

# It's a Great Time To Buy!

Are you on the fence about selling or purchasing a new home? Why wait!? Now is the time to buy.

For example, say you use that \$10,000 to purchase a \$150,000 home, and the house appreciates five percent during the first year. That means after one year, the house would be worth \$157,500 – a gain of \$7,500. Your annual return on your \$10,000 investment would be a whopping 75 percent.

By contrast, putting the same \$10,000 in the stock market and posting a similar 5 percent gain would only net a \$500 return on investment.

And as a home owner, your savings continue to grow in two ways. Every year, a greater portion of your monthly mortgage payment goes to the principal, reducing the overall loan amount. Second, your home appreciates over time, making it one of the very best financial investments. Not only is homeownership a stepping stone to a future of financial security, it also helps to build neighborhoods and strengthen communities. It is truly the cornerstone of the American way of life, and the fulfillment of the American dream.

Currently, the market is in the midst of an inevitable adjustment following the housing boom of 2004-2005 when housing market activity soared to unsustainable levels. Housing demand should stabilize in short order and the downward adjustment to housing production should run its course by mid-2007. The market that emerges from this correction will display good balance between supply and demand and move to a healthy and sustainable trend based on solid underlying fundamentals. With the recent announcements by major corporations to come to the Ann Arbor region and the continuation of low interest rates it is without a doubt the time to buy in Washtenaw County.

In the meantime, for more reasons why housing is a great investment, and why now is a great time to buy, visit [www.nahb.org/timetobuy](http://www.nahb.org/timetobuy) or contact the HBA of Washtenaw County [www.hbawc.com](http://www.hbawc.com).

Project by Christian Tennant Custom Homes Photo by Glen Moon

## Showcase of Homes

### June 16 - 24, 2007

Spectacular must - see homes in one great event!

For more information, visit [www.hbawc.com](http://www.hbawc.com), or call 734-996-0100

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# Ann Arbor, MI

## Business Climate

The Ann Arbor area is projected to add 34,000 jobs by 2010, a 13.7 % increase from 2000. Much of this growth will occur in the service sector, which is expected to grow by 18%.

The region is a growing hub for technology and life sciences companies, with over 300 informational technology companies located in the area. More than 70 life sciences companies are also located in the area, most employing less than 50 employees.

Information services is a key sector in the region, with companies involved in many aspects of the industry, including manufacturing, technology, research and development, printing, print technology, ink, publishing, and electronic publishing.

The Ann Arbor area is a major center for entrepreneurial activity in the state of Michigan. Over 15 venture capital funds, managing in excess of \$1 billion, operate in Michigan, with most based in Ann Arbor or in close proximity. Washtenaw County has the nation's fourth highest rate of business start-ups per capita, attesting to the unique entrepreneurial culture of the area.

Another strong component of the local business climate is the healthcare industry. The Ann Arbor area is home to several hospitals, including two giants—St. Joseph Mercy Health System and the University of Michigan Health System. These health systems serve the dual role of adding to the strength of the local economy while offering residents access to top-notch medical experts and state-of-the-art facilities.

## Quality of Life

“Quality of Life” is a critical factor in helping Ann Arbor achieve its consistent inclusion in “Top Cities” lists. By any standard, Ann Arbor is uncommonly blessed with the elements that make for a full and enriching life, whether it's looking at arts and cultural events, recreational activities, educational resources, or opportunities to explore the traditions and lifestyles of people of diverse nationalities and cultures.

Arts and cultural resources abound in Ann Arbor, ranging from nationally recognized institutions to locally based organizations. Theater is a vibrant part of the community, with some organizations regularly presenting nationally and internationally acclaimed programs—sometimes in advance of their debuts in larger markets like New York and Los Angeles. On the other side of the spectrum, the smaller theater groups offer opportunities for community involvement



*Ann Arbor's Farmer's Market*

in all aspects of the production, from acting, to directing, to set design.

Similarly, in music, the visual arts, and the other art forms, Ann Arbor offers a rich mixture of nationally recognized programming and locally responsive activities. The town is a regular stop on the circuit for nationally known folk singers and jazz musicians as well as an exciting venue for emerging artists. Over a dozen museums explore art, science, and history with professionalism and innovation.

