

## An easy New Year's Resolution.

Repeat after me: "If I buy or sell a home in 1997 I'll go see Weir, Manuel, Snyder & Ranke, Inc." That's easy enough. But just in case you wonder why, here's a reminder.

We have been helping our customers buy and sell "one of a kind" houses for over 46 years. The kinds of places you can happily call home. Our resolution is to do a first class job for you.

Make sense? Let us prove it you in 1997.



**A GLORIOUS ESTATE IN CITY OF BLOOMFIELD HILLS!** Elegant and lovely yet warm and homey. Nearly two beautifully kept acres with pool, tennis court and 5 car garage. New England countryside feel. \$2,200,000 (644-6300) 665547 **TS-2727**



**CUSTOM BUILT BLOOMFIELD CROSSING HOME ON HUGE LOT.** Double entry doors with leaded glass, circular staircase, plantation shutters, 6 panel doors, European kitchen, hardwood floors, expanded family room, and much more! \$569,900 (644-6300)



**BUY UNDER A MILLION IN "MILLION PLUS" AREA!** A wonderful traditional bi-level home in one of the most exclusive places to live in Southeast Michigan. A well maintained home with some updating and a magnificent lot! \$845,000 (644-6300) 647170 **TS-2675**



**PICTURESQUE PRIVACY** in a Bloomfield brick ranch! Four spacious bedrooms, living and family rooms with fireplaces. Finished walkout lower level with kitchen and bath. Gracious and comfortable living under towering trees. \$369,900 (644-6300) 647161 **TS-2670**



**FABULOUS BUILDER'S OWN HOME!** Premier wooded lot, quality throughout with a grand entrance. Kitchen with green marble, custom cabinets, stainless steel appliances, breakfast nook. Lower level finished, perfect for office. \$515,000 (644-6300)



**WARM AND INVITING RANCH** with treed cul-de-sac! Neutral decor, living room with cathedral ceiling, kitchen with center island & breakfast area. Master suite with custom organizers in walk-in closet. Freshly painted in & out! \$259,900 (644-6300) 664050 **TS-2692**



**PRIME LAKE LOCATION** for this fabulous two bedroom condo. Marble travertine foyer, kitchen with hardwood floors & large breakfast room. Master bedroom with fireplace, guest room w/private bath. Spectacular lake views & access! \$279,000 (644-6300) 653707 **TS-2747**



**PICTURESQUE CONTEMPORARY** Enjoy country living on 1.17 acres in Oakland Twp. Entrance is stunning and skylights enhance outdoors. Each of the bedrooms has its own bath and kitchen has ceramic floors & oak cabinets. Neutral decor. \$254,900 (651-3500) 658816



**INVITING BLOOMFIELD COLONIAL** with gracious entry, cathedral ceiling in living room. Beautiful treed private setting on cul-de-sac. Large kitchen area with butlers pantry, 2 decks, cedar shake roof. \$645,000 (644-6300) 666907



**HOW TO USE THE HOME HOTLINE**  
• DIAL 1-800-778-9495  
• Enter the code shown next to the address or TS code below the picture  
• Our HOME HOTLINE is available 24 hours a day, 7 days a week  
• Selling your home? List it with us and get more exposure through the HOME HOTLINE

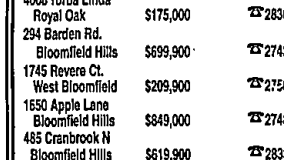
ADDRESS	PRICE	CODE	ADDRESS	PRICE	CODE
4008 Yorba Linda Royal Oak	\$175,000	TS-2830	661 Center Ln Auburn Hills	\$199,900	TS-2824
294 Barden Rd. Bloomfield Hills	\$699,900	TS-2743	4941 Bloomfield Ridge Bloomfield Hills	\$315,000	TS-2788
1745 Revere Ct. West Bloomfield	\$209,900	TS-2750	1399 Fairfax Birmingham	\$875,000	TS-2520
1650 Apple Lane Bloomfield Hills	\$849,000	TS-2748	140 Harlan Bloomfield Hills	\$890,000	TS-2706
485 Cranbrook N Bloomfield Hills	\$619,900	TS-2833	651 Bennington Bloomfield Hills	\$875,000	TS-2543
1073 Stratford Ln Bloomfield Hills	\$179,500	TS-2652	1585 Lone Pine Rd Bloomfield Hills	\$1,275,000	TS-2751
550 Reynard Ct. Bloomfield Hills	\$485,000	TS-2786	4661 Old Post Bloomfield Hills	\$359,900	TS-2709



