Observer & Eccentric Community Classifieds

Where You will find....

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TO PLACE AN AD

DIAL CLASSIFIED DIRECT

Wayne County....(313) 591-0900
Oakland County....(810) 644-1070
Rochester/Rochester Hills....(810) 852-3222
Fax Your Ad....(313) 953-2232

Walk-In OFFICE HOURS:
Monday-Friday
8:30 am-5 pm
AFTER HOURS:
Usb Our 24-Hour Voice Mail System
(313) 591-0900

EQUAL HOUSING OPPORTUNITY

All real estate advertising in ⊡vs newspapers is subject to the Federal Fair Housing Act of 1968 which makes it illegal to advertise "any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin or intention to make any such preference, limitation or discrimination. This newspaper will not knowingly accept any advertising for real estate which is in violation of law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis.

Deadlines

For Placing, cancelling or correcting of line ads.

Publication Day	Deadline
MONDAY ISSUE:	6:00 P.M. FRIDAY
THURSDAY ISSUE:	6:00 P.M. TUESDAY

POLICY

All advertising published in The Observer & Eccentric is subject to the conditions stated in the applicable rate card, copies of which are available from the Advertising Department, Observer & Eccentric Newspapers, 36251 Schoolcraft Road, Livonia, MI 48150, (313) 591-2300. The Observer & Eccentric reserves the right not to accept an advertiser's order. Observer & Eccentric Ad-Takers have no authority to bind this newspaper and only publication of an advertisement shall constitute final acceptance of the advertiser's order.

PLEASE CHECK YOUR AD

The Observer & Eccentric will issue credit for typographical or other errors only on the first insertion of an advertisement. If an error occurs, the advertiser must notify the Customer Service Department in time to correct the error before the second insertion.

View property listings on your home computer with

REALnet®

the computer address used by these Observer & Eccentric advertisers:

Century 21 Town & Country
Coldwell-Banker Schweitzer Real Estate
Hall & Hunter Realtors
Max Broock
The Michigan Group
Ralph Manuel Associates
Remerica Realtors
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The access code is
http://oeonline.com/realnet.html

To order Observer & Eccentric On-Line!, call 313-953-2266 and get the software that will open the doors to REALnet.

REAL ESTATE FOR SALE
#300-389

300 Homes

CLASSIFIED SELLS Homes

300 Homes

Christmas & New Years

Because the Holiday's will fall on Monday this year we will distribute Monday's paper on Sunday December 24 & Sunday December 31. Deadlines will be Thursday December 21, 5:00pm for 12/25/95 and Thursday December 28, for 12/31/95. Deadline for our Thursday papers will remain on Tuesday at 5:00pm.

Happy Holidays!

303 Open Houses

W. BEVERLY Ranch open SUN 1-4pm, 3 bedroom, 2½ bathroom, family room, air, new white kitchen, windows, carpet. $223,000. 19340 Devonshire (810) 258-9602

305 Birmingham

Beverly Hills, Birmingham schools, 3 bedroom ranch, 2½ bath, attached garage, a/c, finished basement, wet bar, $165,000. (810-307-8463)

BIRMINGHAM - 1200 + sq.ft., 3 bedroom, 2 bath, ranch on corner lot, in sought after Smithfield Estates. To many updates to list. $158,000. 810-258-6858 by appointment only.

CALL HOMELINE FOR MORE OPEN HOUSES
313-953-2020
24 HOURS A DAY
With New Listings Added right up to The Weekend
Diane Braykovich
RE/MAX 100 INC.
810-348-3000
See Large Display Promo in This Section for Instructions.

