available. \$192,000. Call Donna Dornale, 646-1600, (65103)

This outstanding Wakeok Oaks Condo features a 2 story foyer and living room, a spacious 1st floor master bedroom with many extra room and a professional landscaped lawn and plus library/den for the quiet times. \$214,750. Call Donna Dornale, 646-1600, (67815)

Enjoy luxury and elegance in professionally decorated 4 bedroom colonial. Overlook Subdivision. Creative financing available. \$285,000. Call Jan McIntyre, 646-1600, (66589)

Show and sell this clean attractive spacious unit. Separate dining room and stop down family room that opens to a beautiful patio. Great great space and convenient location. \$105,500. Call Martha Berger, 644-4700.

Vendor Estates. This meticulously maintained Quad decorated in neutral tones, offers 4-5 bedrooms or den, 3 1/2 baths and a family room with wet bar and Central Air, electronic air cleaner and a picturesque backyard and patio will meet your every need. \$187,000. Call Rosemary Lossen, 644-4700, (66714)

Fantastic view from 14x14 covered deck of this all brick ranch in move-in condition with Square Lake privileges. Features 3 bedrooms, 2 full bath home includes a finished stone in family room, full walk-out basement, 8x10 bath in ample backyard. \$72,000. Call Jan Aiken, 644-4700, (67601)

UNION LAKE

Beautiful 3 bedroom lakefront on all sports lake. Super energy efficient. 2 baths, hedgestone fireplace and bar in family room. Large patio, good storage, move in condition. A must see. \$97,500. Call Judy, 363-1511.

Must sell in low with this unique energy efficient lakefront contemporary the moment you walk through the front door and see the glowing in the kitchen. Beautiful view from 3 bedrooms, 2 full baths, 2nd floor laundry, many trees. Central ceiling, 3 bedrooms, 3 baths, den and 2x10 family room with fireplace. \$149,900. Call Dorothy, 363-1511.

Exceptional prime lakefront value. Extensively updated with neutral decor throughout. Beautiful new custom kitchen offers panoramic view. Terms and much more. \$119,900. Call Esther Krasot, 681-7700.

MILFORD

Lakewood Village. Lovely spacious ranch with 100' of frontage on all sports Lake News. Three bedrooms, 2 1/2 baths and 17x23 family room, 3 fireplaces, underground sprinkler system and more. Excellent terms available. \$109,300. Call Dorothy, 363-1511.

Spacious 4 bedroom colonial with 2 1/2 baths in Westbrook Manor Sub. Formal dining room, 2 fireplaces and treed lot. Super Land Contract terms with low down payment and long term or assume high balance fixed rate mortgage at below market rate. \$89,900. Call Carol/Dick Amrhein, 477-1111, (67204)

Well maintained 3 bedroom ranch, basement, garage and family room with fireplace, 2 1/2 bath and sauna. Land Contract terms. \$77,900. Call Sue DeBusschere, 477-1111.

Exceptional 2 story contemporary. Spacious, quality tiled floor opens to spectacular family room with brick wall fireplace. Mirrored doors reflect the magnificence of it all. Sparkling gourmet kitchen, separate dining room, 1st floor laundry, deck, lake. \$159,900. Call Lori Anderson, 681-5700.

Spacious quality built 3 bedroom ranch, 2 baths, full basement including recreation room with wet bar, separate wet bar, laundry and furnace area. 2 way fireplace in den and living room. Covered patio with gas grille and beautiful yard. 2 car attached garage. Farmington Hills schools. Cash to new mortgage. \$84,500. Call Doug/Barb Dixon, 681-5700, (67575)

One owner, beautifully maintained family home. The large family room with fireplace opens to a super screened and glassed porch. Maintenance free exterior, neutral decor, landscaping system, finished basement, 1st floor laundry, oversized finished side entrance 2 1/2 car garage, 4 bedrooms, 2 1/2 baths. Swim club in sub. Walk to all schools. \$119,900. Call Doreen Laundry, 644-4700, (64826)

Super family home with all the amenities for your round fun. 4 bedrooms, family room with fireplace, large activities room, screened porch. UNIQUE INDOOR HEATED POOL. 16x32. New energy efficient gas furnace, many extras. \$112,000. Call Doreen Laundry, 644-4700, (67399)

Simple assumption, blend available. Land Contract possible. Beautifully maintained 4 or 5 bedrooms, 2 1/2 baths, close family room with full brick wall fireplace, raised hearth. The 2 patios are very private, large well landscaped yard with mature trees. Decorated in neutral tones, walk to all schools. Swim Club in the sub. \$86,500. Call Doreen Laundry, 644-4700, (68252)

Assumable mortgage and ARM available on this spacious 3 bedroom, 2 bath contemporary ranch with cathedral ceilings, sky lights, finished basement, sauna, kitchen appliances and more. \$67,500. Call Mary Ann Graw, 559-2300, (66365)

Pick your terms, simple assumption, Land Contract, new Blend. Three bedrooms, 2 bath brick ranch with semi finished full basement, central air, stucco cathedral ceiling in family room with fireplace, newly landscaped in prestigious Canolot Courts Subdivision. \$55,000. Call Mary Ann Graw, 559-2300, (66761)

Simple assumption, three bedroom brick ranch with 2 car attached garage. Family room with fireplace and Rec. room with bar. Freshly decorated. Owner ready to go. All terms will be considered. \$57,900. Call Steve Potocsky, 559-2300, (66747)

Five bedroom colonial. Master suite has its own heating system, loads of closets, hardwood floor and master bath has tub. Formal dining room, family room, new kitchen floor. In desirable Cranbrook Village. Simple assumption and Land Contract terms. \$76,900. Call Laura Carlin, 559-2300, (68189)

Delightful 4 bedroom, 2 1/2 bath brick colonial on beautiful landscaped corner lot with circular drive. Formal dining room, fireplace with raised hearth, family room and built-in bar. First floor laundry, intercom and underground sprinkler system. FHA/VA financing available. \$115,500. Call Arnette Guffen, 559-2300, (67660)

Terms available on a sharp ranch in Southfield. Pleasant family room with fireplace, large breakfast area in kitchen, 3 bedrooms with 2 full baths. All finished rec room. \$69,500. Call Reva Johnson, 646-1600, (67794)

Buyer wanted: Executive 4 bedroom colonial ready for occupancy. Custom built with quality features (GALORE) Fantastic treed lot accented by a large circular drive makes this property worth visiting! Very flexible Land Contract terms. \$124,900. Call Steve Potocsky 559-2300.

Assume Land Contract. Lovely home in the family city of Oak Park. 3 bedrooms, 1 1/2 baths, finished basement with office, fireplace, central air and many more features. \$47,500. Call Elmor Albert, 559-2300, (67204)

Looking for terms, try this one! Land Contract, simple assumption, blend available. Quality home in beautiful Irvington Sub. Features 4 bedrooms, 2 1/2 baths, finished basement with cedar closet, intercom system. \$59,900. Call Elmor Albert, 559-2300, (66880)

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