Festivals and fairs are an important part of communal life in Ann Arbor. The Ann Arbor Art Fairs, running from July 19-22, 2006, fills the city's streets with over 500,000 people drawn to fine art and craft items, produced by more than 1,000 participating artists hailing from all parts of the country.

This is a community that reads and boasts one of the highest ratios of bookstores per capita in the county. Public schools that rank among the top ten in the nation, outstanding area libraries, the unparalleled resources of the University of Michigan and other top-quality institutions of higher learning, such as Eastern Michigan University, all add luster to this literary richness.

Recreational enthusiasts enjoy the more than 140 parks, nature areas, and recreational facilities in the area. Whether bicycling, jogging, skating, or enjoying the view from a park bench, the opportunities are endless.

All these activities serve a community that reflects and celebrates the diversity of the larger world. Area restaurants and food shops offer a dizzying array of options, from Indian to Japanese to Middle Eastern to South American to African.

It is quite common to hear people comment that there are so many things to do in the Ann Arbor area that it's hard to choose.

Find out more at the Ann Arbor Area Chamber of Commerce's web site at [www.annarborchamber.org](http://www.annarborchamber.org).

# The Benefits of Housing

Housing is a part of our life and an essential element of our way of life here in the United States.

It is easy to recognize that one of our most fundamental needs is shelter. Yet, many times the tremendous benefits that housing provides to our way of life may be unknown or overlooked.

We all know that housing meets our basic needs for shelter as well as critical social needs such as stability and security for families. But, it also drives our economy, bringing benefits both locally and nationally. The positive effects of housing construction are far-reaching and long-lasting.

Construction of 100 single-family homes generates \$11.6 million in new income to local businesses and workers in the first year of construction, and \$2.8 million every year thereafter. It also creates 250 jobs in the local community during the first year of construction, and 65 jobs every year thereafter. In terms of contribution to public revenue, these 100 new homes bring \$1.4 million in additional local taxes and fees in the first year of construction, and \$498,000 every year thereafter, for a total of \$5.9 million over 10 years.

Construction of 100 multifamily homes generates \$5.3 million in local income in the year of construction, and \$2.2 million every year thereafter, as well as 112 local jobs in the first year of construction, and 47 jobs every year thereafter. It also generates \$630,000 in local government revenues in the first year of construction, and \$384,000 every year thereafter, for a total of \$4.1 million over 10 years.

Housing's economic impact doesn't end when a home is sold and the new owners move in. In fact, housing continues to be an economic force long after the sale is closed. In the first 12 months after purchasing a new home, owners spend an average of \$8,900 to furnish, decorate and improve their homes—more than twice the \$4,000 spent by non-movers. Renters also spend significant

amounts on furnishing and decorating their new apartments. Such economic activity brings tax revenue to local governments that is often overlooked by those who argue that growth doesn't pay its way.

And housing is crucial to the performance of the U.S. economy. The production of housing and the value of housing services produced by the housing stock account for about 15 percent of the nation's total economic output.

It is also easy to miss the importance of housing as a source of family wealth. It accounted for nearly 31 percent of total household assets at the end of 2003 (even when claims on life insurance and pension fund reserves were factored into the equation). This proportion, obviously, is much higher for the 74 million American households that owned their own homes.

By creating jobs and generating taxes and wages, housing proves time and again that it is vital to local and state economies and is a positive influence on the quality of life.

Not only do these effects begin well before the foundation is even poured, but they last long after the first family moves in.



[www.HBAWC.com](http://www.HBAWC.com)

# Dexter, MI

Welcome to our corner of the world that is large enough to serve so many individual and business needs yet small enough to feel like home to those who have always been here and those who are new to our area. We are a community to live and run your business; raise a family and retire; work and play in a rural environment yet have all of the convenience of being minutes from a metropolitan area.

Nestled along the banks of the scenic and meandering Huron River, the Village of Dexter is a wonderfully successful community celebrating our history and traditions with almost 2,800 residents and countless neighbors. We are located just minutes from the City of Ann Arbor, home of the premier University of Michigan.

Our community benefits from thriving festivals and family activities sponsored by the Dexter Area Chamber of Commerce. Dexter Daze, Apple Daze, Victorian Christmas with the Holiday Lighting displays and the spring Ice Cream Social all bring the families and residents of our community and those surrounding areas together to celebrate the characteristics and heritage of the Village of Dexter.



