

RALPH MANUEL

ASSOCIATES • REALTORS



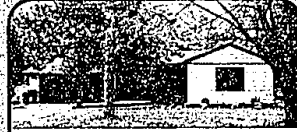
SEAHOLM AREA. Only top quality materials used in this well-maintained brick colonial. Four bedrooms, two and a half baths. Newer kitchen, furnace, A/C and roof. Wonderful \$349,900. 647-7100



LAKE FRONT. Exclusive, private all-sports Walnut Lake front featuring 4 bedrooms, 2 baths, walk-out basement, potential gardens, woodlot, Birmingham schools. \$415,000. 647-7100



ROYAL OAK bungalow conveniently located on tree-lined boulevard within walking distance of downtown. 3 bedrooms, formal dining room, hardwood floors, bright kitchen, finished basement, 2-car garage. Must see! \$105,900. 647-7100



OPEN FLOOR PLAN ranch with updated kitchen and bath invites you into this charmer. A half acre of property gives you privacy. Newer furnace and air conditioning. Call today! \$108,000. 647-7100



NORTH ROYAL OAK. Sophisticated 3 bedroom home with 2 baths, hardwood floors and very open floor plan. Newer furnace, roof and carpet. \$125,000. 647-7100



CONVENIENT TO EVERYTHING! Brick ranch with Birmingham schools. 3 bedrooms, 3 baths, full basement, 2 fireplaces, 2-car attached garage. \$174,900. 647-7100



LAKEFRONT CONDO/PRICE SLASHED! West Bloomfield. Former model, 2 years young and loaded with extras. First floor master. Finished walk-out. Fishing, swimming. Great value! \$344,000. 647-7100 MIE-542335



EXCEPTIONAL HOUSE AND PROPERTY! Sprinkler system, 2 1/2 car garage, den and family room. All professionally redone. Kitchen is great with breakfast bar. Basement waterproofed. 2 bedrooms down, 18x10 master upstairs. \$239,900. 647-7100

647-7100
1821 W. Maple
Birmingham-
Bloomfield

851-6900
32961 Middlebelt
Farmington Hills-
West Bloomfield



PRIVATE WOODED SETTING on over an acre for this 4 bedroom, 2.5 bath colonial. Living room, dining room, family room and Florida room w/jacuzzi. View all species of wild flowers from the deck. Super house and location. \$330,000. 647-7100



BEST VALUE. Beautifully decorated and maintained! Large 4 bedroom colonial with lake privileges, brick paver patio and hot tub. 1st floor laundry, many improvements. West Bloomfield. \$224,900. 647-7100



EXCEPTIONAL RENOVATED RANCH on 1/2 acre in Quanton Lake Estates. Open floor plan with quality improvements enhances family living and entertaining! \$389,900. 647-7100



SPACIOUS COLONIAL! Many updates throughout this 3 bedroom, 2 1/2 bath home. Eat in kitchen, family room with fireplace, large bedrooms with ample closets, 2-car attached garage. \$150,000. 647-7100



TWO HOMES and two deeded properties to be sold as a package. One home with pond view leading to Simpson Lake. Both homes currently rented. Can be split. Total price of \$399,000. 647-7100



RENOVATED 1920's ROYAL OAK CHARMER! Relax in the 1st floor master bedroom suite with a redwood sauna and oval bubble tub plus 3 bedrooms and a bath upstairs! \$184,900. 647-7100



ROYAL OAK! Completely updated home including flooring, kitchen and baths. Wonderful covered deck with gazebo which opens off of "eat-in" kitchen. Nice size great room, 3 bedroom, 1.5 bath. New carpet, new ceiling fans in bedrooms. Fresh and clean! \$132,900. 647-7100.

ELEGANT TUDOR in Historic Franklin Village. This 5 bedroom, 3.5 bath spacious home is situated on a private, beautifully landscaped lot. Gracious two story foyer with circular staircase. 647-7100.

STUNNING DETACHED CONDO - too much to describe! Must see! Three bedrooms and den, deck overlooks lovely landscaped pond, white kitchen, light wood floors, custom wood blinds and more. \$247,900. 851-6900 AVN

MAGNIFICENT SWEEPING TREED LOT is the setting for this lovely upgraded traditional Colonial. Shared beach on Wing Lake with



OPEN SUNDAY 2-5

SPECTACULAR CHAMBERD CONTEMPORARY sitting on a private lot offering marble foyer, spacious 4 bedrooms, 3 full-2 half baths, dream kitchen, finished walk-out lower level. \$645,000. 851-6900. 4850 Park Hill, S. of Lone Pine, W. of Middlebelt.



