# 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.

WATERFRONT

R

# ountain Real Estate

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

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. With interest rates probably going up, owner financing is going to look real attractive. \$79,000 #899

A LITTLE BIT OF EVERYTHING, smaller, 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

CUTE OLDER HOME on a country acre. Here is a two-bedroom, one-bath home with real wood in the bedroom and living room. Has about 860 sq. ft. of living area. Oh yes, there is another 1.59 acres in the tax lot behind which is also included in this sale. Nice trees on this property. Planning Department says that both lots are zoned for residential use so perhaps this may be a twofamily set up. \$149,000 #901

FIVE PLUS ACRES with access to Sucker Creek. Located on a quiet country lane, this three-bedroom, three-bath home is the epitome of gracious country living. With more than 2,300 sq. ft. of living area, there is room for everyone and all their projects. Split bedroom plan with master bedroom on the first floor, island kitchen, attached garage, detached carport and a shop to tinker in. \$265,000 #907



We live in the Illinois Valley

#### **REAL ESTATE**

**Buying or Selling - Customer Service** Communication - Follow-up Service

### Results!!!

Carl & Lori LaFlamme www.southernoregonhomestore.com (800) 460-6873 office (541) 659-5644 Lori's cell (541) 659-0487 Carl's cell **ERA Prestige Homes** 

#### **REAL ESTATE FOR SALE**

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

Janet Prescott, **Real Estate Broker** 

**Illinois Valley Real** Estate presents: 21.69 acres on the west fork of the Illi-

nois River. Pride of ownership abounds. 2-story, 3-bdrm. 1 1/2-bath, separate quest house/rec. cottage, two large hot houses, many amenities, \$549,000 #1795

Secluded 40 acres with a 3-bdrm, 2-bath manufactured home with large deck. Dbl. garage with attached guest room. \$398,500 #1798

5 acres south of CJ, 2-bdrm, 2-bath manufactured home offers privacy, nicely \$148,000 treed, #1799

Mountain views from your backyard. 3bdrm, 2-bath home on 5 acres. Approx. 1,590 sq. ft. detached double car garage. Only \$219,900 #1801

Great views: 5.27 acres on slope. Great owner terms. Only \$40,000 #1703 Selma area: 10.10 acres, views from top, power nearby. \$55,000 #1811

5.12 acres: Road and pad roughed in county road. \$55,000 with terms. #1808

Planning on selling? Please give me a call, inventory is very low.

Janet Prescott **592-4464** IVRE49-tfc

#### **MOBILE FOR SALE**

1979 12'x50' mobile on wheels. Will deliver for \$1,000. 597-4388

VW6-1p

### RENT

**HOMES FOR** 

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

HDP46-tfc

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

8390

UNDER

CONSTRUCTION

433 Addison Lane, 3-

bedroom, 2-bath with

garage. 1,248 sq. ft.

with unfinished bo-

nus room \$125,000

476-2127 HDP51-tfc

MAKE IT YOUR RE-

TREAT \$85,000

OBO. Two bed-

rooms, one bath,

garage, approxi-

mately 1/2 acre. 416

E. River Street 592-

IN SELMA: 6 acres,

well, septic, power.

\$76,500. 3-bedroom

house, shop, 1 acre.

**CAVE JUNCTION: 3-**

bedroom house, ga-

rage. Zoned Com-

COMMERCIAL

**RENTALS** 

TWO SPACES avail-

able in Western

Plaza, 600 sq. ft.,

1,000 sq. ft. Phone

479-1416. W15-tfc

360 CAVES HWY.

1,700 sq. ft. currently

Cone Ten Pottery.

Could be split in half.

\$700 OBO. Phone

592-3669 or 601-

COMMERCIAL/

INDUSTRIAL space

for rent. 1,800 sq. ft.

building with highway

frontage, great visibil-

ity. Outdoor storage,

sales or manufactur-

**EQUIPMENT** 

**RENTAL** 

EXCAVATOR

EX120 Kubota 151

18", 24", 42", 48"

buckets. Small dozer

with 6-way blade.