*The Dexter Cider Mill*

We are a proud and generous community who works hard to preserve our heritage and give back to those in our area through many diverse programs. We champion the growth in our business sector and actively work to foster a world class business environment where success is continually achievable through dedicated leadership. Our future growth will be planned and controlled, through partnership between the Village Council, Downtown Development Authority and the Dexter Area Chamber of Commerce, to ensure that our values and quality of life are maintained.

In addition to the community parks located within the Village, there are several Huron-Clinton Metroparks within easy driving distance of the Village. The Dexter Community Schools serve our children, and we are a member community of the Dexter District Library. Culturally, we have eight churches located in or near the Village, our historical museum, and... once again... Gordon Hall, the home of the village founder, Judge Samuel William Dexter.

We are served by the Dexter Area Fire Department with mutual aid agreements with the well-developed surrounding townships of Webster and Scio, and the Washtenaw County Sheriff's Department.

We look forward to you visiting and sincerely hope you choose the Village of Dexter, Michigan for the same reasons so many of us have... for the traditions, heritage and environment that has stood since settlement and the promise, hope and drive that will guide us into the future for the good of our residents and businesses.

Sincerely,  
Dexter Area Chamber of Commerce  
Board of Directors & Staff



*Downtown Dexter's Village Clock*

# Chelsea, MI

More than 150 years of warm hospitality, good neighbors, and natural beauty have made Chelsea a great place to call home.

Chelsea is regarded as the gateway to the Waterloo Recreation Area. There, nature enthusiasts can hike, ski, or bike miles of trails. Golfers can choose from more than 20 lush golf courses, all within a 20-minute drive. Timbertown, Pierce Park, or Veteran's Park are local parks within city limits. Skaters are welcome at the Arctic Coliseum.

A commitment to the arts is an essential part of Chelsea's vitality. The Purple Rose Theatre, founded by actor Jeff Daniels, showcases the work of nationally known playwrights, as well as the talents of equity-card actors. Chelsea Center for the Arts welcomes students of all ages to discover and nourish a love of art and music.

Chelsea counts outstanding education and healthcare among its many valuable resources. The Chelsea School District's excellent staff and high level of parental involvement prepare students of all ages for a bright future. The Chelsea Community Hospital, nestled in a beautiful, wooded setting, provides quality healthcare, including a Wellness Center, a Woman's Health Center, and our ER service.

Chelsea's thriving downtown offers both residents and visitors alike the pleasant ambience of tree-lined streets and cheerful storefronts. Shoppers can stroll down historic Main Street, the home of specialty shops, gift boutiques, markets, restaurants and cafes.



*The Chelsea Light Parade*

Chelsea will soon have a new, expanded McKune Memorial Library. The expansion will be an anchor in downtown Chelsea providing residents access to a larger collection of books, tapes, and periodicals, a computer lab, a media area, fireplace, dedicated story-time room, and outdoor space to lounge and plug in laptops for wireless internet access.

In Chelsea, festivals and special events create a visitor destination and year 'round fun for residents. Highlights include SummerFest, Chelsea Community Fair, Sounds & Sights on Thursday Nights, Oktoberfest, and Hometown Holiday and the Holiday Light Parade. When looking for energy and a wide variety of activities, look no farther than Chelsea.



