NORTHWISTERN REALTY ASS'N

\$23,500



J. L. HUDSON Real Estate

FIRST OFFERING—TWO FAMILY INCOME within one block to city park. Two 1 bedroom units renting \$150 a piece. Excellent condition \$27,900

SEE THIS CHARMING 2 bedroom ranch on 2 acres. 2 car garage, \$34,000 circle drive, fruit trees.

PLYMOUTH TOWNSHIP. Quick-occupancy on this 3 bedroom brick ranch featuring family room w., fireplace, 11/2 baths, full tiled \$35,500 NOVI BRICK 3 BEDROOM RANGH. Fireplace, attached 2 car garage, 20x40 inground swimming pool.

FIRST OFFERING IN PLYMOUTH TOWNSHIP. Attractive Quad level home. 22 ft. family room with fireplace, kit all built-ins, 2 baths, new 2½ car garage.

all built-ins, 2 boths, new 2½ car garage. [43,300]
FIVE BEDROOM COLONIAL HOME in Farmington Township, which one mile to 696 expression, This fovely Williamsburg colonial is fully capted, castefully decorated. Features 2½ boths, kitchen with 10 built-ins, femily room and fresplace with adoptining Florida cross. [59,900]

PEOPLE WITH PURPOSE



453-2210

100 Homes For Sale SOUTHFIELD, by owner, 3 bedroom brick ranch, 2 car at-tached garage, large fenced yard, full basement, fireplace, 114 baths, central ar, 255,903.

LIVONIA—½ ACRE
HONEYMOON SPECIAL
3 bedroom ranch, including
appliances, 2½ car garage.
Only \$3,000 total move in
cost. 7% mortgage, new carpet. Transferred.
Call FD SEXTON

HARTFORD 261-2000 FIVE Bedroom spacious ranch, secluded location, featuring 3 full baths, fireplace, zone heating, 2½ car garage, exceptional tawn with underground sprink-ling system. 13 Mile and Telegraph area.

ROLFE H. SMITH CO.

WILL TIPTON
Real Estate
427-5010 \$27,900 RANCH

100 Homes For Sale

yard 129,900

Fri-level. Newly carpeted. red 21/2 car garage. Family with fireplace. Fenced with flagstone patto, pa4-5422

This one for Valentine's Day. All brick 3 bedroom ranch in Garden City with finished base-ment and garage. 1% baths Look and you'll huy.

Beautiful 3 bedroom brick ranch, built 1954, Has fin-ished basement, 2 car ga-rage, forced air gas heat. Easy terms. 3 years new. 3 bedrooms, full basement, 214 car garage plus many extras, call Bob Fillion, 522,3506. RED CARPET

HARRISON-MOORE 427-9030

DEERING-ĻIVONIĀ



FRANKLIN

You'll find plenly of enjayment in every room of this spacious brick and barnwood constructed ranch. Fireplace and parquet (loaved family room, paneled and carpetee recreation room; sharp kitchen with built-ins. Cal (646-1234.

IMMACULATE TRI-LEVEL

INMACULATE TRI-LEVEL
In Scuthfield with professional decreting and landscaping. 4 spacious bedrooms with excellent traffic pattern, Really a sharp home. Coll 646-1234.

HOWARD T. KEATING COMPANY 646-1234

100 Homes For Sale | 100 Homes For Sale LIVONIA. 3 bedroom aluminum EXECUTIVE home, expensive ranch, newly carpeted and decreated, 2½ car garage, large ranch, i room not panelled yet, lot. \$23,900. When the control of the beauty for \$43,000. Pine Really. \$24,000. FARMINGTON I

Open Sun. 2 til 5 p.m. 9257 Virginia, Livonia, Great family home, 3 bedroom brick ranch, large kitchen, recreation room, 2 baths, 34 ft, pool, 2 car garge, priced at \$30,000. 4 bedroom Colonial. Attached 2-car garage, full basement, 83-below market price, Only \$22,900 First time offered. Call Jef Foater MAYFAIR KE 7-2700

