

**BLOOMFIELD HILLS**

Family home with a beautiful parklike yard, 4 bedrooms, library, family room and a finished basement. Wonderful neighborhood and a great value at only \$265,000. 647-7100 WEV-74787



**LAKEFRONT AND BLOOMFIELD SCHOOLS**

Here is a home that has it all! 4 or 5 bedrooms, huge kitchen, cathedral ceiling family room, den and finished basement. Reduced to \$299,500. 647-7100 BLD-71616



**OPEN SUNDAY 2-5**

**MAJESTIC VIEW OVERLOOKS 1.8 ACRES**

Totally upgraded inside and out including kitchen, master bath and Anderson windows. \$249,900. 645-2030 1255 Robson, N. of Long Lake, W. of Adams.



**OPEN SUNDAY 2-5**

**WALNUT LAKEFRONT**

Open floor plan featuring lovely Great room plus family room with fireplace and wet bar, 3 bedrooms, 2 1/2 baths, den. \$219,900. 851-6900 1393 Shanklin. N. of Pontiac Tr., W. of S. Commerce.



**DRASTIC REDUCTION - BRIGHTON!**

2600 sq. ft. 4 bedroom Colonial in prestigious Brandywine Farms. "Award Winning" schools, x-way less than 1/4 miles away. Seller will assist with financing! \$194,900. 227-9610 BRK-65837



**POPLETON PARK**

Charming older home in desirable area. Excellent condition and many updates in this lovely 4 bedroom home. Large living room features fireplace and hardwood floor. \$224,900. 647-7100 MAN-74860



**BEST LOCATION IN PEBBLE CREEK**

Open spacious floor plan. 1st floor master bedroom and laundry, deck from master and dining room overlooks creek and mature trees. Newly listed \$199,000. 647-7100 CRS-74701



**SPECIAL HEATHERS CONDO**

Shows like a model overlooking a nature preserve. Two bedroom Townhouse with 2 1/2 baths, neutral decor, master suite has fireplace and deck! \$219,000. 645-2030 ESX-71187



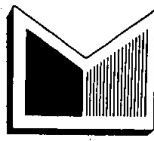
**ON GILBERT LAKE**

Tobaccoan contemporary with exquisite detailing and wonderful space. Truly a dream house with splendid views, superb design and premier location. All the very best! \$1,750,000. 647-7100 SHW-74850



**PROFESSIONAL LANDSCAPING**

Adds warmth and charm to this truly unique Colonial. Enjoy poolside entertaining or just relaxing in your own private HOT TUB! Truly one-of-a-kind with numerous amenities. \$598,000. 647-7100 LOG-71477



**RALPH MANUEL ASSOCIATES • REALTORS**

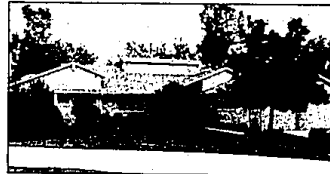
647-7100  
1821 W. Maple  
Birmingham-  
Bloomfield

645-0020  
Commercial  
Division

851-6900  
32961 Middlebelt  
Farmington Hills-  
West Bloomfield

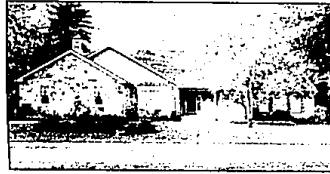
645-2030  
908 S. Adams  
Birmingham-Troy  
Rochester

227-9610  
6300 Brighton Lk. Rd.  
Brighton-  
Livingston



**SIMPSON LAKEFRONT CONDO**

Owner-developer has all of the amenities, quality and elegance that one would desire. Marble floor, 2 master suites with private baths, gourmet kitchen and walk-out lower level. \$495,000. 647-7100 ISE-72061



**ONE-OF-A-KIND COUNTRY/ CONTEMPORARY HOME**

Extraordinary custom built in 1987 with 3 bedrooms, 2 1/2 baths, gourmet kitchen, French doors, large dining room, 1st floor laundry and large basement. Enchanting ravine lot! \$397,500. 647-7100 ROE-74861



**ADAMS WOODS CONDO**

Seller very anxious to sell this 3 bedroom, 2 1/2 bath Townhouse. Fireplace in living/dining room, deck, large kitchen and attached garage. Bring all offers! \$167,000. 647-7100 HAW-72376