OPEN SUNDAY 1-4

BEAUTIFULLY MAINTAINED 3 bedroom home overlooking 6th fairway of Copper Creek. 1st floor master, designer kitchen, finished basement and docking. \$319,000. 851-6900



OPEN SUNDAY 2-5

PINE LAKE ESTATES! Popular family sub with beach privileges on all sports Pine Lake. New roof in 1995, newer water heater, aluminum trim PLUS Bloomfield Hills schools. \$179,900. 851-6900. 4115 Westover, N. of Lone Pine, E. of Orchard Lake.



UPDATED TO PERFECTION! West Bloomfield with Farmington Hills schools. Remodeled kitchen with double ovens and ceramic floor, newer roof, windows and carpet. Spacious open floor plan. \$174,900. 851-6900 STK-44562



ROYAL OAK! Bright, charming and beautifully updated 4 bedroom, 2 bath bungalow. Formal dining room, basement, central air, garage and newer windows. Great front porch! \$169,000. 851-6900 WAY-651461



TOTALLY UPDATED! Wonderful Colonial totally renovated in late 1993 from stem to stern. Bright, open and neutral floor plan with a full basement and a fenced yard. \$148,000. 851-6900 FOA-641169



PRIVATE ENTRY TOWNHOUSE with finished lower level, double wrought iron gates lead to lush courtyard with deck. Light and neutral, two skylights, vaulted ceilings and corner fireplace in living room. \$134,900. 851-6900 GRM

SPACIOUS BLOOMFIELD HILLS COLONIAL with Wing Lake privileges. Updated and filled with amenities, over 3400 square feet, beautifully maintained and ready for gracious entertaining. \$699,000. 851-6900 WIG

BLOOMFIELD HILLS RANCH! Spectacular view overlooking golf course. Three bedrooms, 2 1/2 baths, family room, newer top-of-the-line white formica kitchen, in-ground pool and more. \$375,000. 851-6900 CEM

EXPERIENCED AGENTS WANTED!!
Consider joining a team with experience and a wide network of professional contacts.
Call DENNIS at 851-6900 for sales in the
Bloomfield/Farmington Hills/West Bloomfield area OR
CAROL at 647-7100 for sales in the Birmingham/Bloomfield/Troy area.



INTOWN GATED ESTATE! Ride your horse on this wooded estate with acreage and newer 4500 square foot home with 4 fireplaces, 2 story barn and guest cottage. A splendid retreat! Offered at \$724,000. 851-6900 HAD-604456



THE ULTIMATE HOME! Floor to ceiling windows with views of lake. Features 4 bedrooms, great room with fireplace and conversation pit, island kitchen and billiard room, overlooking reflection pool. \$659,000. 851-6900 LOG-623094



BUILDER'S OWN DREAM HOME great for entertaining with over 5000 sq. ft. Garden room, top of the line everything, fabulous master suite plus guest bedroom and bath! Move-in condition. 851-6900 MIN-603008



CHOICE BLOOMFIELD LOCATION! Spacious 4/5 bedroom, 3 full-2 half bath Colonial on a lovely treed property. Finished walk-out lower level. \$399,000. 851-6900. 839 Lone Pine, W. of Lahser.



PRIVATE WOODED SETTING! Wonderful 4 bedroom, 2 1/2 bath Colonial. Spacious island kitchen, family room with natural fireplace and nature lovers views. Gorgeous cedar deck with hot tub. \$10,000 price reduction - owners anxious. \$294,900. 851-6900 MIN-633335



CONTEMPORARY FLAIR abounds in this 4 bedroom Colonial with a fabulous master bedroom suite with the newest bathroom features. Large deck, lots of extras inside and out. \$199,999. 851-6900. 5018 Meadowbrook, S. of Walnut Lk., W. of Farmington



WOLVERINE LAKE PRIVILEGES! Decorator perfect 3 bedroom home offering a spacious almond kitchen, family room, central air, alarm, fireplace and more. Torric buy at \$149,000. 851-6900 DAL-650446



IMMACULATE CONTEMPORARY CONDO offers a 1st floor master bedroom, hardwood floors in foyer and kitchen, white formica/black faced appliances, vaulted ceiling in Great room, doorways to deck. \$134,900. INE-651272

