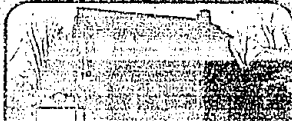


RALPH MANUEL

ASSOCIATES • REALTORS



MOVE RIGHT IN and enjoy this light, well maintained home. 4 bedrooms, 2 1/2 baths, deck off family room, raised hearth fireplace. Recreation room 28x10. Some updates. \$273,500. 810-647-7100. RAN.



SOPHISTICATED, IN-TOWN HOME. Hardwood floors, first floor laundry, family room, master bath has whirlpool and shower. Many built-ins throughout. \$379,000. 810-647-7100. HAA.



ELEGANT FRANKLIN VILLAGE HOME situated on 1.4 acres with the charm of the 1800's. Inviting fireplaces throughout the home, unequalled master suite with jacuzzi, sauna, his & hers marble vanities. \$769,000. 851-6900. SOC-700724



READY FOR SUMMER ON WING LAKE! Exceptional 3500 square foot colonial with lake privileges. 4 to 5 bedrooms, master with dressing room, huge kitchen plus breakfast and dining room. Vintage doors! \$699,000. 851-6900. WIG-710919



GREAT HOUSE FOR all family members! Five bedrooms, three baths, lower level family room with full bath, separate entry enclosed porch opening from breakfast room, basement, two car garage. \$257,000. 810-647-7100. BRE.



ROYAL OAK - WHY RENT? Move into this newly redone three bedroom two story with newer furnace, windows, carpet and kitchen. Partially fenced yard and garage. \$54,800. 810-647-7100. EDN.



OPEN SUNDAY 2-5

1901 Sherwood Glen, N. of Lone Pine, E. of Inkster

SELLER WANTS SOLD - Reduced 46K! 6,500 sq. ft. spectacular contemporary offers a dream kitchen opening to family room, finished walk-out lower level, great room with cathedral ceiling and more. \$849,000. 851-6900. SHD-600828



OPPORTUNITY IS KNOCKING! Upper Stratts Lakefront contemporary offers first floor master with walk-ins, sauna and whirlpool, Euro-style kitchen, zoned heating and air. Seller extremely motivated! \$875,000. 851-6900. LAW-711068.



GRACIOUS HOME on lovely wooded lot in prime area. Beautiful wood floors, six fireplaces, fabulous lower level walk-out with oak bar, theater and wine cellar are just a few of the many features of this quality home. \$1,300,000. 810-647-7100. GCD.



FRANKLIN VILLAGE. Views of beautiful treed lot from all the large windows of this 5 bedroom, 3 1/2 bath quad. New kitchen. Florida room. \$369,000. 810-647-7100. MCY. #703483.



OPEN SUNDAY 2-5

WEST BLOOMFIELD NEW CONSTRUCTION! Elegant 3400 plus sq. ft. contemporary with top of the line kitchen appliances, 3 1/2 baths including bath between 2 bedrooms. \$499,900. 851-6900. 6427 Royal Pointe, N. of Maple, W. of Farmington. ROL-707708



PRIME WOODED LOCATION. Over two acres for the discriminating individual seeking natural beauty and privacy. Fabulous home designed for today's living with soaring ceilings and dramatic doorways. \$599,000. 851-6900. MID-657451.



WOODED CONTEMPORARY two story, four bedrooms, 2 1/2 baths, great room, family room on treed lot, cathedral and vaulted ceiling with skylights, summer porch and decks in-law suite potential. \$285,000. 810-647-7100. MOR.



PRIVACY AND CLEAN air on two plus acres. 2 1/2 miles to Birmingham downtown, quality and excellent maintenance, some new ceramic floors, neutral carpet, roof and circular drive. Three bedrooms, two baths. \$289,000. 810-647-7100. FOE.



SPACIOUS SOUTH WADEEK COLONIAL boasts a large foyer opening to the dining room with 18 foot ceiling and hardwood floor, fabulous kitchen has island, cook top PLUS master bedroom retreat with all the goodies. \$334,000. 851-6900. MAE-655069.



NEW CONSTRUCTION! Spacious 3000 sq. ft. contemporary situated on a premium West Bloomfield lot. This custom built home offers oak floors in kitchen, family room with fireplace and whirlpool tub in master bath. \$340,000. 851-6900. QUN704316.



FRANKLIN! Elegant tudor in historic Franklin Village. This 5 bedroom, 3 1/2 bath spacious home is situated on a private, beautifully landscaped lot. Gracious two story foyer with circular staircase \$428,000. 810-647-7100. MEV.



RENOVATED BLOOMFIELD HOME! Fabulous kitchen and master suite are a few of the very special features of this home situated on over an acre lot. Family room with fireplace opens to kitchen and beautiful deck. \$349,500. 810-647-7100. GRH.



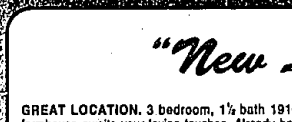
UPDATED COLONIAL situated on a large corner lot. Newer kitchen, fabulous master bath with jacuzzi, family room with fireplace opens to a deck PLUS newer roof and furnace. \$259,000. 851-6900. OLD-719547.



PINE KNOB MANOR is the setting for this spacious Independence Township home. First floor master suite boasting an oversized bathroom. PLUS large kitchen with views of Pine Knob Clubhouse. \$339,000. 851-6900. ROL-710938.



PINE LAKE BEACH privileges & dock! 3564 ft. walk-out ranch with Bloomfield Hills schools. 4 bedrooms, 3 1/2 baths, 1st floor master, marble foyer, cathedral ceiling in living room. 2-level decks to wooded lot. \$424,900. 810-647-7100. PIE.