14631 Auburndate, Livonia, Ideal for young family, 1 story ranch patio in back with shade trees Close to schools, 4 bedrooms 1½ baths, finished rec. room \$29,900. CURRAN AND JOHNSON 274-1700

Custom Homes by
CASS R. JANOWSKI
Designer & Builder

signer & Builder 453-2365 PLYMOUTH TWP
CENTRAL AIR
4 bedroom brick end aluminum bil-level, built in 1971.
Family room, 1½ be this, large kitchen with built-ins, 2 corcluminum sided garege, shogcarpeting throughout. Lond contract terms available. Asking \$39,900. Call

CHUCK JAMES Hartford 522-7252

LIVONIA RANCH
Designed for easy living. 3
bedroom brick on corner lot.
Full bosement, 2 car garage.
Close to schools and shopping. Asking \$26,900.

JOHN COLE REALTY 25105 W. 6 MILE RD 255-5330 KE 7-53

BY OWNER. 1½ story two bed-room, finished recreation fam-ily room in basement, \$18,750. SOUTHFIELD

New brick ranches ONLY \$23-150 now under construction. Full basement, all brick, fully rarpeted, custom cabinets and mack bar, built-ins, storms and screens, many extrus. Must see to appreciate. SOUTHWOOD CONST CO.

100 Homes For Sale

80-FOOT frontage on Five Mile, in Livonia. Three bedroom home with family room, two natural fireplaces, 1½ car garage.

HUNT 261-5880

Deurborn Heights
Open Sun, 2-5
Three bedroom brick ranch, 1½
baths, finished recreation room,
loads of closets and storace.
Above ground pool with all
equipment.

ELM REALTY 477-3500 272-5515

VALENTINE SPECIAL
IMMEDIATE OCCUPANCY 3
bedroom brick ranch, fully insuitated, family room with natural fireplace, full basement,
docavail to gint patie, 2 car
gament of the control of the control
summitted of the con

1/2 ACRE

3 bedroom brick ranch. Huge kitchen with built-ins, family room, beautiful carpeting thru-out, 2 car attached ga-rage. Wan't last, \$31,900.

LARRY THURSTON KE 7-5313 Hartford 261-2000

Northville

Realty

1100 Homes For Sale

NORTHVILLE
4 bedroom bilevel, 2 bath,
family room with firepliee, dining room, 2 car ettached garage, 333-300.
NORTHVILLENOVI AREA
New 3 bedroom colonial, fully
oarpetef, 1½ baths, transity room
with firepliee, 12th foor latin120,220 101, 411,500.

IMPRIZED 101, \$41,900. NORTHVILLENOVI AREA NOW J-bedforom colombil. Formal dining room, family room with fireplace, 1½ baths, full basement, thermo windows, 2-ce attached garge, brick construction. Immediate occupancy, \$47,500.

\$47,500.

NORTHVILLE

17966 Beck Rd. 3 bedroom ranch on % acre, new family room with fireplace, new kitchen with built-ins, new carpetins, 2% car garage, city sewer and water, \$39,500. 01 N. CENTER, NORTHVILLE

WAYNE. Enjoy a quiet city. 11½ story older home with garage, possible .4th bedroom, new aluminum siding with store front. Pine Realty. 522.6020

PLYMOUTH—LAKE POINTE SUB, Beautiful four bedroom Colonial. Cerpeting, full wall freplace, separate dining room, rec room, full base-ment. Attached 2 car garage. A fat of home for only \$\$1,-900.

JASTER "JASTER SELLS FASTE



17425 STAMWICH—LIVONIA. Brockwood estates, is the setting for this 3 bedroom colonial with formal dining room, central oir, family from with fireplace, and 2 car garage. Call 261-0700 (Palace Guard)

NOVI. Huge, cycloned fenced yard for the children in this 3 bedroom ranch with 18x30 heated garage, and new roof, \$27,500. Call 477-1111 (Palace Guard) (15427)

FARMINCTON. Two bedroom aluminum sided house on a large treed park like lat, great for the young couple just starting out. \$19,500. Call 477-1111 (Palace Guard) (13350)

FARMINGTON. Ideal location for this lovely 2 bedroom rench with family room, dining room, corner fireplace, screened porch, attached 2 car garage, a beautifully kept home, \$43,900. Call 477-1111 (Palace Guard) (15406)

