

# Silverton make yourself at home™

*Mt. Angel, Sublimity, Stayton & Aumsville*



**MOUNTAIN WEST  
REAL ESTATE, INC.**

*Build  
Your  
Dream  
Home*



**\$949,000 SILVERTON**  
**LUXURIOUS GATED COUNTRY ESTATE**  
29 acres with mountains & abbey view! Grand entry, 3591 sf with 5 bedrooms, 3.5 baths, formal living with dining room. Open living with additional great room, dining & kitchen combo. Shop, irrigated. (705148) **Brian McVay 503.510.6827**



**\$439,500 SUBLIMITY**  
**SUBLIMITY ORIGINAL!**  
One-of-a-kind 3 bd, 3 ba, setup for dual living w/separate entry, kitchenette & full bath. 3467 sf all on 1-level. Tiled kitchen open to formal dining w/built-ins. (703682) **Brian McVay 503.510.6827**



**SALE PENDING**  
**\$675,000 SUBLIMITY**  
**GORGEOUS 10 ACRES!**  
10 plus acres, covered equestrian riding arena, barn, stalls, 30x48 shop, views. 3300 sf beautifully updated home! Hilltop setting! A rare find. (701408) **Andrea Beyer 503.551.5320**



**\$529,500 SILVERTON**  
**1.9 USABLE ACRES**  
Abiqua River frontage. 1-level, 2652 sf, 3 bd, 2 ba, 1950's classic. Real stucco, updated, hdwd floors. Lots of lawn, fruit trees. Lg fncd veg garden. (706650) **Stephen G. Tandy PC 503.580.1483**



**\$429,900 AUMSVILLE**  
**ACREAGE WITH SHOP NEAR SALEM**  
32x34 clear span shop. 2 stall barn (w/4 potential) w/hay strg. 1-lvl, 1409 sf, 3 bd, 2 ba hm. 3.4 ac. 1200 sf deck. Dbl vinyl wndws. Vaulted LR. Wood frplc. Roof 12. (707439) **Nydris Edwards 503.507.2307**



**\$258,400 SILVERTON**  
**BANK OWNED BARGAIN!**  
Great neighborhood at a bargain price! Beautiful Pioneer Village. 4 bd, 2.5 ba, formal dining, appliances, gas heat & fireplace, master bath, fenced yard! (707062) **Tod Jenning 503.931.8864**



**\$599,500 SCOTTS MILLS**  
**101 ACRE TIMBER PROPERTY**  
2 bedroom, 1 bath, 1546 sf home with daylight basement. Xmas tree section. 2-3 acre lake, on creek. Shop & barn. Pasture area. (684042) **Andy Alsko 503.930.2651**



**\$369,900 STAYTON**  
**ONE LEVEL**  
Great room plan. On large 0.25 acre lot. Bonus room & 1/2 bath, quartz counters, tile bath, large covered patio. (707487) **Sam Labbe 503.851.4831**



**\$299,900 SILVERTON**  
**BUILD YOUR NEW HOME!**  
This super awesome hillside of Silverton was tiered for each lot to have flat property to build your dream home. New private road being installed. (705970 or 705972) **Jared Ford 503.983.0108**



**\$357,500 AUMSVILLE**  
**BUILDER'S TOUR HOME**  
Quality construction with all the latest conveniences. 4 bd, 2.5 ba in 2600 sf w/unique cement countertops, cherry cabinets, stainless appliances. (702894) **Frank Thierjung 503.851.1636**



**\$284,900 SUBLIMITY**  
**QUALITY SINGLE LEVEL HOME**  
Quiet Sublimity neighborhood, well maintained, open floor plan, vaulted ceilings, bamboo & tile floors, covered porches, gas fireplace, & more. (705777) **Jared Ford 503.983.0108**



**\$129,900 AUMSVILLE**  
**1.14 ACRE DEVELOPMENT PROP.**  
Excellent residential development property bordered by neighborhood of finer homes. All city services border the property. Ideal location, includes a barn & a sep shop. (701697) **Tod Jenning 503.931.8864**



