

Serving the Sisters, Camp Sherman and Black Butte Ranch Areas



# Ponderosa Properties LLC

*The Locals' Choice!*

REALTORS AND PROPERTY MANAGEMENT

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221 S. Ash St., Sisters

## New Listings



### NICE CORNER LOT!

Dreaming of building your very own custom home in Sisters? Pine Meadow Village offers abundant mountain views, walking paths, meandering waterways, outdoor pool/hot tub, tennis courts and clubhouse for enjoyment while being just steps away from the quaint Western town. Choose your own builder and plan for your future cherished home in your own time. Corner lot, no minimum size restriction & 2-story capability offer choices! **\$125,000.** MLS#201503162



### BORDERS US FOREST LAND...

...yet just a few short blocks to downtown Sisters. Open plan with oak floors, Montana stone, granite countertops and hickory cabinets. Eat-in kitchen and formal dining room (or home office). Master on the main. Upstairs are 2 large bedrooms and full bath. Lower level is the family room; wood shop; clean, dry storage; 4th bedroom and full bath. Heated, finished bonus room over the 800 sq. ft. garage. A total of 4,300 sq. ft. with 4 bedrooms, 3.5 baths. So much for the \$\$ **\$579,000.** MLS#201503022



### BEAUTIFUL HOME ON 1 ACRE...

...set amongst the pines showing the style and pride of the NW. Well-maintained property. Paved drive & parking. Oversized double garage w/work space & attic. 30x36 multi-purpose/RV building. Lots of decking, both covered and open. All with a special 3-bedroom, 2-bath, 2,562 sq. ft. home featuring character & charm. Easy & comfortable living. Spacious main-level master suite w/fireplace, large loft overlooking living/dining with log beams and warm pine accents. Dedicated access to National Forest only yards away. **\$399,900.** MLS#201406737



### FOUR PRIME LOTS IN PINE MEADOW VILLAGE

Prime Pine Meadow Village lots in a cluster. Three of the 7 have been built and plans are available for the remaining lots. Lots can be purchased as a group or individually. Close to town and THE BEST DEAL IN PINE MEADOW VILLAGE! **\$100,000/each.** MLS#s: 201405321/201405338/201405341/201405351



### WELL-BUILT RIVER CABIN

Metolius riverfront cabin set amid towering ponderosa pines and the solitude of the upper reaches of the scenic river. 2+ bedrooms, 2 baths and 1,288 sq. ft. Constructed in 1983, this quaint, yet modern, cabin features knotty pine interior w/vaulted ceilings, open floor plan w/ ample natural lighting from the many windows. Master bedroom w/private bathroom. Laundry closet. Spacious & sunny deck for enjoying the great outdoors. Detached double garage w/studio ideal for additional sleeping/bonus space. US Forest Service Special Use Permit for Lot. **\$495,000.** MLS#201502314



### SPACIOUS AND GRACIOUS!

Over 2,700 sf in this custom-built NE Bend home. Hardwood floors & a Telluride stone-walled entry set the tone. Professional grade S/S appliances and granite countertops in this cook's kitchen that seats 8 at the bar and overlooks the main living area. Upstairs is a family/media room with a wet bar and friggie so you can grab your snack before the movie starts. An oversized master suite with 2 walk-in closets and finely appointed bathroom. The 2 additional guest bedrooms share a "Jack-n-Jill" bath. An office, sewing room and laundry round out this 3-bedroom, 2.5-bath home. The 10,000 sf lot includes professional landscaping with waterfalls front and back, paved patio and a good-sized fenced yard. Graveled and paved parking areas for toys and cars. Room to build a shop. **\$499,000.** MLS#201502207



### BEAUTIFUL MOUNTAIN VIEWS

1-acre homesite in Camp Sherman. Underground electric and septic approved. Close to National Forest and extensive hiking and biking trails. A short hike thorough forest to the Metolius River. Year-round recreation out your front door. This is a great opportunity with minimal restrictions. **\$225,000.** MLS#201501549



### COMFORTABLE & EASY LIVING

Enjoyable corner location. 2-bedroom +den, 2-bath, 1,552 sf condo w/well-designed living space. Windows galore provide natural light throughout every room of this 2-story home. Sunny east- & south-facing wood-cased windows. Open kit/dining area/living room w/1 bedroom/bath down. Upstairs provides family room w/gas stove, 2nd bedroom, den/guest room, utility room & 2 exterior decks. Maintenance-free lifestyle provided by HOA. Amenities include swimming pool/spa/clubhouse, tennis, water features & walking paths. Gorgeous mountain views throughout the community. **\$249,000.** MLS#201502220



### PRACTICE YOUR FLY FISHING BEFORE YOU HIT THE RIVER!

Rustic 2-bedroom, 1-bath, 1,200± sq. ft. Camp Sherman cabin on .6± acre with 500± sq. ft. "Bunkhouse Room" would be a great base to stay and then venture out to explore and enjoy the beautiful Metolius Basin. The Bunkhouse Room has a Jefferson County variance and conditional-use approval for a fly fishing shop or sporting goods store. Practice your fly cast in the casting pond and then enjoy the sunset from the rear deck and patio. Living room fireplace, dining room wood stove, electric furnace with heat pump and vaulted open-beam ceiling. Easy access to trails and National Forest. Close to summer golf, winter skiing and year-round fishing. Furniture included. **\$249,500.** MLS#201406722



### MASTER GARDENER'S OASIS

Awe-inspiring landscaping surrounds this light and bright Camp Sherman home. 3 bedrooms, 2.5 bathrooms, 1,892± sq. ft. with oversized garage and shop. Quality construction with granite counters, wood and tile floors, marble windowsills, custom cabinets, walk-in closets with organizers and much more. Beautiful backyard and decks with Black Butte views. There is year-round access to National Forest, the Metolius River and extensive trail system. Includes common areas, tennis courts and swimming-pool privileges. **\$392,500.** MLS #201501590



### VAULTED CEILINGS THROUGHOUT...

...extremely livable open plan that lives larger than sq. ft. sounds! What a pretty piece of land just north of Sisters with lovely ponderosas. Excellent ingress/egress/turn-around for boat, RV, contractor equipment; 720 garage, 480 woodshop/storage & small building; good shelving, slab floor. Alaska-pack R-30 floor & roof, concrete siding. Immaculately cared-for incl new carpet, interior paint, new dishwasher. Big pantry, breakfast bar, pleasant front porch ideal for small pet/child, 2nd deck, double sinks. **\$265,000.** MLS#201502882



### GOLF HOME 201

A well-maintained Black Butte Ranch getaway is being offered turnkey and ready for your immediate vacation use. This 3+ bedroom, 2 bath, 1,625±/- sq. ft. home sits in a beautiful lush setting with aspen, pines and fir located on a quiet, secluded cul-de-sac. There is a large open greatroom with vaulted ceilings and rock fireplace with propane log set, extensive warm and rich cedar paneling. Main-level bedroom as well as a large upstairs bedroom and loft area. The home comfortably sleeps up to 10 people. **\$399,500.** MLS#201401083



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