GREAT LOCATION. 3 bedroom, 1 1/2 bath 1910 farmhouse awaits your loving touches. Already has 10 year new roof and updated bath. Area of more expensive homes. Bloomfield schools. 810-647-7100. \$215,000.



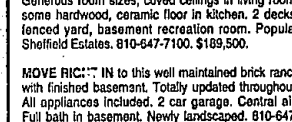
WHAT A SPECTACULAR HOME! Great house for entertaining, wonderful kitchen that has been redone, contemporary wood cabinets, hardwood floors, recessed lights, 2 marble fireplaces, each bedroom has a private bathroom, alarm system and more. \$404,777. 851-6900. FAW.



FABULOUS WEST BLOOMFIELD NEW CONSTRUCTION! "The Andovers" boasts a first floor master suite, great room with studio ceiling and fireplace, large kitchen and eating area PLUS a premium lot location. \$325,000. 851-6900. APE-704278



NEWER CONTEMPORARY RANCH HOME with soaring ceilings, 2-3 bedrooms, 2 1/2 baths and fabulous deck with hot tub. All appliances, lower level with garden windows \$327,000. 810-647-7100. SAS.



BIRMINGHAM! Affordable 4 bedroom, 2 bath Cape Cod Colonial situated on quiet treed street. Generous room sizes, cove ceilings in living room, some hardwood, ceramic floor in kitchen. 2 decks, fenced yard, basement recreation room. Popular Sheffield Estates. 810-647-7100. \$189,500.



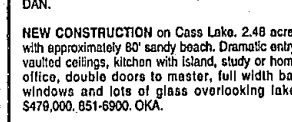
HEAR YOURSELF THINK! You can on the quiet street this 4 bedroom, 2 bath ranch calls home. Brand new kitchen with marble floor and a view of the 1 1/2 acre lot. New master bath has whirlpool tub. Location alone is worth seeing. \$159,000. 851-6900. RAD.



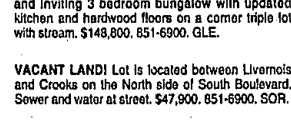
PONTIAC LAKEFRONT! Remodeled in '97. New roof, windows, siding, insulation, electrical, plumbing, windows, drywall, recessed lights - open floor plan with great view of lake! Seawall ready for dock! \$139,900. 851-6900. BUM.



ORCHARD LAKE FRONTAGE! Enjoy spectacular sunsets from the deck of this Orchard Lake contemporary. Large wooded lot, boat dock, private lake frontage. 4 bedrooms, 2 1/2 baths, gourmet kitchen and more! \$1,200,000. 810-647-7100. ILL.



NEW CONSTRUCTION on Cass Lake. 2.48 acres with approximately 80' sandy beach. Dramatic entry, vaulted ceilings, kitchen with island, study or home office, double doors to master, full width bay windows and lots of glass overlooking lake. \$479,000. 851-6900. OKA.



LIKE NEW BRICK RANCH offering 3 bedrooms, basement, new kitchen and bath, plus fenced yard. Only \$62,900. 851-6900. HOS.



WELL MAINTAINED RANCH with full basement. Just turn the key and move into this quality home, built by Singer. 3 bedrooms, 4 full baths, basement has in-law suite with kitchen, bedroom and full bath. \$169,900. 851-6900. HIN-714407

"New Listings"

GREAT LOCATION. 3 bedroom, 1 1/2 bath 1910 farmhouse awaits your loving touches. Already has 10 year new roof and updated bath. Area of more expensive homes. Bloomfield schools. 810-647-7100. \$215,000.

BIRMINGHAM! Affordable 4 bedroom, 2 bath Cape Cod Colonial situated on quiet treed street. Generous room sizes, cove ceilings in living room, some hardwood, ceramic floor in kitchen. 2 decks, fenced yard, basement recreation room. Popular Sheffield Estates. 810-647-7100. \$189,500.

MOVE RIGHT IN to this well maintained brick ranch with finished basement. Totally updated throughout. All appliances included. 2 car garage. Central air. Full bath in basement. Newly landscaped. 810-647-7100. \$139,900.

UPDATED COLONIAL! Sharp 3 bedroom colonial in desirable Rochester Hills subdivision. Living room, family room with fireplace, fresh decor, central air, newer windows and more. \$172,500. 851-6900. DAN.

NEW CONSTRUCTION on Cass Lake. 2.48 acres with approximately 80' sandy beach. Dramatic entry, vaulted ceilings, kitchen with island, study or home office, double doors to master, full width bay windows and lots of glass overlooking lake. \$479,000. 851-6900. OKA.

LIKE NEW BRICK RANCH offering 3 bedrooms, basement, new kitchen and bath, plus fenced yard. Only \$62,900. 851-6900. HOS.

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PONTIAC LAKEFRONT! Remodeled in '97. New roof, windows, siding, insulation, electrical, plumbing, windows, drywall, recessed lights - open floor plan with great view of lake! Seawall ready for dock! \$139,900. 851-6900. BUM.

13 MILE & ORCHARD LAKE! Country living - warm and inviting 3 bedroom bungalow with updated kitchen and hardwood floors on a corner triple lot with stream. \$148,800. 851-6900. GLE.

VACANT LAND! Lot is located between Livemore and Crooks on the North side of South Boulevard. Sewer and water at street. \$47,900. 851-6900. SOR.

GREAT LOCATION Near Golf Hills Estates across the street from Little Silver Lake Waterford vacant lot between existing home. \$28,900. 851-6900. WAN.

647-7100

821 W. Maple
Birmingham-Bloomfield

851-6900

32961 Middlebelt
Farmington Hills-West Bloomfield