**\$242,500 STAYTON**  
**SUPER CLEAN, MOVE-IN READY**  
3 bd, 2.5 ba plus bonus room. Huge RV pad, 2-story, vaulted ceilings in master bd, built in 2003, 1638 sf, central air. Covered patio. Close to park. (707115) **Amalia Ybarra 503.851.3434**



**\$239,900 AUMSVILLE**  
**GREAT HOME, GREAT AREA**  
Super clean & neat home w/3 bedrooms, 2 baths, vaulted ceilings, front porch, gas forced air heating, large fenced rear yard, garden shed, & RV parking! (707272) **Frank Thierjung 503.851.1636**



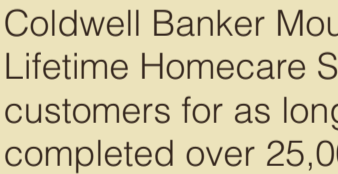
**\$184,900 SILVERTON**  
**4.85 ACRES OF SECLUDED LAND**  
Close to Silver Falls. Year round creek & back of property borders pvt forest land. Manufactured home on property is of no value. Privacy is what this property is valued for. (704562) **Jared Ford 503.983.0108**



**\$168,000 SILVERTON**  
**FLAT 2.08 ACRE LOT**  
Builder's lot, flat, buildable. End of paved cul-de-sac, great setting. (704856) **Jake Lucey 503.999.6578**



**\$199,900 SILVERTON**  
**AMAZING PANORAMIC VIEWS!**  
This breathtaking hillside of Silverton was tiered for each lot to have flat property to build your dream home. New private road being installed. (705970 or 705971) **Jared Ford 503.983.0108**



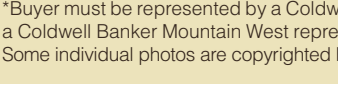
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Coldwell Banker Mountain West is unmatched in offering the **FREE\*** Lifetime Homecare Service. This exclusive program is free to all our customers for as long as you own your home. Our handymen have completed over 25,000 service requests!

## Home Enhancement Program



As a Coldwell Banker home buyer or seller, our online store is always open for you! We are continually adding new products, such as pendant lights, free standing tubs, and a 48" range with hood, to enhance your home. We buy only the finest quality products and offer them to you at fabulous low prices.

Find products and details at [ColdwellBankerMountainWest.com](http://ColdwellBankerMountainWest.com)

\*Buyer must be represented by a Coldwell Banker Mountain West Real Estate, Inc. associate. Conditions apply. For details, contact a Coldwell Banker Mountain West representative. Coldwell Banker Mountain West Buyer Documentation Fee \$295. CCB# 152837. Some individual photos are copyrighted by Willamette Valley Multiple Listing Service and its members, and are used with permission.

*Vista Ridge, Silverton*  
Presented by Sam Labbe  
503.851.4831 | SamLabbe1@gmail.com

Lot Address	Lot Size	Price	MLS#
780 Chikamin Lp	0.19 acre	\$90,000	689685
800 Chikamin Lp	0.18 acre	\$90,000	689687
820 Chikamin Lp	0.17 acre	\$90,000	689688
840 Chikamin Lp	0.17 acre	\$90,000	689689
770 Chikamin Lp	0.18 acre	\$85,000	689684
760 Chikamin Lp	0.16 acre	\$81,000	689691
975 Skookum Dr	0.16 acre	\$80,900	689683
960 Skookum Dr	0.16 acre	\$80,000	689693
950 Skookum Dr	0.16 acre	\$80,000	689692

Beautiful Lots located in Silverton's prestigious Vista Ridge. Bring your own builder.

### Complimentary One Day Moving Truck Rental

When you are represented by Coldwell Banker Mountain West Real Estate in the purchase of your home, you will be provided with a certificate good towards a moving truck rental. Contact your Coldwell Banker representative for more details.



**OFFICE OPEN 7 DAYS A WEEK**  
235 Union Street NE, Salem, OR 97301  
Monday-Friday 8:00 am - 6:00 pm  
Saturday & Sunday 9:00 am - 5:00 pm  
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