

Classified Ads

I.V. News Deadlines: 3 p.m., Friday (unless otherwise noted on page 1)
 (News items and ads received after 3 p.m. on Friday will go into the next week's issue.) Classified ads are due Friday at 3 p.m. but will be accepted until Monday at noon at a higher rate and limited to 20 words.

Oregon Mountain Real Estate

221 S. Redwood Hwy. PO Box 835 Cave Junction, OR 97523
 (541) 592-4146 (866) 294-3882 www.oregonmountain.com

FOUR BEDROOMS, two baths, lots of room for your family. This two-story daylight basement style home is situated on just more than 1/2-acre city lot. Well landscaped with plenty of room for your children to play. Nice deck on three sides of the home, vaulted ceiling, three bedrooms and one bath downstairs, other bedroom and bath upstairs. \$149,000 #904

THREE-BEDROOM, two-bath double-wide mobile home in very good condition. Buyer must move the mobile so that is factored into the price that was \$6,000 now **REDUCED** to \$2,500. #M139

EDGE OF TOWN is the location for this .89-acre parcel with a single-wide mobile home. Has two bedrooms, one bath, new carpet and a new front deck. Has a well and septic system. Possible owner financing with a reasonable down \$79,000 #899

A LITTLE BIT OF EVERYTHING, small, older, 2-bedroom home, seasonal stream, trees, pasture, fencing and 40 mostly level acres. Located about 7 miles from Cave Junction. A lot for your buck! Large parcels like this are getting scarce. \$200,000 #531

IN TOWN COMFORT in this three-bedroom, one-bath home with more than 1,700 sq. ft. of living space. The large family room will surely be the place your family will gather. Attached garage, large RV port, shop and landscaped with in-ground sprinklers in front. Located on a cul-de-sac for privacy. \$130,000 #872



'We Know the Valley'

111 N. Redwood Hwy. - PO Box 849
 Cave Junction, OR 97523
 800-238-6493 / 541-592-3858
 Fax 541-592-3963
 jctreal@cavejunction.com
 Home Page at www.cavejunction.com/realestate

Call a Professional -
 Call Junction Realty



36 ACRES of river frontage with permission to use for single family residence, lots and lots of BIG trees. Near Cave Junction and only \$190,000. mls#99437

CUSTOM BUILT 2,226 sq. ft. 3-bedroom, 2-bath home on the East Fork in Takilma. Beautiful property with lots of water and landscaping. House needs some finish work. \$225,000 mls#102082

ON 7.3 ACRES sits a 1,560 sq. ft. 1-bedroom home with 2 baths and huge living room, lots of deck and patio, heat pump, 3 RV hookups, 1-car garage/large guest quarters plus additional guest room or hobby room. Some meadows, fruit trees, garden area, chicken house, pig pen, and more for \$233,000. mls#104748

MORE THAN 95 ACRES with year-round Sucker Creek running through the property. Some water rights, massive 3-story barn, greenhouse, garden area, guest cabin and a 1,800 sq. ft. 3-bedroom home. This is a rare and special property. Home and barn need some finishing. \$379,000 mls#100588

ON ALMOST 15 ACRES on Sucker Creek sits a 3-bedroom, 2-bath manufactured home with beautifully done additions. Lots of creative wood interior. Well-landscaped yard with views of creek and surrounding mountains. 2-story shop. Mostly level. Very beautiful property and setting. \$249,000 mls#105322

National/International marketing on the Internet at www.cavejunction.com/realestate or www.realtor.com. Marketing also through the Real Estate Book plus spot ads here and there.

LAND
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Illinois Valley Real Estate

216 S. Redwood Hwy (PO 856), Cave Junction OR
541-592-4464

Listings Needed!

Call for Free Property Evaluation.

Our commissions are negotiable.