*Parading Downtown Chelsea*

## Map Legend

Builder/Developer	Number	Subdivision/Development	Phone Number
Ann Arbor Builders	15	Mystic Ridge	734-216-5872
BRG Custom Homes	23	The Gallery at the Polo Fields	734-669-2959
	45	Rivergrove Village Condos	734-485-0550
	44	The Pointe at Island Lake "Shores"	734-483-5655
Centex Homes	40	Aspen Ridge Square	734-528-9730
	41	Aspen Ridge Village	734-528-9730
	38	Blue Heron Pointe	734-434-9176
	46	Brookside	734-480-3300
	35	Enclave at Meadowbrook	734-439-4170
	33	Meadowbrook	734-439-4170
	8	Thornton Farms	734-424-1315
Charlestown Building Company	15	Mystic Ridge Estates	313-563-2100
Chizek Builders	16	Harbor Trail Country Estates	734-662-9555
dp development	16	Harbor Trail Country Estates	734-761-4028
Elan Designs	47	Fleming Lake Estates	734-973-2900
Essex Homes	11	Copper Meadows	248-347-2216
	34	Eagle Springs	248-347-2216
	31	Legacy Heights	734-474-3686
	25	Hidden Creek	734-347-2216
	43	Raymond Meadows	734-347-2216
Gabrian Homes	42	Lincoln Pine	734-544-4380
	37	Sambrook Oaks	734-544-4380
Germain Building Company	20	The Preserve	734-995-1713
Guenther Homes	17	North Meadows	734-260-2119
	13	Inverness Woods	734-260-2119
	48	Foxfire	734-260-2119
Johnson Building Group	27	The Pines	734-996-9456
	29	Centennial Farms	734-996-2887
Mancuso Homes	19	Westridge of Dexter	248-203-0200
Marhofer/Campbell	12	Castleton Farms	734-426-9897
	9	Stoneyfield Meadows	734-426-9897
	14	Meadowind, Grayhawk	734-426-9897
	18	Dunlavy Estates of Webster Twp	734-426-9897
	4	Whispering Winds of Grass Lake	734-323-0111
	3	Warrior Cove of Grass Lake	734-323-0111
	2	Manchester Site Condominium	734-426-9897
Norfolk Homes	49	Summerfield Glen Condos	734-997-9540
	5	Tamarack Glenn	734-408-0777
	10	Gregory Farms	734-408-0777
Peters Building Company	21	Dexter Crossing	734-429-2440
	39	Harwood Farms	734-429-2440
	24	Diuble Meadows	734-429-2440
	51	Liberty Heights	734-429-2440
	28	Kirtland Hills	734-429-2440
	32	Saline Valley Farms	734-429-2440
	19	Westridge of Dexter	734-429-2400
R. Cook Properties	36	York Meadows	734-944-2300
	7	Chelsea Fairways	734-475-3800
	6	Chelsea Springs	734-475-3800
The Preserve	20	The Preserve	734-358-7776
Wineman & Komer	50	Balmoral Park Condominiums	734-913-8661
Wexford Homes	30	Centennial Park	734-944-7777
	1	Emerald Glen	734-428-8000
	22	Gallery Park	734-213-4100
	26	Three Arch Bay	734-368-1999