307 Bloomfield/Blm. Hills

18TH Century Replica! 4 bedrooms including the 900 sq.ft. master suite with fireplace, sitting and study area, 3 fireplaces, an extraordinary home. Brick walks, and Mature Estate Privacy. $379,900 W 39OLD 541463

West Bloomfield Colonial 4 bedrooms, 2.5 baths, neutral home with updated kitchen and bathrooms. Huge master suite with walk-in closet and vanity area, premium lot in a cul-de-sac with privacy. $174,900. W-43KIN 541518

All Sports Pine Lakefront! Completely redone in 1990. Gourmet white kitchen with granite counter tops. Master suite with jacuzzi and steam shower overlooking pond in back. $479,900. W-OPAL 541490

MAX BROOCK
810-626-4000

308 Canton

NEW 3 bedroom, 2½ bath cape cod. Open with spacious kitchen with sea ring gas fireplace. Many upgrades. $224,900. By owner - 313-451-0380

RED HOT
Expansive 4 bedroom, 2½ bath home has gourmet kitchen w/maple bar in pantry. Unbelievably large fenced lot w/gorgeous landscaping & deck... incredibly priced at $182,900.
Diane Braykovich
RE/MAX 100 INC.
810-348-3000

325 Livonia

LIVONIA
Spacious 4 bedroom, 2½ bath colonial in sought after Burton Hollow on the revine. Walk-out basement to fabulous wooded commons. Million dollar view. Two fireplaces, updated kitchen. Call for details. $169,900. (MLS41464).

PLYMOUTH
In-town bungalow. Beautiful blend of the old and the new. Hardwood floors, built-in bookcases & drawers, French doors, huge master bedroom with skylight (was 3 bedroom, could be again). Screened porch. $136,900. (MLS48294) Code 5013

FARMINGTON HILLS
Spacious Colonial in popular Farmington Hills Sub. Great room with Cathedral ceilings & wet bar, formal dining deck, large master bedroom, gorgeous landscaping, sprinkler system and a whole lot more for only $225,900. (MLS58247) Code 5108

FARMINGTON HILLS
Tudor - this spacious four bedroom home is loaded with quality and extras! Beautiful outside area! Location in popular sub. $289,900. (MLS55300) Code 5086

THE MICHIGAN GROUP REALTORS
(313) 591-9200

328 Northville

COUNTRY HOME
4 bedroom Cape Cod with first floor master suite, over 3 acres with pond and privacy, 2 car attached garage, living room, family room with fireplace, 1st floor laundry and much more. $309,900.
CENTURY 21 ROW
(313) 464-7111

EXECUTIVE HOME on ¼ acre wooded lot in Woodside Village Sub. 4 bedroom, 2 bath, 20' ceilings, hard wood, whirlpool tub-see much to mention! $269,900. 313-953-3738

329 Novi

MYSTIC FOREST
Novi Road, between 9 & 10 Mile. New residential homes ranging from $244,900-$291,900.
Spacious homes are available.
A.J. Vanoyen Builders, Inc.
810-347-1975 or 810-229-2065

334 Plymouth

GREAT FAMILY NEIGHBORHOOD!
Recent updating in the 3 bedroom, 1½ bath colonial includes new roofs, main floor, Corian countertops, some newer carpeting, hot water heater, central air, ceramic tile entrance foyer and fresh paint. 24x22 garage & 21x11 Florida room. $132,900 (ACP)
REMERICA
Hometown Realtors
313-459-6222

PRICE REDUCED for home in great location! 3 bedroom bi-level with updates. Move in condition. $121,500. Call: (313) 451-5914

335 Redford

BRICK BEAUTY
Lovely 3 bedroom brick ranch with newer windows throughout, updated kitchen, basement and 2 car garage. Only $82,900.
CENTURY 21 ROW
(313) 464-7111

3 LOTS HILL TOP SETTING
What a view! Freshly painted throughout. Newer kitchen, formal dining room, new roof, immediate occupancy. Duke & Cody. $59,900
WOLVERINE Properties, Inc.
(313) 532-0600

OPEN FLOOR PLAN
In the 1,350 sq. ft. brick and aluminum ranch. Nice family room, large master suite, open basement partly finished, large garage and fast occupancy. $89,900.
CENTURY 21 ROW
(313) 464-7111