FARMINGTON. Three bedroom brick ranch on a court, basement has 2 paneled rooms with closets, walking distance to shopping, all schools and more. \$27,500. Call 477-1111 (Palace Guard)

FARMINGTON. Sharp 6 year old aluminum and face brick 3 bedroom ranch carpeted thru-out, ideal corner location, over an acre, sollt possible to provide 2 extra building sites. \$34,900. Call 477-1111 (Palace Guard) (16024)

FARMINGTON. Exceptionally well decorated and maintained smaller home, finished recreation room with bor, completely fenced, poved street. \$24,490. Call 477-1111 (Palače Gaugd) (1681).

LIVONIA. Perfect home for the small family with a carpeting, peneled family room with air conditioner, 1½ garage and more. \$24,900, Call 477-1111 (Palace Guard).

LIVONIA. Delightful small home, new floor kitchen, new paneling in some rooms, 2 bedrooms, utility room, 1½ car ga rage, and carpeting. \$18,500. Call 477-1111 (Palace Guard).

LIVONIA. Country living in this custom built 4 bedroom colonial on a large lot with central air, heated pool, deluxe kitchen, full dining room, only \$39,000. Call 477-1111 (Palace Guard).

SOUTHFIELD. Four bedroom ranch in prime area over 4,000 sq. ft. central cir, sunken living room, 3 car garage, heated swimming pool, on 2 acres. \$85,000 Call 477-1111 [Palace Guerd) (16585) LIVONIA. Specious, sharp and clean 3 bedroom Dutch colonial home sitting an ravine let overlooking flowing creek sun room, sun deck upstiris; modern kitchen. \$32,900. Coll 477-1111 (Palace Guard) (17200)

DETROIT. Three bedroom home in good condition, hard-wood floors, full basement, on a large lot. \$17,900. Call 477

FARMINGTON. Will build a 3 bedroom 1,000 sq. ft. rench home with basement on almost 2½ acre lot for only 335,000, plus water and sewer facilities. \$15,900. Call 477, 1111 (1982).

PLYMOUTH. Custom built executive type home located on a picturedue lot with 4 bedrooms, enclosed summer porch, fireplace in living room and a heated garage, \$75,000. Call 455-7000. (Palace Guard) (17292)

LIVONIA. A nice starter home with 2 bedrooms, carpete thru-out, quiet dead end street, low taxes and more. \$19,500 Call 455-7000 (Palace Guard). (17090)

LIVONIA. Best buy in Livonia, 1½ story asbestos home on 100x300 foot corner lat in prime area, law taxes, \$23,900. Call 455-7000 (Palace Guard) (17209)

LIVONIA. 3 bedroom tri-level with loads of storage, large utility room, good traffic pattern, corner lot with large back yard for the children. \$27,700. Call 261-2600 (Palace Guard)



38596 SILDEN GLEN — FARMINGTON
Beautiful 4 bedroom contemporary ranch with redwood balcon overlooking ravine lot, lower level has game room, utility and large, family room. Call 261-0700 (Palace Guard)



LIVONIA. Specious 5 year old home on almost ½ acre, good family home, close to transportation. \$31,900. Call 261-2600 (Palace Guard) (18433)

REDFORD. Brick hame with 3 bedrooms, family room, finished basement with wet bar, carpeting, 1½ baths, attached 2 car garoge and close to schools. \$38,900. Call 261-2600 (Polece Guard) (16968)

LIVONIA. 3 bedroom brick ranch with carpeting the built-ins, 1½ boths, spacious recreation room, attached g large fenced lot, \$28,900. Call 261-2600 (Palace Guard)

WESTLAND, Lovely 2 bedroom aluminum sided ranch large lat, 2 car garage and family room, natural fireplace living room, \$22,500. Call 261-2600 Palace Guard)

LIVONIA. Four bedroom brick and aluminum guad level in very desirable area, full wall fireplace in family room and an oversize 2 car garage. \$37,900. Call 261-2600 (Polace Guard) (18572)