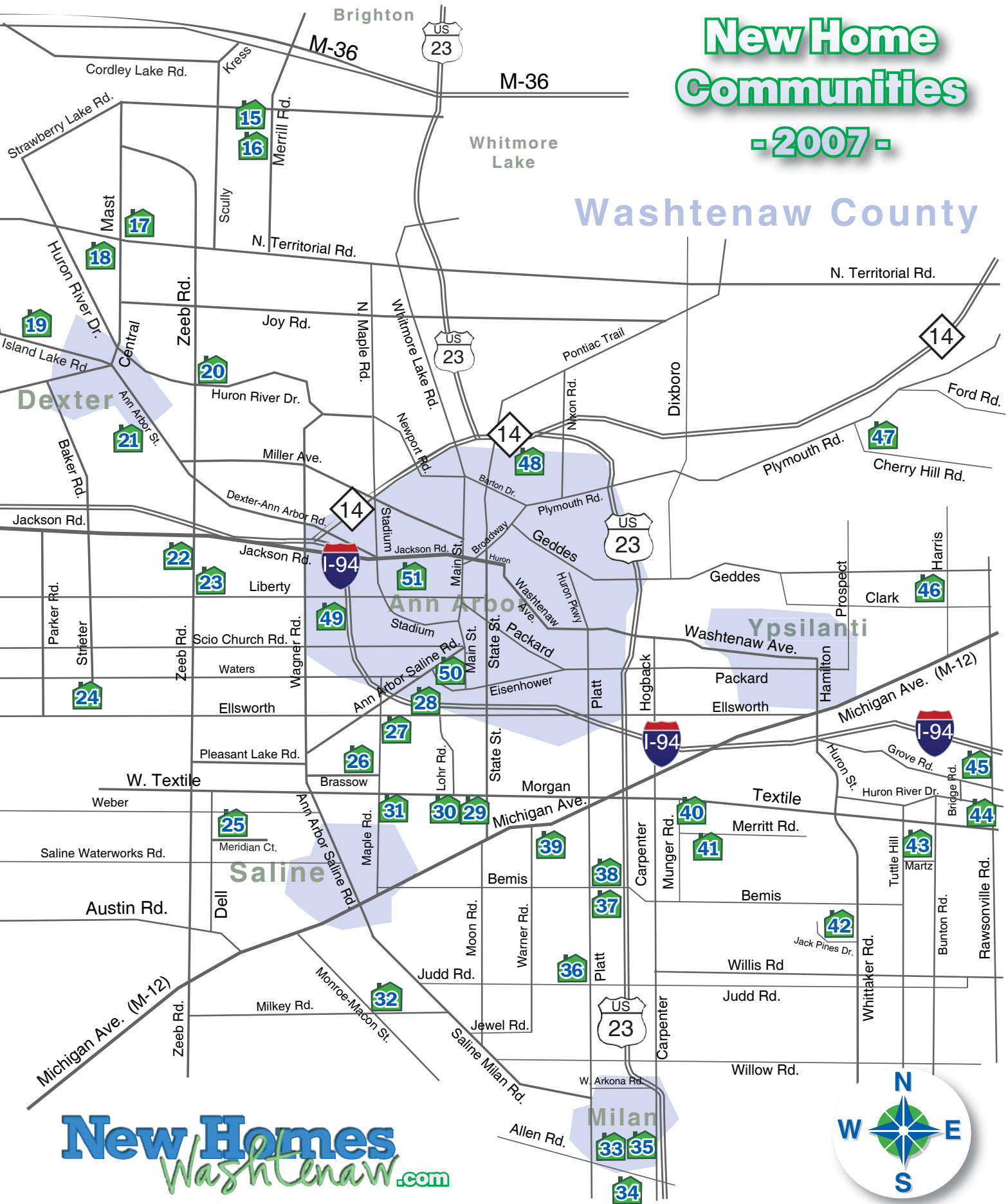


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# New Home Communities

- 2007 -

## Washtenaw County



**New Homes**  
*Washtenaw.com*

# Manchester, MI

Welcome to Manchester, Michigan! Nestled along the banks of the River Raisin, this friendly small town offers charming shops, sights rich with history, an eclectic mix of restaurants and numerous recreational venues. The town's charm glows year-round at its numerous events included its well-known Chicken Broil, Fourth of July Fireworks, Riverfolk Music & Arts Festival and its Christmas in the Village celebration. An antique-lovers dream, this town is a must see for its fall color splendor!

Progressive Planning for the future, with an eye to preserving the precious heritage and scenic beauty, best describes Manchester today.



*The Raisin River*



*Entering the Village of Manchester*

## **Manchester Area Chamber of Commerce**

P.O. Box 521, (734) 428-6222  
[www.manchestermi.org](http://www.manchestermi.org)

## **Manchester District Library**

912 City Road, (734) 428-8045

## **Manchester Village Offices**

912 City Road, (734) 428-7877



*Downtown Manchester*

# Saline, MI

The Saline Area Chamber of Commerce would like to welcome you to Saline! Our community is a unique and growing one located in Southeast Michigan near the center of Washtenaw County. The area is characterized by an upscale business environment, a strong and progressive school system, and solid government. We also have a great hospital, library, and park system. Add to this an appreciation for our historical roots and a committed spirit of volunteerism, and you have all the qualities that make the Saline area one of the most desirable places in Michigan to live and work.

In 2005 Saline was named by CNN/Money Magazine as one of the "Top 100 Cities" in the United States---one of only 4 cities in Michigan to receive this distinction. It was truly an unexpected and wonderfully-received honor!



*Cobblestone Rose (above)  
Curtiss Park Bridge (left)*

The population of the City of Saline is approximately 9,000, with another 50,000+ residents living in our surrounding townships of Pittsfield, Lodi, Saline, Bridgewater, and York. By the year 2030, these numbers are expected to grow to over 9,700 in Saline and over 91,500 in the surrounding townships. Many of our residents commute to the Detroit area and to other major employment centers to the north and south. In recent years there has been unprecedented growth in new home construction.

There are 11 parks in Saline, occupying 190.54 acres of land and featuring walking trails, lighted tennis courts, lighted softball fields, soccer fields, play structures, picnic areas, and dog parks. Enjoy our city parks in every season! The Saline Rec Center is a 41,000 square-foot facility located at Tefft Park with a basketball court, indoor track, racquetball court, aerobic floor, cardio-weight room, free-weight room, hot tub, aqua climbing wall, 25-yard competitive pool, a warm leisure pool, and child care facility. A host of interesting and healthful classes are available such as aerobics, pilates, yoga spinning, and tai chi as well as leagues for adults and children in golf, soccer, ultimate frisbee, volleyball, basketball, softball, and dodgeball.