337 Royal Oak/Oak Park-Huntington Woods

DOLL HOUSE!
Darling 3 bedroom bungalow with large master upstairs. Full fenced yard. Great kitchen with eating area. Ready to move into. $83,900. W-10OAK 551285
MAX BROOCK
810-626-4000

HUNTINGTON WOODS - By Owner. 4 bedroom ranch, 4 baths, library, family room, fabulous kitchen, central air, finished basement, 2,163 sq. ft., 2½ car garage. Sacrifice $199,900. 13123 LaSalle. 810-545-7305

339 Southfield/Lathrup

IF YOU THINK
it is truly unbelievable ... A 4 bedroom ranch with a garage and an amazing price tag. Well, it is still another set of heads! The owner said "SELL" bring us your offers. $58,900.
W-OSHAK 551877.
MAX BROOCK
810-626-4000

SOUTHFIELD BY OWNER
Ran Marino Sub. 3 bedroom, 2 bath brick ranch, family room, living room, central air, finished basement, 2 car attached garage on large lot. $154,000. 29320 E. Kalang Circle. 810-354-2365

340 South Lyon

PEMBROKE CROSSING HOMES
South Lyon area. 1740-2930 sq.ft., completed priced from $180,000 & up. Please call A.J. Vanoyen Builders 810-486-2930 or 810-229-2065

341 Troy

FOUR BEDROOM 2½ bath Colonial with Library. Updated kitchen & carpeting. Fireplace, central air, N.W. Troy. 2,702 sq.ft. $229,900. 810-689-2941

344 W. Bloomfield/Orchard Lk-Keego

W. BLOOMFIELD: Perfect-renovated 3 bedroom, 2½ bath brick ranch, new master suite/bath/jacuzzi. Great room, dining room, updated kitchen, ½ of Maple/W. of Middlebelt. $234,000. 810-539-1940 or work 810-857-1309

345 Westland/Wayne

MOVE-IN CONDITION
3 bedroom brick ranch, large kitchen, 2 full baths, walk-out basement, newer furnace, roof, hot water heater, quick occupancy. Priced to sell - $79,900.
Century 21
CASTELLI (313) 525-7900
1990-1991-1992-1993-1994
CENTURION
AWARD WINNING OFFICE

N. OF Farmer, W. of Merriman! - 3 bedroom, 2 bath ranch, central AC home, 2½ car garage. Lots of updates. Call Karen Moran, M.M. Suburban Real Estate (810) 558-6400

$596 PER MO
Westland - 3 spacious bedrooms with rear deck, large fenced yard, well maintained. $63,900, $1,950 down.
HOSS REALTY 313-326-8300

WESTLAND - 4 bedroom, 2 story, basement, garage, carport. Terms $74,900. $8,000 down, $231 plus taxes & insurance. (313) 458-8268

346 Whitmore Lake

BY OWNER, 10972 Charring Cross Circle. 3 bedroom, possible 5 bedroom, 2 story, 2½ bathroom, executive home. 2,800sq.ft. First class extras throughout. Immediate occupancy available. $295,000. (313)441-1812, (313)780-1394

349 Ypsilanti/Belleville

DON'T BE JUST ANOTHER FACELESS NAME IN THE CROWD...
Personalize your classified ad with your company logo.

Century 21 · Remerica · Coldwell Banker · Weir, Manuel, Swright & Ranke · Standard Federal · BROOCK REALTORS

Ask your salesperson for details
Observer & Eccentric Classified Advertising
313-591-0900
810-644-1070

358 Lakefront/Waterfront Homes

WALNUT LAKE - 5564 Putnam $1,000,000 Sunset View
4300 sq. ft., walk out basement, 3-4 bedrooms, 3½ baths, 3 car garage, 80' x 220' lot, dock available. $643,000. (810)683-9885; Fax (810)683-9655

