



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

# Ponderosa Properties

REALTORS AND PROPERTY MANAGEMENT

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## New Listings



### CLASSIC CAMP SHERMAN RETREAT

This wonderful setting on .57 acres borders National Forest, facing south into the mature forest with a cute, cozy Park-Model cabin and spacious yurt for year-round use. Enjoy summer BBQs using the fully functional outdoor kitchen under a playhouse in the trees. The large yurt features a propane heating stove for wintertime use. Immediate access to walking/biking trails spring, summer and fall. Meander those same trails while cross-country skiing through the winter. Truly a wonderful easy-to-use year-round camp in the forest. A special opportunity that doesn't come around very often. **\$329,000.** MLS#220106043



### ASPEN LAKES GOLF ESTATES

Updated single-level home, overlooking Aspen Lakes' 18th Green, is ready for you to enjoy the Central Oregon lifestyle. Three bedrooms, 2.5 baths plus den/office, 2,095 sq. ft., oversized double garage on 1.1 acres. Open & light greatroom floor plan, tastefully updated throughout with hardwood floors, vaulted wood ceiling, stone fireplace, eating bar, beautiful kitchen & updated bathrooms. Two master suites and separate den/office. Beautiful setting with landscaped grounds and ponderosa pines. The Aspen Lakes neighborhood offers golf, swimming, tennis, security gate and more. **\$799,500.** MLS#220106089



### GOLF COURSE FRONTAGE

A beautiful setting overlooking Aspen Lakes' 16th Fairway with tee-to-green fairway views. The vista includes fairway ponds and a forested ridge/open space as the backdrop. Ponderosa pines and open skies highlight this large homesite ideal for your custom-home dreams. Underground utilities and water available, septic approval and close to Aspen Lakes Recreational Center. **\$299,500.** MLS#220106225

### ROOM TO ROOM – 40 ACRES

Cascade mountain views from every corner of this property. Stretch out and star gaze at night or hike onto the adjoining BLM land to the south. Off grid but has cell phone reception. A short drive to the Lake Chinook Store and airstrip. The Lake is about 10 minutes away. Access the property through Culver and cross the bridges or travel out Wilt Road. In Jefferson County the Range Land zone may allow a home on 40 acres. Blue skies will be smiling at you! **\$71,000.** MLS#220102468



### 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 2 Cushion Extreme professional pickleball courts, butterfly gardens along the Grand Peaks trail, private parks and community pavilion. Close 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.**



### 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



### LIKE-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#202000010

### 60030 RIVER BLUFF TRAIL

Build your dream home close to skiing, biking and the Deschutes River in Bend's popular Sunrise Village neighborhood. This large .58-acre homesite is septic approved, flat and one of the last remaining opportunities to build a new home in this quiet, gated community. Walking/biking paths, tennis courts, pool and community center. Great trail access to the river corridor, mountain bike trails to the west and paved trails toward Old Mill. **\$350,000.** MLS #202002312



### PEAKS AT PINE MEADOW

Wonderful townhome complex in Pine Meadow Village. Like-new, 2-level unit with upstairs reverse living. Lots of windows and natural light. Greatroom space with modern design features gas fireplace and access to upper-level patio. Master bedroom is on lower level and has functional and practical workspace cubby. **\$397,000.** MLS #202000483.



### 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



### THE BEST OF BOTH WORLDS

Located in the Coyote Springs neighborhood, end of a quiet cul-de-sac bordering the forest buffer, this homesite offers the best of both worlds. Access over 100 miles of Peterson Ridge and other forest trails right out your back door. Enjoy the nearby amenities of FivePine Lodge, Three Creeks Brewing, Sisters Athletic Club, Shibui Spa and Sisters Movie House or stroll into downtown to enjoy Creekside Park, the Village Green, art galleries, fine restaurants and gourmet markets. Ready for your new home with underground utilities, paved streets, city sewer and city water. CCRs and design guidelines have helped create a beautiful neighborhood of quality homes. Low HOA fees. Get your hiking shoes on or pull out your mountain bike and enjoy all that Sisters Country has to offer! **\$260,000.** MLS#201910116



### 1087 E. CREEKSIDE COURT

Premier building lot in one of Sisters' finest neighborhoods. 12,320 square feet of level land with city utilities available. Nicely treed with native pines. Whychus Creek access. A quiet corner of Sisters, yet easy access to town. **\$235,000.** MLS#220102860



### SPRING HOME #14

Special setting at Black Butte Ranch with mountain feel and sense of privacy from its perch on the side of a forested ridge. Centrally located to all amenities at the Ranch. Greatroom kitchen overlooks family room. 2 spacious dining areas. 2 living areas, multiple fireplaces. 3 spacious bedroom suites, plus 2 bunk-room suites. Extensive outdoor living by large main-level deck overlooking the forest, covered lower-level patio, private morning courtyard & more. Timeless contemporary design apparent from cul-de-sac entrance, paved drive & parking, triple garage & formal covered entrance. **\$1,200,000.** MLS#220104124



### EXCITING NEW TOWNHOME

Located in The Peaks at Pine Meadow Village. Two bedrooms, 2 baths and 1,455 sq.ft. Contemporary style and design features upper-level living for privacy and view from the greatroom. Practical kitchen opens to a large spacious living/dining with vaulted ceilings and lots of windows to let the natural light in. Propane fireplace provides a cozy and warm living space in the cooler months. Ductless heat pump and lower-level radiant floor heating gives year-round efficiency. Master is on the entry level and enjoys a large closet and luxurious bathroom. Guest suite is located off the greatroom, as well as an enjoyable upper-level patio to enjoy the outdoors. An auto courtyard leads to the attached garage. **\$432,500.** MLS#202000020



### NEAR THE DESCHUTES RIVER

Climb the slight ridge and the mountain views open big and wide from Mt. Hood to Broken Top. Every peak is visible as well as the valley below. Bordering BLM directly on the eastside. Paved access, underground utilities, existing well and septic available. Enjoy the quiet setting and night sky in this beautiful secluded corner of Deschutes County. **\$395,000.** MLS#201506281

### 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 Fingers 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

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