*Bixby  
Marionette  
Exhibit*

Saline is fortunate to have several outstanding public golf courses in our area, a country club, and bowling lanes with other popular activities such as pool, video games, and arcade games. We also have a golf simulator facility that offers a complete golf experience where children, beginners, and experienced golfers can learn, practice, or play on the most accurate indoor golf environment in the world.

Saline residents and visitors enjoy the Saline Farmers' Market Saturday mornings May through October as well as popular events throughout the year such as Summerfest, Sidewalk Sales, Summer Concerts Series, Sportscars to Saline, Harvest of the Arts, Saline Community Fair, Celtic Festival & Rugby Matches, Puppetry Arts Festival, Craft Shows, Firehouse Chili Cookoff, and the annual Holiday Parade & Treasure Trail to Santa.

We have a rich past, a flourishing present, and an exciting, though challenging, future. The Chamber's mission continues to be one of being a voice for members, helping to maintain a positive economic environment, and being a resource for all types of information and economic assistance. We couldn't be prouder of what our members do for our community and what a great area we live in.

Whether just passing through or thinking about moving to our area, we hope you'll discover what we have to offer. Visit one of our historical exhibits---the Rentschler Farm, Depot Museum, or Bixby Marionette Exhibit---and take time to shop our local merchants and dine at one of our restaurants.

We think you'll agree that it's the people in our community who make the Saline area such a great place to be!

Saline Area Chamber of Commerce Board of Directors & Staff



*Davenport  
House*

# Milan, MI

The City of Milan is uniquely nestled in Southern Washtenaw and Northern Monroe Counties, along U.S. 23 with two exit ramps, 25 and 27 for easy on and easy off access. The population of 5,754 residents, has grown significantly since the 2000 census and it is easy to see why, after you visit this friendly community. Conveniently situated 30 miles from the Ohio line, 8 miles North of the world famous Cabela's tourist spot, 15 miles South of Ann Arbor and 40 minutes from Detroit Metro Airport, Milanites have everything they need and more.

The quaint hometown atmosphere, of tree-lined streets and lamp post lighting, is a huge drawing attraction for people. Milan takes pride in education, having built a state of the art, 50 million dollar high school, while maintaining Paddock Elementary, Symons Elementary and Milan Middle Schools. Milan has a beautifully maintained Park System, with paved walking paths and bike trails. Beautiful Wilson Memorial Park overlooks the scenic Saline river with over 35 acres of land to enjoy. Milan's Nature Park, on the west side of town, has picnic tables, pavillion and play structures as does Wilson Park. Sanford Rd. Park has 139-acres of reclaimed farmland, which has an equestrian center that hosts numerous horse shows, Soccer Club matches and the model airplane flying field. With some 20 plus eateries, Milan



*Restored Milan Fire Barn,  
now used for Chamber and DDA offices*

has two strip malls. One graces the north entrance of the city, and the other on the west side.

Our historic downtown, has a low 8% vacancy rate, with friendly shop owners. From our churches, schools, and non-profit organizations, citizens have found team comradely, and vision. Milan is located in the middle of where things happen and those who call it home, know it is the place to play, shop and stay!



*The Hackhouse Museum in Milan*

# Ypsilanti, MI

The Ypsilanti area has become a festival-goers' paradise. Events such as Antique Auto Shows, Show & Shine Street Rod Show, Orphan Car Show, Depot Town Cruise Nights, Summer Beer Festival, Latino Festival, Annual Fire Truck Muster, Antique Truck Show, Fall Festival, New Year's Jubilee, Michigan Elvisfest, and the Fourth of July celebration provide entertainment the whole family will enjoy.

One of the most attended and well-known festivals occurs in August. The Heritage Festival turns Riverside Park into a living history experience. A historic encampment reenactment and the Civil War Muster, jazz concerts, parade, antique festival, and historic home tours are all a part of the event that draws 300,000 visitors to the Depot Town and Downtown areas (see events calendar for dates or go to [www.ypsichamber.org](http://www.ypsichamber.org)).



*Ypsilanti's Fire Station Museum*



*Rolling Hills Park & Waterpark*



*Elvisfest*



*Ypsilanti's Historic Depot Town*