YOUR ANSWER TO THE HIGH

COST OF BUILDING!



IT'S THE HOME YOU CAN AFFORD ROYAL'S OWNER BUILDER PROGRAM OF HOMES TO CHOOSE FROM FREE BROCHURE

Financing Available Your lot and labor can be you





4 Bedroom Homes

only $$200 \, \mathrm{down}$ TO QUALIFIED BUYERS

LOW, LOW MONTHLY PAYMENTS

also with

FULL BASEMENTS

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728-9410

| 1-1 Homes For Sale

11-1 Homes For Sale NEAR LIVONIA MALL. Near Elementary and Clarenceville High. 3 bedroom with breazeway, double garage on 80×x135' lot, fenced. Can assume 64.5 contract of FHA. By owner. \$19,500. 476-1603 DOUBLE VALUE Single price, sharp and clean is this aluminum ranch. Gas heat, excellent location, large double lot 80x128, \$16,900.

Past, accellent location, faree de decode lot 80 x 128, 316,900 TONQUISH VILLAGE Waren-Wayne Rd. Vacant Location, faree white fareign for the contractor are with the contractor are white fareign for the contractor are with the contractor are white fareign for the contractor are white fareign for the contractor are white fareign for the contractor are with the contrac

Programment | Programment



Immediate Occupancy Plymouth Community School District

\$34,900 3 bedroom, 1½ baths, family room, 2 car garage, close to downtown. \$40,725 3 bedroom, 2 full baths, family room, basement partly finished, 2 car garage.

\$49,900 Large lot, 3 bedrooms, 1½ baths, recreation room, formal dining room, close to schools. \$54,900 Acre lot, carpeted throughout, 2 full baths, 2½ car garage, new home, owner transferred.

PHONE 453-7733 TOM NOTEBAERT REAL ESTATE 498 S. MAIN ST., PLYMOUTH PHONE 9:00 A.M. 9:00 P.M.

Hickox-Barnett

LIVONIA
28070 CLEMENTS CIRCLE—3 bedroom brick ranch, fin-ished basement, garage—\$25,500.

20530 HICKORY LANE-3 bedroom tri-level, family room, fireplace, attached garage, pool-\$45,900. 33600 MICHELE-3 bedroom brick ranch, finished re-creation room, garage, many extras, reduced to \$29,900 14763 MELROSE—4 bedrooms, full finished basement, 11/2 baths, garage—\$28,500.

9140 MERRIMAN-3 bedroom brick, besement, garage. Immediate occupancy-\$25,900.

32649 GREENLAND COURT—Ravine lot. 3 bedroom, finished basement, large living room, fireplace, attached garage—\$49,500.

NORTHVILLE
21237 SUMERSIDE—4 bedroom Colonial, femily room, fireplace, 2½ baths, garage. Beautiful—\$49,500.

PLYMOUTH
41107 RUSSETT LANE-3 bedroom brick, finished basement, garage-\$28,500.

LAKE PROPERTIES 5275 RED FOX.—4 bedroom Colonial, 2½ beths, family room, fireplace, first floor laundry, garage. Lake of the Pines, Brighton—\$55,900.

12189 RYZNAR DRIVE—3 bedrooms, family room, 2 fiteplaces, attached garage. Extras galore. Overlooks Belleville Lake—\$37,500.



KE 7-0940

Ideally Located in WILLOW BROOK ESTATES



2-car, finished, attached garage
Full basement
Wall-to-wall carpeting
All four sides fully prick
Fully paneled family tone
Full hearth with finished
Each of the full paneled family tone
Bull-tin oven, range and dishwasher by Whitpool
Aluminum gutters and downtopouts

Aluminum gutters and down-spouts
City water, sewer and paving
80' to 90' and larger lots
Full solid cement drive
Plus many, many more up to date features.



ON'YOUR LOT OR OURS . 'SEEING IS BELIEVING'

Best Buy In This Area



Panorama Building Co. Now \$30,990 Including Lot



FINANCING AVAILABLE TRADE IN PROGRAM AVAILABLE

"FEATURES DO MARE THE DIFFERENCE"

A RECENT PRICE reduction makes this 4 bedroom home a real value in Plymouth Township. For femily entertainment a lovely 40-ft, in-ground violin shaped swimming pool. Complete in every detail. Family room with fireplace. \$45,500.



SPACIOUS COUNTRY styled kit-chen, clean as a pin, all built in including matching retrigerator. Just a few of the many feature of this beautiful brick ranch with attached garage located near Whitmore Lake. Lake privileges. Extra lot. \$42,900.

Campo niver

HALF ACRE LOT in Plymouth Township. Nice privacy area for family barbeques plus plenty of space for baseball diamond. 3 bedroom ranch with 2 car garage. All brick, \$35,500.