E-mail: OpenSundaysToo@ivland.net Web Pages: www.ivland.net
ivland@cavenet.com www.rogueweb.com/ivre

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 ERA Prestige Homes

HOMES FOR RENT

422 ADDISON, C.J. New 3-bedroom, 2-bath \$775 month, 1st, last & deposit. Separate shop available for \$200/month. Phone (541) 476-2127.
 HDP46-tfc

3-BEDROOM, 2-BATH mobile close to town, schools. \$500/mo. 1st, last and cleaning deposit. 592-2722, cell 660-8390
 SM1-4p

SMALL COUNTRY HOME. 2-bedroom, 2-bath Washer/dryer hookups. Attached garage. \$650/month. 1st and last. Cleaning deposit. 592-2722 Cell: 660-8390
 SM1-4p

CAVE JUNCTION one- and two-bedroom apartments. Rent based on income. Equal Housing Opportunity. Grand Management Services. 592-4959 (541) 572-3611. GMS2-tfc

LIVESTOCK AND PETS

DR. JOE'S 2nd annual Equine Vaccination Clinic at YOUR FARM. Saturday, May 1. Reserve your spot by April 23. Phone Carol for details. 592-6717
 DJ4-2p

PUREBRED NUBIAN doelings and bucklings. Prices start at \$50. From excellent milk producing lines. 592-6361
 CP4-1p

DEER CHIHUAHUA, neutered male, one year old. Papers. \$150. 596-2512
 TA4-1p

LHASA APSO PUPS 3 males, ready to go April 15. See at Holland Store or phone 592-4441.
 GM4-2p

FARM AND FIELD

GRASS HAY, \$4; pea and wheat hay, \$2.00; clover hay, \$3.50. Phone Kristi at C&C Ranch 592-3443.
 CR23-tfc

NEW REDUCED price: same great hay. Lots of clover. Now \$3 per bale. 592-3673
 PW3-4p

WOOD PRODUCTS

PERPETUAL FLAME Soft wood for sale, \$125/cord, delivered in valley or \$100/cord, U-haul. Special 3 cords delivered, \$300. Dry hardwood available. \$155 per cord/delivered in valley. Phone (541) 660-8704. K43-tfc

MARVIN GARDENS Dairy manure, 7 yards delivered, \$110. Rotten sawdust, \$105. Compost, mulch available. Phone 287-0281.
 DS4-2p

BLACK OAK WANTED

Also Alder, Maple and Ash. Saw logs, timber deeds. Contact John Holte 541-915-9125 Northwest Hardwoods - Eugene, OR
 JH2-4C

ILLINOIS VALLEY MINI STORAGE
6'x12' - \$30
8'x12' - \$45
10'x12' - \$55
592-2878 or 450-8777
 102 S. CAVES AVENUE

YARD SALES

STUFF AND GOODIES. Saturday only, 8-11 a.m. Corner of E. River Street and Shadowbrook Drive. Come see our junk.
 BR4-1f

ESTATE SALE Friday and Saturday, next 3 weekends. (No Sundays). 9 a.m. to 7 p.m., 435 S. Old Stage Rd. Tools, guns, furniture, clothing, etc.
 CR4-3p

FURNITURE, PLANTS, pull trailer hitch \$20, sofa and loveseat \$55, stereo with speakers \$55. Saturday only, 750 McMullen Creek Rd. 597-4402
 MM4-1p

INDOOR MOVING SALE 10 a.m. to 3:30 p.m. 4/3 to 4/17. Everything goes, from A to Z. 117 S. Boundry. 9-foot garage door, Fiberglass with opener.
 HH2-3p

STORAGE

BARGAIN MINI STORAGE

175 Finch Rd. Kerby

*8'x10' - \$32
 *10'x10' - \$37
 *10'x20' - \$67

Open Vehicle Parking

MINI MINI LOCKERS

3'x4' - \$4
 4'x4' - \$6
 Also boxes as low as \$1.50

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RAIN OR SHINE: Yards for sale / Some with houses! See Mike Palmer Realty today! 596-2026 in O'Brien.
 PR47-tfc

SATURDAY 10 a.m. to 3 p.m. at the 50 m.p.h. sign going out of Kerby. If it is raining, wet, or cold, forget it.
 CB4-1p

MORE COLLECTIBLES 11062 Takilma Rd. 27th, 28th, 29th, 8 a.m. to? Everything must go.
 DK2-4p