359 Other Suburban Homes

ALLENTON - 2 acres w/4 bedroom tri-level, pond, barn, cement drive, flat room, patio, appliances stay. Home completely remodeled thru-out, landscaped/40 pines. $185,000 firm. Call between 9am-2pm, 810-784-5613

372 Condos

BIRMINGHAM - 2 bedrooms, dining room, basement, washer/dryer, screened porch, storage. $900/mo + security. (810) 647-8314

BIRMINGHAM - North, 2 bedrooms, 1½ bath, updated kitchen, appliances, full basement, reserve parking, great location. $87,000. 810-646-5331

BRIGHTON BEAUTIFUL 2 bedroom, 1½ bathrooms, 2 car attached garage, neutral decor, fireplace, balcony, walk-out lower level. $119,900 (810)231-2778

BRIGHTON $137,500
MODEL
Lake Edgewood Condominiums are old Orchard Lake Rd. north of I-96 W. of I-96. Sharp ranch with private courtyard. Almost 1800 sq. ft. with massive fieldstone fireplace plus family room, 3 bedrooms, 2 baths, 1st floor laundry, full basement and attached 2½ car garage. Unit 857 has April Occupancy (7584 Radcliffe).
Call RICHARD BUTTS
THE MICHIGAN GROUP REALTORS
810-229-0290

372 Condos

CANTON - Pheasant Glen, 2 bedroom ranch, 2 bath, 2 car attached garage, 224 Edington Ct., $162,500. Call for appointment, 313 981-6664

FARMINGTON HILLS, 12th ESTATE Garden level, 1 bedroom, 1 bath, newly decorated, in unit laundry, air, covered parking. $49,500. 810-661-2009

FARMINGTON HILLS - 1200 sq.ft., 4 yr. old condo. Immaculate, 2 bedroom, 2 bath, large kitchen, fireplace, laundry room, basement, balcony, all appliances, $97,000/offer. (810) 478-8104

LIVONIA - Greenfield Villa's, open floor plan, great room with fireplace, contemporary/neutral, 3 bedroom, 3½ baths, finished basement, 2 car attached garage, 2400 sq. ft. private setting wooded. $172,900. 313-462-2033

PLYMOUTH - BEAUTIFUL, 2 bedroom newer condo (built 1994) w/over 1400 sq.ft. of living space, 2 car attached garage, 2½ ceramic tile baths, vaulted ceilings, neutral decor, outdoor private brick patio, walk-in closet, main level laundry, natural fireplace, central air, skylights, appliances included. Must see! $134,900. By appt. 313-455-4084

PLYMOUTH - By Owner, Walk to downtown. 2 bedroom with air, neutral decor, Anderson windows, private atrium entry, interior designer home. $74,900. (313) 453-5775

TROY - Kingston Condo. Northfield Hills Condo Assoc. Completely remodeled inside, 4 bedroom, 2 story with 2½ baths, library, dining room, living room, kitchen, garage basement, central air, water purification. Troy school district. Available Dec. 1995. $136,000 appraisal on file. Appts. only. 810-641-1715

Waterford

Only One Remaining!
Quality new construction condos! Views of golf course, highlighted by appointments, 1 fireplace, walk-out basement, loft, office, all appliances and much more. $179,900.
W-45FAI 816187
MAX BROOCK
810-626-4000

WEST BLOOMFIELD - Maple Ridge Condos; spacious contemporary, Cathedral ceilings, Euro-style kitchen, 2 bath, 2 bedroom, attached garage, full basement, private entrance, Maple-Drake location! Must sell now! $122,500. (810) 788-2917

374 Manufactured Homes

BE IN FOR CHRISTMAS!
Beautiful sunken living room and master bedroom. Large deck overlooking scenic pond, central air, lot model also has $1,000 to rent first year, $299/mo. second year. $15,900. Financing available! Move in for Christmas!
Camelot
MANUFACTURED HOMES, INC.
(810) 349-7784