QUIET LIVING. 21/2 ton central air conditioning, pool delight in back yard, Large 21/2 car garage. All brick ranch, \$25,500.

ASK ABOUT THESE FEATURE FILLED HOMES PLUS OTHERS



453-2210

f-I Homes For Sale

LIVONIA OPEN SUNDAY 2-5

18932 LATHERS ur bedroom aiuminum sid I bungalow, 21/2 car garage I' lot, near schools and ensportation. Full price \$22,

JIM SCHRODERUS 422-7000 261-0400 HUBERT

WESTLAND

FARMINGTON

LIVONIA

WESTLAND

MERRIMAN-CHERRY HILL

Just In, Spie N span 3 bedroom
fase brick ranch. All summum
for brick ranch and summum
for in. Carpeting throughout,
modern country kitchen, full
basament, forced air gas best
covered terrace, 2 car garage,
Owner transferred. Assumer
before the controlled terrace and faces
terrace, 244-250.

FARMING I ON

KENDALLWOOD SUB.

12 MILE-FARMINGTON RD.
3 bedroom face brid of live in the process of the proces

TEMPORANCE-TREKNICHAN

3 bedroom face brick ranch.
Country kitchen with buth-ins,
carpeting. 2 full baths, complets recreation room, 2 car
garage, gas heat. Very attractive. Assumable mortgage. Conplag. 527,900. Owner transferred and anxious.

JOHN H.

HUSSEY

23286 Farmington Rd. 477-5310

PARMINGTON. Biamen Acres, well cared for 3 bedroom brick ranch, on nicely landscaped & acre, 2½ baths, family room, fir-place, wooden deck, fully carpeted, dining ell, built-in dishwasher, 240,000. 474-7848

IT'S TRUE

Folks if you ever wanted a bargain, here it is, Listen to this! A four bedroom colonial with sunken family room, ratural fireplace, huge family kitchen, extre large terrace, two car attached garage and a 24' pool with deck located in beautiful Salem Square in Plymouth. Many extras, Low, tow taxes, I challenge anyone taxes. I challenge anyone nd a better or even equa for \$32,900. See it now ediate occupancy.

H.R. BROOME

WATCH OUR ADS FOR THE BEST BUYS 261-6710

WESTERN COLF Course area. 4 bedroom, 3% baths, family room of the control of the

FOR YOUNG MODERNS

is this gleaming white aluminum-sided and stone ranch featuring excellent carpeting in living room, 3-roomy bedrooms, modern kitchen and 20' terrace. Home has clean efficient electric heat and garage. Only \$18,900. FHA

LIVONIA **BEAUTY**

Sharp 3-bed or face brick fanch offers 1½ beths, capeting in living room, modern kitchen, finished basement recreation room and 2½-car garage. Close to schools and bus transportation. Quick possession. \$26,500, FHA terms.

JAY

425-1500

TMOUTH area. Owner want tion on this 3 year old 3 bedroom ek ranch. Delightful kitchen ig size dining area, carpeted ity room, full basement. Approxi tely 25,000 assumes present 85 rigage with \$16,400 balance outby payments of \$157 or \$4,000

VALUE-PACKED PRATURES
Are translated into this destrable
bone featuring over-size moders
kitchen with butti-in dishwasher. 3
bedroom. 19 story brick homeBasement is professionally finished
spin. 257,000 erg ergreg. 72mm availspin. 257,000 erg ergreg. 72mm availspin. 257,000 erg ergreg. 72mm availspin. 257,000 erg. 257,000 erg.

COUNSEL WITH . .

| I-I Homes For Sale | I-I Homes For Sale

46811 CURTIS AVE. off Beck! between 6 and 7 Mile. 4-bedr ranch, family room with furpl carpeted living, dining rooms, baths, powder room off mabedrom, 2 patio decks oversion ired. 2 acre lot. Immediate PRIVATE party being transferred. Existing 8% % mortgage. Livonia-3 bedroom brick ranch, 2% car ga-rage, large tile basement, 1% baths, carpeting, close to schools.

cupacity. 49,000.

NOVI

STOR MENTAL MARKET Sections

Statch familiar formation

Test attached parse, full basement, just completely decompletely

cases MEADOWRROOK. 5-bedroom

with fireface, large enting area

statched garage on corner to.

NEW 3-bedroom

NEW 5-bedroom

NEW 5-bedroom

NOVEN 5-bedroom

NOVEN

NEW 3 bedroom ranch, 3140 Rose-lawn, COMMERCE TWP, FHA. Immediate occupancy, 518,800. CUTLER REALTY

349-4030 5 BEDROOMS Or a convenient upstairs apartment to hide your mother-in-law; Aluminum sided with brick front. A large lot and 1½ car garage. All this for \$20,900 FHA.

