



*Serving the Sisters, Camp Sherman and Black Butte Ranch Areas*

# Ponderosa Properties

*Happy Fourth of July!*

REALTORS AND PROPERTY MANAGEMENT

## New Listing



### MOUNTAIN VIEWS!

Mountain views from this 83-acre parcel. Tree groves or open skies...choose your estate-caliber homesite. US Forest Service public land borders one-half mile for added privacy. A water hook-up available if desired or drill your own. Horses, hermits or homebodies, a beautiful spot to create your custom dream. Eight miles to the Western town of Sisters. **\$980,000.** MLS#220103712



### 40 ACRES – 17672 WILT ROAD

Private, yet close in, less than 10± miles from downtown Sisters. Forty acres with elevated building site and modest mountain views. Mix of pine and juniper. This property would be a great candidate for off-grid power, but power access is available. Call Listing Agent regarding power. Needs septic feasibility. Conditional-use permit to build a home was recently renewed for two years. Borders government land, State of Oregon, BLM and Deschutes County on three sides. Owner will consider short terms. **\$275,000.** MLS#201908158



### OVERLOOKS THE DESCHUTES RIVER

This premier building site is perched like an eagle's nest on the west rim of the Deschutes River Canyon. Beautiful river views and views of Smith Rock, the Ochocos and the southern horizon. Paved access, existing well, utilities and septic available. Property directly fronts the Deschutes River, and BLM lands are nearby offering hiking and/or fishing opportunities. **\$295,000.** MLS#201506294



### RIVER FRONT PROPERTY

In the City of Sisters with water, power & sewer to the property (hooked up) & storage shed. Large Ponderosa Pine & Cottonwood trees plus 200+/- ft. of River frontage, accessible at multiple points of the River bank. Peterson Ridge Trail system a block away. Miles & miles of walking, jogging & mountain bike trails through the US Forest Service just a short distance down the road with additional access to the River on public land; and yet, merely walking distance to downtown Sisters. Truly a rare find! **\$479,900.** MLS #202002392



### LAKE CREEK LODGE, #18

Turnkey in every sense of the word! Three bedroom/3 bath cabin at historic Lake Creek Lodge in Camp Sherman. Set on a small rise overlooking the creek basin, this vacation ready cabin offers quality throughout. Knotty pine paneling, plank fir floors, stone/gas fireplace, butcher block countertops, stainless appliances, farm kitchen sink, tile bathroom & showers, cedar decks, stone exterior accents & locked owner storage. Enjoy the common area tennis, pool, creek & open spaces. The adjacent lodge serves great meals! **1/4 share \$219,000.** MLS#220103280



### NEW TOWNHOME!

Three bedrooms, 2.5 baths. Ultra-modern interior design features upper-level living. Light and bright greatroom with south-facing windows, cozy propane fireplace and high vaulted ceilings. Sunny patio with mountain view and feeling of openness. Comfortable upper-level master suite with high ceilings, plenty of closet space and spacious bathroom. Also, a half-bath plus utility room upstairs for convenience. Lower level has 2 bedrooms plus guest bathroom. Heat pump on upper and efficient in-floor radiant heating on lower level. Single attached garage. **\$449,000.** MLS#202000015



### MOUNTAIN-VIEW ACREAGE!

11.5 acres slope gently to the northwest with great mountain views and high desert beauty. Paved access, electricity and approval for a septic system, this acreage is ready for your Central Oregon dream home. The property offers views of Mt. Hood, Mt. Jefferson, Three Fingered Jack, Black Butte, Mt. Washington, Black Crater and the Three Sisters, plus elevated views of the surrounding area. There are adjacent parcels for sale on either side that expand the possibilities. BLM lands are nearby and the fishing is great along this stretch of the Middle Deschutes. **\$239,500.** MLS#201910345



### PREMIUM LAKEFRONT...

...homesite in Aspen Lakes Golf Estates. 1.27 acres with nice pine trees and water views. Protective CCRs in this gated community of fine homes. Utilities to the lot line. Just minutes to the town of Sisters. **\$339,000.** MLS#201506535

## At Ponderosa Properties... ...It's About the People



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*The Locals' Choice!*



### SOUTH MEADOW #8

One-third ownership! Enjoy an open floor plan with views of pine trees from the living room, featuring stone fireplace, vaulted ceilings, kitchen and dining room. Three bedrooms, 2 baths, master on ground floor, offering a private retreat for guests or a place for kids to hang out. Huge windows provide abundant natural light. Loft for additional sleeping area. Wood detail throughout gives off the classic BBR feel. Black Butte Ranch amenities include restaurants, golf courses, spa, indoor and outdoor pools and hot tubs, fitness facilities, tennis and pickleball courts, hiking and biking trails, and more! **\$185,500.** MLS#201909261



### 725 NE QUINCE PLACE

Wonderful home in Diamond Bar Ranch. Just a short stroll from the community park. Three bedrooms, two baths, 1,532 sq.ft. Beautiful stone facade front with covered front porch. Open concept living with gas fireplace featured in living room. Dining area open to both living and kitchen with breakfast bar and pantry. Coffered ceiling in dining and master bedroom adds character. Spacious master bath with large walk-in closet. Covered rear patio with fenced yard. **\$300,000.** MLS#220100369



### 1156 E. CREEKSIDE COURT

Creek front living! Build your dream home with the music of the creek in your backyard. Pines, willows, cottonwoods and natural grasses for your landscape. Play in the water on a hot summer day! Lot adjoins riparian park. No HOA dues! City water and sewer, so close to everything that Sisters Country has to offer. **\$245,000.** MLS #220102859



### GRAND PEAKS AT SISTERS

Grand Peaks is synonymous with well-being. From day one, the choices are many for discerning seekers of luxury & adventure! This exclusive 38-homesite community offers cutting edge design using natural, sustainable materials on the exterior, sleek and stylish interiors, and a wealth of recreation including two cushion professional pickleball courts, butterfly gardens along the Grand Peaks trail, private parks and community pavilion. Just a short walk or ride to downtown Sisters. Add the extraordinary views of the Cascades & Central Oregon's natural beauty and you've found your new home. **Lot prices starting at \$135,000.**