BRAND NEW DOUBLE WIDE
$29,800. North, Contemporary, 2 bath, entertainment center, bay windows, large kitchen. Hardboard 1 home 810-437-0244 or 810-320-9500

COMMERCE MEADOWS
MANUFACTURED HOME COMMUNITY
The New American Lifestyle
One of the finest manufactured home communities in the State of Michigan. Special features include:
- Luxurious Clubhouse
- Heated Swimming pool
- Huron Valley Schools
- Picnic areas
- Playground area
- Community activities
- Minutes from Ann Arbor
- Proud Lake Recreation area

LOT RENT SPECIALS ON NEW MODELS

Sales Office/Community Office
810-684-6799 810-684-2797

We have new & pre-owned homes for sale. To inquire about a new or pre-owned home call Donna Eagan At Quality Homes - located in the Club House 4¼ miles N. of I-96 on Wixom Rd. (313) 684-5700

$2150 MOVES YOU IN
New 3 bedroom, 2 bath, all appliances. Only 2 available. Please call Carol for an appointment at HOMETOWN USA. (313) 595-9100

374 Manufactured Homes

DON'T RENT!
BE AN INVESTOR IN YOUR NEW HOME
Farmington Hills
$400 a month equity builds house payment & lot rent.
LITTLE VALLEY HOMES
810-474-6500
10% down, 240 months at $208 10.25 APR

HOLIDAY SPECIAL
HIGHLAND HILLS ESTATES
Located in Novi on Seeley Road, North of Grand River, between Haggerty & Meadowbrook.
NEW 1995 16 X 68 Skyline, 3 bedrooms, 2 baths. All kitchen appliances - Central Air $36,900.
1993 SKYLINE 28 X 58, 3 Bedrooms, 2 Baths. All Appliances, Washer/Dryer, Central Air - $46,900.
1983 Marlette, 14 X 66, 2 Bedrooms, 2 Baths, Covered Porch, Washer/dryer, Shed - $23,900
FINANCING AVAILABLE
Weekends & Eve. by Appointment
QUALITY HOMES
MON-FRI 10-4
Call JOANNE
474-0320 or 474-0333

KENSINGTON PLACE
MOBILE HOME COMMUNITY
WELCOMES YOU
To stop in and see our available home sites. Enjoy beautiful setting overlooking Kent Lake.
- Spacious Clubhouse
- Heated Pool
- Playground
- Laundry Facility
- Free TV Storage
- Extended Hours
- Saturdays 10-4
- Sundays 12-5
- Community Activities
- TV cable available

We are conveniently located across from Kensington Metro Park and 8 mins. from Twelve Oaks Mall

CALL TODAY (810) 437-1703
for current rent specials with $199 security deposit. Affordable new and pre-owned homes available starting at $8,000.
Single and double wides. Low down payment and closing costs
For information call Cathy or Lee
QUALITY HOMES
810- 437-2033

NOVI MEADOWS
Mobile Home Community
The New American Lifestyle & home ownership for less cost than most apartments
COMMUNITY FEATURES
- County living
- Beautiful clubhouse
- Heated swimming pool
- Playground areas
- Minutes from Novi Mall
- Planned community activities

CALL TODAY FOR LOT AVAILABILITY
COMMUNITY OFFICE
810-349-6966
New models on display
Thru Quality Homes
SALES OFFICE IN CLUBHOUSE
Great Selection of affordable homes
2-3 bedrooms
Appliances & more
Starting at $9,000
QUALITY HOMES - 810-344-1968
Hrs. 10-5 M-F, 12-4 Sat & Sun.
1 Mile S. of Grand River
Off Napier Rd

$418 PER MO.
INCLUDING LOT RENT
New 3 bedroom double wide with large kitchen, sunroom, jacuzzi tub, all appliances. 5% Down, APR 10.50, 30yrs. Please call Carol at HOMETOWN USA. (313) 595-9100