BEL-MEN 522-3010

LIVONIA

rage. COLONIAL 3 bedrooms, 1½ baths, fireplace, lovely recreation room, attached garage. GARDEN CITY 3 bedroom home, beautiful recreation room, 2 cer garage. HA TERMS \$20,900. TLAND. By owner. Immedi-becopancy. Beautiful 3 bed-brick ranch. Finished base-fully carpeted, garage and Assume 5% mortgage. 425-9877

TEEMS \$20,900.
TEEMS \$20,900.
TEEMS \$20,900.
TEEMS \$20,900.
TEEMS \$20,000.
TEEMS GARDEN CITY
ATTENTION
NEWLYWEDS OR RETIRES
leautiful 2-bedroom r a n c h,
we carpeting, new kitchen,
1/2-car garage, paito, take
we \$14.600 mortgage, askng \$19,900 full price. Ing \$19,900 full price.

CALL JIM COURTNEY
HARTFORD 261-2000

CLARENCEVILLE SCHOOLS
3 befroom substitos ranch with
large family from and 2 car ga1225.00 Coak seminos con con con1275.00 Coak seminos coak seminos con1275.00 Coak seminos coak seminos coak

MARTIN. KETCHUM & MARTIN

522-0200 chamberlain Uvonia 31172 Five Mile at Merr

CASTLE GARDENS



CENTRAL AIR CONDITIONING

Young executive owner reports to new assignment in Chicagoland next Monday,

Sparkting 3 bedroom brick ranch in desirable Castle Gardens, Built-in dishwasher in model kitchen, paneled family room, 1½ baths, Basement has beautiful oak paneled recreation room with wet bar plus paneled office or den. Attached 2 car garage all on wide, landscaped lot.

IMMEDIATE OCCUPANCY \$32,500

Weldon Clark, Realtor

27492 FIVE MILE ROAD TO BUY-

TO SELL 425-7300

| 1-1 Homes Fq" Sale

1-1 Homes For Sale SOUTHWELD ROSEDALE MEADOWS

LIVONIA

FACE BRICK RANCH
located in an all-brick subdivition, this 3-bedroom beauty
has formal dining room, full
ille basement with lavatory,
20/2-car aluminum sided grage. Only \$27,500 F.H.A.

LIABRESTANDARD HARRISON-MOORE 427-9030

ANCHOR-POWELL DIAL L-I-B-T-I-N-G or 547-8800 DESIRABLE 2 bedroom home in Redford, 6 Mile-Beech ares, At-tached garage, many extras, See today, \$8,000 down, 255-1182

GARDEN CITY
3-bedroom brick raneth, full
finished bassmen, 2-beths,
9' x 18' family room, 4th
bedroom in basement, 4'
18' pool with 12 foot dect,
18' pool with 12 foot dect,
19' c-ar garage, 325,900,
Make offer, Cell Joe or Bill,
HARTFORD 261-2000

CHAMBERLAIN

SEE IT INSIDE and you will buy it. Three bedroom in-level, family com with fireplace. Drapes, car-peting, including straken. Dishwash-er, disposal, built-pa. Two car garage. All new paint and wall-paper on every surface. Easy as-sumption, ESS, 500. 525-6822

HUDSON REAL ESTATE

ALDENDERFER

REAL ESTATE PLYMOUTH AREA HOMES

\$87,900. For country living, 4 acres with streams, Ultra quality all brick bome with full basement. Spacious and attractive. Center extrance and circular paved drive. Outstanding: You should see. \$29,500. This all brick ranch on a 100 by \$40 lot has quiet town-ship location near schools and town. It shows the care it's heat. Quick occupancy possible. Assume \$4,50 contrast. \$27,500. 3-bedroom brick home with full beament, family size kitchen, fenced rear year with 3-car garage. Included: an in-ground swimming pool, contractor built. Twp. location. \$25,900. Aluminum sided ranch on 100 by 140 lot. Large kitchen, 2 full baths, full tiled basement partially finished, and a 2-car parage. File financing. \$29,900. INCOME. Two units with 2 bedrooms each. Two baths and dining room down, All aluminum exterior. Hot water beat. Sharp: \$31,900. INCOME. Modern built 2 unit on 14 acre is with 2-car garage. 2 bedrooms, dining room, 2 baths down.

453-0343 670 S. MAIN ST.

PLY WOUTH

Thompson-Brown Company Everything in real estate from the ground up



EXTRA SHARP

Large Colonial located on large treed corner lot. Pro-fessionally landscaped. Covered patio. 2½ baths. Drapes and carpeting included. 2 car garage. \$43,900.