WESTLAND. Beautiful recrection room with bor and got log fireplace featured in this lovely 3 bedroom ranch with 1½ car gerage and pool. \$28,900. Call 261-2600 (Palace Guard) (17354)



NOVI. A formal dining room and family room with fire-place accent this 8 room, 4 bedroom colonial with 2 car ga-rage in one of Novi's finest subs. \$42,900. Call 477-1111 (Palace Guerd) (16295)

INKSTER. Pleasent living in never all brick area in this 3 bedroom brick ranch with large kitchen with dining area, nice carpeting, for only \$18,000. Coll 261-2600 (Polace Guard) (1683)

LIVONIA, Sharp 3 bedroom brick ranch with dir room, family room, 2 baths, new carpeting, and drapes cluded, \$31,900, Call 261-2600 (Palace Guard) (17182)

WEST BLOOMFIELD. Beautiful 1½ acres located in pristipe area with stream in back, rolling terrain and lake privileges, \$19,000. Call 851-1900. FARMINCTON. Cozy little cottage for the beginners, 2 bedrooms, neat and clean and large lot. \$18,900. Call 851-1900 (Palace Guard) (17237)

FARMINCTON. For the largs family, this 5 bedroom, 3 full bath hame with over 3,000 sq. ft., circular staircase, family roam, large recreation room, 2 fireplaces, large patio and morel \$62,500, Call 851-1900 (Palace Guard) (17349)

LIVONIA. Lovely 3 bedroom brick ranch with finished besement, central air, 2 car garage and close to schools, \$31,-200. [Call 851-1900 (Palace Guard) (16535)



REDFORD. Lovely 3 bedroom home with recreation room, corpeting, 1½ car garage and close to shopping, \$23,500. Call 851-1900 (16303)

FARMINGTON. Immoculate 4 bedroom colonial in pres-tige area, testefully decorated thru-out, large spacious lot, \$63,-900. Call 851-1900 (Palace Guard)

DEARBORN HEIGHTS. Dan't miss' seeing this lovely 3 bedroom brick ranch with garage, tiled recreation room, space, carpeting thru-out and 2 car garage. \$22,800. Call 274-9510 (Palace Guard) (18496)

DEARBORN HEIGHTS. Fontastic buy for the large family in this 5 bedroom aluminum sided home edjacent to playground for the children, \$22,800. Cell 274-9510 (Polace Guerd) (1226).

REDFORD. Charming 3 bedroom brick ranch with hished basement with lots of storage, 1½ car garage, and viruming pool, 528,900. Call 274-9510 (Palace Guard) (16539)

WESTLAND. Cute starter home on a large lot with 1½ car garage, priced at \$18,900. Call 274-9510 (Palace Guard) (17098)

GARDEN CITY. Lovely 3 bedroom ranch with finished basement, custom mode table and uphalstered seating, terrace with duminum roof, lovely large back yard with poal. \$25,900. Coll 261-0700.

LIVONIA. Hearthstone sub, large 3 bedroom ranch with attached garage, central air, 2 full baths and fast occupancy, \$33,900. Call 261-0700 (Palace Guard) (17124)

LIVONIA. Something different in this 4 bedroom tri with family rocm, free standing fireplace in large living room, 1½ boths, 2 car garage. \$34,900, Call 261-0700 (Palace Guardi (17351)

LIVONIA. 3 bedroom 1½ story home that is great for the large family, extra large lot with 2 garages, large enclased porch and dining room. \$29,500, Cell 261-0700 (Palece Guard) (1,6660)

LIVONIA. Comfortable 3 bedroom brick ranch that offers a great recreation room with bar and fireplace, house backs up to park, \$26,900. Call 261-0700 (Palace Guard) (14610)

FARMINGTON. Woodbrook Estates, stately 4 bedroom colonial with 2½ baths, family room with fireplace, formal dining room, new carrest, kitchen built-lins and more. \$56,500. Call 261-0700 (Polace Guard (17028) WESTLAND. Extra sharp 3 bedroom condeminium in Willow Creek estates, plush carpeting featured thru-out, luxurious draperies, enjoy country club living: \$27,500. Call 261-0700 (Polace Guard) (16988)