WHY RENT?
$319 per month
Includes new 16' wide and lot rent! 2 bedroom, 2 bath, 5% down balance 20 year, 8¼% variable rate.
$399 per month
Includes NEW double wide & lot rent. 3 bedroom, 2 bath, 5% down, balance 8¼% variable rate. Limited time only. Heartland Homes. (810) 380-9550

1995, 14x70, 3 bedroom, 1 bath, THE LAST ONE!
HOMETOWN USA 313-591-9100

374 Manufactured Homes

PLYMOUTH HILLS
MANUFACTURED HOME COMMUNITY
NEW & EXISTING
THIS WEEK FEATURING:

"WOODED LOT"
Beautiful Victorian home on large oversized lot. 2 Bedroom, 2 bath with wood cabinets. Large deck and more. Reduced price.

"HOME ON THE POND"
Lovely 2 bedroom, 2 bath, with upgraded appliances including a potscrubber dishwasher, central air and much more. Call today. Schult Quality.

"PRICED RIGHT"
GREAT STARTER HOME!
2 Bedroom, 2 bath, fireplace, central air and very spacious. Call for appointment to see. Low Price.

"ALMOST NEW"
Less than 6 months old. 3 Bedrooms, 2 bath. Moving out of state. Owner will deal! $24,900.

"LOADED"
Lots of great features in the 3 bedroom, 2 bath home. Central air, stove, refrigerator, dishwasher. Large deck, back porch, shed/workshop. Lawn sprinkling system. A GREAT BUY!

"UPDATED"
Lovely older home that has been well kept. Central air, new flooring, some new windows, updated plumbing, immediate occupancy. $12,000.

MANY OTHER HOMES AVAILABLE
LITTLE VALLEY
(313) 454-4660
PLYMOUTH/CANTON SCHOOLS

YEAR END SALE
1995 clearance. Immediate occupancy on several models. All areas. Heartland Homes. 810-380-9550.

375 Mobile Homes

ABANDONED REPO NEVER LIVED IN
On lookers, 3, 3 & 4 bedroom mobile homes. Custom built for waterfront. Perfect 1st time home buyers program. We relocate if necessary. Vatan, 1-800-792-5346

CASH FOR USED HOMES
CENTRAL OUTLET 1-800-432-2525

FOUR BEDROOM HOME
Only $32,990. CENTRAL OUTLET, 1-800-432-2525. Open 7 days.

FOUR BEDROOM HOME
Only $32,990. CENTRAL OUTLET, 1-800-432-2525. Open 7 days.

UGLY!
UGLY duckling homes with great potential! Just need to meet that special someone to give them a fairy tale! Low down. Financing available. Some have good looking, cousins, too!
Camelot
MANUFACTURED HOMES, INC.
(810) 349-7784
Member M.H.M.I.

377 Lakefront Property

PINCKNEY Lakefront property. 1½ acres of expensive homes. Huge Hush Lake. $130,000. Please call (810)486-5451

379 Northern Property

BOYNE MOUNTAIN CUSTOM HOME - 4 bedroom, 4 bath, 2700 sq.ft. with large open living dining kitchen area facing spectacular downhill ski runs over Deer Lake, wrap-around deck, custom stone fireplaces, decorator furnished, immediate occupancy. Contact Frank Pritchard, Vacation Properties Network, Boyne Mountain 1-800-295-2836

NOTICE
Early Holiday Deadlines for Observer & Eccentric Classified Advertising

PUBLICATION	TYPE OF ADVERTISEMENT	DEADLINE
For Monday December 25th Issue	All Classified Advertising	Deadline 6 pm Thursday December 21st
For Monday January 1st Issue	All Classified Advertising	Deadline 6 pm Thursday December 28th

Display Proof Ads Due on Wednesdays
Please Call Early!
Have A Safe and Happy Holiday
644-1100-Oakland County • 591-0900-Wayne County
852-3222-Rochester/Rochester Hills