LIKE A MODEL HOME

use it was. 10 rooms of living in beautiful North-Commons. Completely landscaped and sprinkling im. Desirable court fot Lovely carpeting, draps, wallpaper. Country kitchen. 2/2 batht. \$62,700.

ANOTHER

3 bedroom ranch in Northville Commons, Kitchen ns. Cultured marble vanities, Walk in closet in r Bedroom, \$46,900. FIRM.

SITUATED ON

5 ACRES IN LIVONIA 5 ACKES IN LIVONIA (FABULOUS CUSTOM built 4 bedroom ranch with slate roof, Marble sills, Custom drapes, intercom, lavatory and door opener in garage, 28x40 stables (CAN KEEP HORSES). TERRIFIC POTENTIAL, Prime for Re-Zoning, \$79,900.

Thompson-Brown Company Everything in real estate from the ground up



41120 5 MILE RD. 261-5080



chamberlain companies REALTORS



PLYMOUTH
5 BEDROOM COLONIAL, huge lot with atream. 24 baths, family room with fireplace, all the extens, \$49,900. Easy Assumption, 261-5800.

SOUTHFIELD 7 ROOM COLONIAL Central air, 18x38 gunite pool, patio, terrare, 3 spacious bedrooms, wilk-in closest, first-coom, armini chosest, first-coom, family room, 14 min sha daing room, family room, 15 min sha and stationary in basement, walk out to pool, Early American decor. 2 car brick garage, 547,500, 353-9000.

DELIGHTFUL ETE FULL Charming 2 bedroom brick and atuminum ranch. Foulted basement has bar and charming electric fireplace Lot 6x120. Immediate occupancy. Assume 5% of moretage. FRA terms. Only 126,000.

A CHANGE OF PLACE Approximately acres beautifully near and land-eased. All control of the particles of the control of the con

CRANBROOK VILLAGE. Sharp 3 bed-room ranch, natural fireplace in living room situated on a well landscape lot. Immediate occupancy. Good as-sumption or conventional terms avail-able. 422,560, 353-9000.

ROSEDALE GARDENS, 3 bedroom brick ranch in excellent condition, Fin-ished beamment, good carpating, con-vanient location. Priced below WEA at \$23,500, 261-3300.

MIDDLEBELT AT 71/4 MILE SOUTHFIELD RD. AT 11 MILE GR 6-9100

WEST BLOOMFIELD

PERFECT FAMILY HOME — immacu-late and well maintained spacious Col-colai on well landscaped lot in too notch location. 4 good size bedrooms, 3½ baths, family room with fireplace, separate library, formal dining room, first floor laundry, 155,500, 629-100.

LAKE PRIVILIDES — excellent 1 bed-room starter home with room to add on. Clean and sharp with new gas fur-nace, new roof, new well and pump Extra lot with large storage building. Land contract terms available, \$17,000.

EL 3-9000

SOUTHFIELD

FAMILY IS DESPERATE. Must sell this lovely 3 beforem contemporary brick ranch, good carpeting, finished basement with full bath, 24 car attached garage, 25,900, 331-9000.

channel with roll said, 34, cer stander graze, 2000, 333-300.

FARMINGTON

FAR

NORTHWESTERN AT 13 MILE FARMINGTON 626-9100



WESTLAND WESTLAND WARDLATT the ABBOUTTEN TO MAKE A THE ABBOUTTEN TH

NOVI

GARDEN CITY SHARP, ROOMY 3 bedroom brick ranch for large family, 3rd bedroom is 25'210', 2 full baths, basement, 2 mar garage, Just 227,900. 261-3300.

REDFORD RELIFORUM SEEK. Sharp Redford 3 bedroom brick ranch. Best starter home you'll styr see and by far most attractive. Close to everything and only \$21,500. Call GR \$-9100 for an appointment.

LIVONIA

SCHOOL BELLS RING. Immediate occupancy offered on this 4 bedroom brick rands floated in a rat close some control of the control bedrooms in basement. I additional bedrooms in basement. To went find more for your money, \$23,800, QR 6-9100.

PLYMOUTH RD. AT WAYNE RD. LIVONIA 261-8300











YY LGI DECOMPTIBLE - is the prime location for this comfortable and location for this comfortable and charming ranch featuring 3 beforeoms, living room with fireplace, separate doing room or possible family room, 2 full tatch, modern kitchen, full basement, porch, patto, 133,800, 626-910.

ATTRACTIVE — 3 bedroom Tri-lavel on exceptionally well landscaped lot with patio in front and rear, 24 baths, fireplaced family room, separate diagroom, modern kitchen with breakfast area. Swim Club available. 344,500, 436-9100.

18 SUBURBAN OFFICES TO SERVE YOU