**CHARMING HOME** located in University Hills subdivision in Rochester Hills. This cozy Colonial comes with 4 bedrooms, 2 1/2 baths, hardwood flooring in bedrooms and many updates. Breakfast room, 1st floor laundry & 2+ garage. \$214,900 (651-3500) 663861



**YOU CAN HAVE IT ALL!** All sports lake with fishing, boating & wildlife at your backyard. 1988 builder's home on large lot. Cherry kitchen, new dock. Move-in condition! \$180,000 (644-6300) 663164 **TS-2816**



**ABSOLUTELY CHARMING BIRMINGHAM DUTCH COLONIAL!** Natural wood floors and doors, brass fixtures & hardware. Updated kitchen, L-shaped master has 2 walk-in closets & bay. Some newer windows. Play yard and drive face Chestnut St. \$194,900 (644-6300)



**SHARP ENTRY LEVEL CONDO** with private entrance. Backs to wooded area. Spacious and open 2 bedroom, 2 full baths, master with fireplace, eating area in kitchen. A must see! \$91,500 (644-6300) 667087



**THIS IS A WONDERFUL HOME!** Comfy living room, family room with raised hearth. Large kitchen includes all appliances. Master bedroom has walk-in closet that could be bath or computer room (9x6). \$159,900 (644-6300) 664418 **TS-2823**



**MOVING IN THIS CONTEMPORARY LOOKING RANCH** with many updates. Newer carpeting and linoleum and newer front door with beveled storm door, bay windows in living room, and recent front yard landscaping. Must see to appreciate. \$93,900. (851-5500) 662733



**GREAT LAKEFRONT** on all sports William's lake, fabulous view, two docks-one at house and one at waterfront. Newer dock. Four bedrooms, two baths. Enjoy winter sports on the lake snowmobiling, fishing fun fun fun. \$199,900 (851-5500) 654430



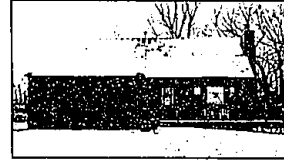
**GREAT NORTH ROYAL OAK LOCATION!** Updated bungalow with newer vinyl windows, roof shingles, electrical upgrade, furnace, air. Large kitchen with eating area, finished basement. \$109,900 (644-6300) 666749



**STRIKING LAKEFRONT HOME** 5 bedroom, quality throughout, panoramic lake-view. Hardwood foyer, living room and formal dining room have doorwall access to covered dock, 2 way fireplace in living room, custom kitchen. Walk out lower level a must see! \$459,000 (851-5500) 638977



**WELL MAINTAINED BIRMINGHAM BUNGALOW.** Three bedrooms, updated country kitchen, extensive use of hardwood floors. Beautiful deck overlooking newly landscaped yard. Great location near Pierce Elementary School. It's a charmer! \$165,000 (644-6300) 648351 **TS-2699**



**TRULY UNIQUE SETTING** in Farmington Hills. Open floor plan, four bedroom Cape Cod. New neutral carpet in '96, recreation room in partially finished basement. Large dock overlooks lovely private yard. \$169,900 (644-6300) 655604 **TS-2757**



## Weir, Manuel, Snyder & Ranke, Inc.

HOURS: weekdays from 9:30 in the morning until 8:00 in the evening  
Saturday until 5:00 P.M.  
Sunday from 11:00 A.M. to 5:00 P.M.

298 South Woodward  
7285 Orchard Lake Road  
1205 West University Drive  
1498 South Main Street

Birmingham/Bloomfield Hills  
West Bloomfield/Farmington Hills  
Rochester/Royal Oak Hills  
Plymouth/Novi/Ann Arbor/Windsor

644-6300  
651-3500  
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