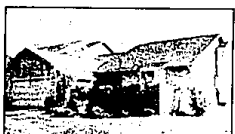
**TRANSFERRER DREAM!**

Contemporary 2-story features 3 bedrooms, 2 1/2 baths and bright kitchen opening to deck. Great room with fireplace, soaring windows and 2nd deck. \$178,000. 647-7100 WAD-75099



**IN-TOWN BIRMINGHAM DUPLEX**

Walk to town from this charming English Tudor income property with 2 bedrooms up, 2 down, large living rooms, formal dining rooms and full basement. \$178,000. 647-7100 HEA-



**DREAM RANCH CONDO**

With top of the line features and decorating. Ceramic tile, soaring ceilings, finished rec room, 3 bedrooms, 3 full baths and desirable end unit. \$199,000. 851-6900 FOE-74761



**STUNNING CONTEMPORARY**

Backing to woods is this 4 bedroom, 2 1/2 bath contemporary. Family room with fireplace, private patio and finished basement. \$167,900. 851-6900 FOX-69521



**STUNNING END UNIT TOWNHOUSE**

Professionally decorated with wonderful open feeling throughout. Close to all amenities, much updating, 3 bedrooms, 2 1/2 baths, 2 carports. \$157,000. 647-7100 THD-74857



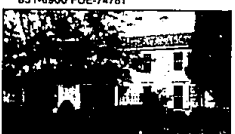
**RECENTLY REDUCED!**

Great 4 bedroom home decorated in private entrances and basements. Prices from \$89,900. Sales office open daily except Thursday. E. of Pontiac Trail on Nicollet in Walled Lake. 645-0020



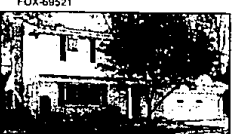
**A RARE FIND!**

Dramatic and sophisticated describes this stunning 2 bedroom, 2 bath plus library home. New ultra modern kitchen, new furnace, central air and more. \$149,000. 647-7100 REE-64590



**FARMINGTON GREEN WEST**

Beautifully maintained Colonial. Many newer features, central air, kitchen floor, water heater, humidifier and windows. Lovely wooded yard. \$164,900. 851-6900 ROY-72676



**ENJOY PINE LAKE PRIVILEGES**

And your own boat slip! Sharp, updated 4 bedroom, 1 1/2 bath Colonial in super neighborhood. Finished basement, hardwood floors and West Bloomfield schools. \$145,900. 851-6900 STH-75092



**SOUTHFIELD TOWNHOUSE**

Convenient 40 unit complex with lovely pool and terrific neighbors. Sharp, neutral interior, fireplace, ceramic floors, full basement and garage. \$98,500. 851-6900 WOE-74919



**OPEN DAILY 12-5**



**NEW CONDOMINIUM COMMUNITY**

All homes have 2 bedrooms, 1 1/2 baths, private entrances and basements. Prices from \$89,900. Sales office open daily except Thursday. E. of Pontiac Trail on Nicollet in Walled Lake. 645-0020



**ST. JOHN WOODS COLONIAL**

Sunny and bright, very large deep yard. Brand new roof and gutters, fireplace, family room and great potential with exceptional Barkley schools. \$127,900. 647-7100 KEE-75079



**POND AND MATURE TREES**

Are just some great features this 3 bedroom, 2 1/2 bath Townhouse offers. Fireplace Great room, finished lower level and prime West Bloomfield. \$122,900. 851-6900 POC-75140



**BIRMINGHAM SCHOOLS!**

Walk to elementary and middle school from this nice 3 bedroom brick ranch with finished basement, large kitchen and garage. Immediate possession! \$113,800. 647-7100 DEV-71961



**IDEAL STARTER HOME**

Well maintained and decorated 3 bedroom ranch in Oak Park. Family room, full bath off master bedroom, central air, security alarm and more. \$58,900. 851-6900 DAH-74927

**HOME OF THE 1990 HOMEARAMA**

**PINE CREEK RIDGE**

Spectacular homesites now available in the Brighton Area!

Beautiful wooded building sites nestled among mature pine and hardwood forests, many with lakefront, stream and ravine settings. All located within the Brighton School District.

**Pine Creek Lodge - 227-9610**

Developed by Abbey Homes



**SOUTHFIELD RANCH CONDO**

Simple Assumption with this 3 bedroom, 2 bath ranch located on a trend, dead-end street in lovely Balmoral Club. Pool and clubhouse. \$65,900. 851-6900 SOD-72220

**RELOCATION 1-800-R-MANUEL**