DARN NEAR EVERYTHING'S BARN SALE

Friday, Saturday, April 16 and 17, 9 to 4. Sunday, April 18, 11 to 3. 119 Smith Sawyer Road. Up Caves Hwy. just past 3-mile marker, right on Smith Sawyer Road, first farm on left. Everything from good stuff to "purdee" junk stuff. Too much to even list.
 DNE4-1p

REAL ESTATE FOR SALE

HOME UNDER CONSTRUCTION 433 Addison Lane, 3-bedroom, 2-bath with garage. 1,248 sq. ft. with unfinished bonus room. \$125,000 476-2127 HDP51-tfc

BUYING? SELLING? Phone Steve Lyons Associate Broker C-21 Harris & Taylor Phone 592-9201



Harris & Taylor

103 N. REDWOOD HIGHWAY, CAVE JUNCTION, OREGON, 97523
 Web Site: C21harristaylor.com

MAJESTIC MOUNTAIN VIEWS, pond, 2 sides BLM. Immaculate 3-bedroom, 2-bath, 1,512 sq. ft. Fleetwood manufactured home on 5.79 acres. Insulated garage/shop and double carport. \$179,000 #MC 4392

ESTABLISHED LOUNGE AND RESTAURANT in downtown Cave Junction with excellent income and upgrades galore. Price includes equipment and inventory with more than 5,400 sq. ft. on .55 acres. \$525,000 #RC 4373

5 ACRES of usable, level ground. Rare find at this price. \$32,000 #KC 4366

EXCEPTIONAL 25+ ACRES in heart of Illinois Valley with fruit trees, ponds, meadow, views and private setting. Includes modern double-wide with 3-bedroom, 2-bath floor plan, covered front porch, detached garage, pantry and large shop with bathroom. Beautiful property. \$245,000 #DC 4401

THIS CHARMING 2-STORY HOME boasts a convenient location in town, with city water and sewer. Fenced for privacy, pets and has an established garden. This property has room for a family and a nice deck and yard for entertaining. \$133,000 #FC 4447

BEAUTIFUL, DENSELY WOODED 24 ACRES in Selma with manicured forest managed to perfection. Single-wide manufactured home, 3-bay equipment shed and fruit trees. \$225,000 #LC 4429

GREAT INVESTMENT PROPERTY, nice 4.62 acres with woods and meadow. Older manufactured home with 840 sq. ft., two outbuildings and Merlin area location. #135,000 #OC 4421

BEAUTIFUL LARGE ACREAGE with septic site approval and gorgeous trees in Selma. Incredible 56.48 acres with seasonal creek and mountain views. Only \$99,500. #TC 4339

WHAT A FIND! 11.4 acres with the Illinois River in the back. 2-bedroom home with adjacent guest cottage, shop/garage, carport, shed, RV parking and property may be dividable. \$149,500 #RC 4472

GORGEOUS WATERFRONT PROPERTY with majestic trees on five acres. This 2-story house is spacious and light and has 3 bedrooms, 2 full baths, a separate 21'x24' garage and 24'x10' covered storage. Enjoy the sounds of Sucker Creek while you relax in your own meditation hut. A truly must see property. \$233,000 #HC 4446

TIMBER, PAD AND WELL on site. Gorgeous end of the road, 53.5 acres with BLM on 2 sides, seasonal creek, mountain views and close to Lake Selmac recreation area. Only \$99,500. #TC 4340

BEAUTIFUL VIEW OF SISKIYOU with 3 dry pastures, seasonal creek and adjoining BLM Fenced and cross-fenced 9.89 acres with fenced orchard and established garden. 1-bedroom mobile with addition totaling approximately 1,150 sq. ft. \$125,000 #MC 4440

WHY RENT when you can own? Roomy 4-bedroom, 2-bath, 1,792 sq. ft. double-wide on 2.37 acres, not far from the Illinois River. Good size rooms. Located 3 miles from Cave Junction and about an hour to the coast. 24'x24' deck with built-in BBQ, mountain views and good well (per owner). Bring your critters. \$75,000 #EC 4410

CENTURY 21

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- * IAN CROSBY 592-9687
- * TAMI HARRIS - 592-3181



Century 21.com

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