LIVONIA. Country living in this 3 bedroom ranch with family room and natural fireplace, over 1,350 sa, ft. living space, country kitchen with bullins and over 90 trees, \$42,900. Call 261-0700 (Palace Guard) (16974)

INKSTER. Cute 2 bedroom home in good location, panelec kitchen, owner will consider FHA or VA, bring us an offer. Only \$16,500. Call 326-2000 (Palace Guard) (17099)

INKSTER, Immoculate home in nice neighborhood, 3 bed-room, finished recreation room and large lot, \$23,550. Call 326-2000 (Polace Guard) (17031)

GARDEN CITY. Sharp 3 bedroom ranch with partially finished bosement with bar, hardwood floors, range and 2 refrigerators stoy, \$24,500. Call 326-2050 (Polace Guard) (17383)

CARDEN CITY. Newly decorated recreation room with bar in this lavely 2 bedroom home with large living room, 2½ car garage, with good assumption, \$24,900. Call 326-2000 (Palace Guard) (17030)



CANTON. Three bedroom ranch with spacious living and dining ell, located on 4.2 acres, pool, 2 barns, 5 box hay storage, and more. \$34,500. Call 455-7000 (Palace (18422)

don't gamble when buying a home!





Insist on a Home with Palace Guard protection. It will provide you with one full year of free home repair.

For more information, call Today!

Real Estate One.

36 Offices in Detroit, Suburbs, and associate offices in Adrian, Alpena, Ann Arbor, Battle Creek, Chelsaa, Elk Rapids, Hillsdale, Holland, Ludington, Owoso, Salgatuck, and Traverse City. Commercial-Industrial Div. in Detroit, at (313) 255-5600.

Attractive 3 bedroom tri-level with 2 full baths, and dining room, raised hearth, family room, and garage, \$41,500. Call 851-1900 (Palace Guard)

SOUTHFIELD. Extra sharp, large 2 bedroom home with 22 bals, 2 fireplaces, new kitchen overlooks new dining room diffusion from, full basement, 1st floor foundry and country size lot, \$41,800, Call 851-1900 (Palace Guard) (17121) LIVONIA. Move right in this well decorated 3 bedroom ranch, aluminum siding, 2½ car garage with a nice large lat. \$25,900. Call 851-1900 (Palace Guard) (16944)

FARMINGTON. 3 bedroom home with large 25x19.6 living room with stone natural fireplace, 150x507 lat backs to Orchard Lake road properties, good investment. \$36,500, Call 851-1900 (Palace Guerd) (16953)



LIVONIA. Think spring! Booutiful brick ranch on over 1/2 acre lot with attractive trees, tall cedars enclase the back yard with 24' pool, 3 bedrooms, natural firesplace, large family kitchen and more. \$34,000. Call 261-2600 (Polace Guard) (17181)

FARMINCTON. Walk to schools and shopping from this custom built 3 bedroom ranch on a nice sized lot, bath off metaber bedroom, beautiful landscoping; \$38,900. Call 851-1900 (Palace Guard) (17337)

FARMINGTON. Lovely 4 bedroom split-level with utility room, carpet thru-out, patio and 2 cer attached garage. \$36,900. Cell 851-1900 (Palace Guard) (16844)

SOUTHFIELD Charming ranch in the woods, patio 12x 20, jalousied windows, cits of storage, 3 bedrooms, family noom firefplice and more. \$34,900. Cell 651-1900 (Palace Guard) (17120)

FARMINGTON. Elegant 4 bedroom colonial in Conter-bury Commons Subdivision, superb family room with custom fieldstone fireplace. \$67,900. Call 851-1900 (Polace Guard) (17018)

FARMINGTON. Distinctive French colonial with custom features thru-out, professionally decorated 4 bedroom dream home with private park settling, \$74,900. Call 851-1900 (Polace Gulard) (1701).



LIVONIA. Five bedroom Cape Cod brick, fireplace, carpeting, 2 car garage, separate dining room, all on beautiful one are treed lot, lovely enclosed window-welled parch. \$49,500. Cell 477-1111 (Palace Guard) (14625)