TORS MULTI-LIST SERVICE ● THE MACOMB COUNTY BOARD, OF REALTORS MULTI-LIST SERVICE ● THE NORTH CAKLAND BOARD



CUSTOM BUILT

USTOM BUILT
One owner home on a prime cul-desac treed lot in favorite Beverly Hills
neighborhood. Wet plaster, many custom features include cathedral ceiling
in family room. Close to schools and
swim club. \$218,000. BAY-35303



FRANKLIN RANCH - REDUCED!

Offering 4 bedrooms, 2½ baths, full basement, living room with marble faced fireplace, large formal dining room and family room with brick wall fireplace overlooking private yard with patio. \$249,000. CHT-39020



MAPLEWOODS NORTH
Elegant custom bullt home in prestiglous location. Cathedral cellings, recessed lights, bullt-ins, bright kitchen
with excellent feloare. cessed lights, built-ins, bright kitchen with skylight, island and double oven. Central air, 2 decks and 2 fireplaces. \$299,900. STK-38716



EXECUTIVE HOME
In a private park-like setling with beautiful inground pool surrounded by 1% acres in Farmington Hills. Circular drive leads to this 4 bedroom, 3% bath Colonial with many amenities. Reduced to \$229,000. HET-38436



COUNTRY ESTATE - PRIME BLOOMFIELD HILLS OUNTHY ESTATE-PHIME BLOOMHELD HILLS Over 5 acres of gorgeous grounds is the setting for this "knockout" ranch. Fantastic master suite com-plete with fireplace, dressing room and tremendous walk-in closet. Heated pool and gazebo with beauti-ful surroundings. LAR-38737



HANDSOME PILLARED COLONIAL
Near Rochester on 12 acres of rolling wooded terrain. Fully equipped 9-stall barn with indoor and outdoor riding arenas, gorgeous inground pool sur-rounded by 2 tiers of decking, 5 bedrooms, 3½ baths, 3 fireplaces and 3 car garagel \$350,000. BRR-38984



RALPH MANUEL

ASSOCIATES • REALTORS

647-7100 1821 W. Maple

32961 Middlebelt Farmington Hills -West Bloomfield Birmingham Bloomfield

656-8900 445 S. Livernois Rochester Hills -Sterling Heights

647-5500 900 S. Adams Birmingham -Troy

851-6900

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ONE OF A KIND ESTATE
On nearly 3 acres of heavily wooded, artfully landscaped grounds. Enormous Great room has an indoor pool, waterfall and bar. Unbellevable custom design! Home overlooks elevated views to serene island Lakefront setting. \$1,750,000. STH-42410



HILLS OF HUNTERS POINTE

This unique custom contemporary features a dra-matic 2nd floor bridge overlooking gathering room and marble foyer. Relax in your own garden room, gourmet kitchen or master bedroom retreat with whirlpool. Walk-out lower level! \$315,000. HAW-29665



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SOUTHFIELD BEAUTY
Impressive 3 bedroom all brick Colonial with contemporary elevation.
Large open loyer, central air, alarm, track lighting, 1st floor laundry and dressing area in master bedroom. Reduced to \$149,900. CAA-39274



ARK-LIKE SETTING Spacious family Colonial featuring a private back yard. Large rooms in this freshly painted home offering a 1st floor laundry, central air, family room, library and hardwood floors. \$139,900. HEH-38721



INVESTORS DELIGHTI
With a built in tennant until June 1990.
This former Model Condo in Farmington Hills offers a neutral decor and includes all furniture. Assumable mortgage. Reduced to \$52,900. TWE-



ELEGANT LIVING PRICED FROM \$167,900

OPEN DAILY 1-5 CLOSED THURSDAY

WEST OFF TELEGRAPH AND SOUTH OF LONE PINE Standard amenities include appliances, security system, full basement, fist floor laundry, 2 car attached garage with door opener, central air, vaulted cellings, brick fireplace and more. Bloomfield Hills mailing and schools, Ranch unit offers 1,702 sq. ft. and Colonial unit offers 2,192 sq. ft.



CASS LAKE CANAL FRONT

ASS LAKE CANAL FRONT This newly renovated 3-4 bedroom, 2 bath home is ideal for entertaining and enjoying year round. Private out-door Solarium, deck and dock on Cass Lake Canal. Enjoy the amenities. Offered at \$134,900. ALE-38913



COSMOPOLITAN CONDO LIVING

OSMOPOLITAN CONDUCTIVING In Farmington Hills best location. Two large bedrooms, deluxe master bath plus additional full bath, neutral decor, blinds, Great room with fireplace, large den and 2 car garage. \$134,900. LAL-42604



SHARP CONDO

Newly painted and decorated offering 2 bedrooms, fireplace, basement, ga-rage, redwood deck, all appliances and more. Condo fee includes heat, water, outside maintenance and more



This quality built ranch by Rainbow Design Homes features 3 bedrooms, 2 dill baths, cathedral cellings, formal dining room and 1st floor laundry. Great investment in a new subl \$131,900. SAN-61



ROCHESTER HILLS

OR FIRM B A MEMBER OF # THE BIRMINGHAM BLOOM FILE BOARD OF REALTORS MULTI-LIST SERVICE ● THE MULTI-LIST SERVICE ● THE SOUTH OAKLAND COUNTY BOARD OF

Charming 5 bedroom, 1½ bath Colo-nial is situated on 3.77 acres. Recently redecorated in neutral tones and new kitchen floor. Small barn on property and horses are allowed. Newly listed at \$116,900, TEX-00



ROCHESTER CONDO

OCHESTER CONDO

This outstanding home has much to offeri Light oak cabinets in the updated kitchen, all appliances, 3 bedrooms, 2 full and 2 half baths, plus additional 350 sq. ft. of living in the fished lower level! \$122,900. WIL-17



HARP RANCH
Rochester Hills Condo offers beautiful,
appointments throughout! Attached 2
car garage, basement, fireplace, deck,
2 bedrooms, 1½ baths and morel
Must see to appreciate. Newly listed at
\$110,900. MEA-21

D BOAND OF THEATTON WILLIAM