Cheapest rates in the

valley. Rental in-

cludes operator. Call

Fred 592-5217. Rain

FT2-10p

or Shine.

ing space. 592-3673

CM51-tfc

PW3-4p

1520.

mercial,

597-4388

ML5-2p

\$89,000.

VW6-2p

6139 ext. 303

SM5-4p

SMALL COUNTRY HOME. 2-bedroom, 2-bath Washer/dryer Attached hookups. garage. \$650/month. 1st and last. Cleaning deposit. 592-2722 Cell: 660-8390 SM5-4p

CAVE JUNCTION oneand twobedroom apartments. Rent based on income. Equal Housing Opportunity. Grand Management Services. 592-(541) 572-4959 GMS2-tfc

SMALL KERBY CABIN suitable for quiet, drug-free single or couple, \$350 monthly. Help available for elderly or disabled. 592-4425

GB6-2p

#### **AUTOMOTIVE**

NOVUS REPAIR for stone-damaged wind shields prevents further cracking, restores optical clarity. Free repairs for most insured drivers, deductibles waived, we come to your car. (541) 848-2225. (800) 848-2225.

N46-July 19p **MOTOR HOME** Toyota, 17 feet. Low miles - 37,000. Good looking, good running. Many new items, including tires, brakes, some electrical, carpet, skylights, awning, upholstery, radio. Approximately 17 m.p.g, only \$6,500. 592-

1986 V6 PICKUP, \$2,150. 1986 Lincoln Town Car, \$4,775. Phone Paul 592-3072.

5185

PA6-1p

**SHEET METAL** If it's SHEET METAL, We'll Make It! \*Seamless Gutters \*Duct Work & Fittings \*Roof Flashing \*Hard-to-Find Items \*Fabrication \*Installation **DOWN & OUT SEAMLESS GUTTERS** 592-3391 License #94699 D&O7-tfc

Call a Professional -

**Call Junction Realty** 

## Jungtion 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

Home Page at www.cavejunction.com/realestate

jctreal@cavejunction.com

NEW ON THE MARKET! Want privacy? This place has it! 5 acres off the beaten path, yet paved road frontage. A 1,400 sq. ft., 3-bedroom, 2-bath manufactured home sits on a solid perimeter foundation. Split design, large deck with room for a hot tub. The house is very nice with lots of cabinet space and a convenient utility room. For the handy person or the animal lover: the barn is a shop. 2-story with storage and work space upstairs and down. Could have many uses. See it on the Internet or call for your personal appointment.

ON ALMOST 15 ACRES ON SUCKER CREEK sits a 3-bedroom, 2bath 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 #1120

MADRONE MOTEL FOR SALE! 6 rooms, 2 with kitchenettes, 2 apartments, 2-bedroom cabin, two 2-bedroom mobiles, RV space and 3-bedroom, 3-bath 2,000 sq. ft. home all for \$369,900.

3 BUSINESSES FOR ONE PRICE. Auto recycling, towing and lien clearance all for \$312,500. Includes home and 2 acres. #1052

EXCEPTIONAL RIVER FRONTAGE WITH MARKETABLE TIMBER. Home site permit, ready to develop your dream home. Has Mill Creek on property's east side, BLM on the west side. Move to your private kingdom along a creek and river. Near Cave Junction and only \$190,000. #973 mls#99437

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

**LOST AND** 

**FOUND** 

LOST DOG in Dick

George/Holland Loop

area. Black male with

Please phone 592-

**YARD SALES** 

Spring Market

Saturday May 1

9AM-4PM. Plants,

local crafts, fine art

& live music. 535 E.

River Street (next to

IVHS), Cave Junc-

tion. 592-6139 ext.

RAIN OR SHINE:

Some with houses!

See Mike Palmer

Realty today! 596-

ESTATE SALE Fri-

day and Saturday,

next 3 weekends.

(No Sundays). 9 a.m.

to 7 p.m., 435 S. Old

Stage Rd. Tools,

guns, furniture, cloth-

BIG SALE 9 to 3

Friday and Satur-

day. No early bird

sales. Estate, an-

tique crystal, barely

used furniture,

household, Disney,

miscellaneous items.

411 E. River St.,

SATURDAY, May 1,

9 to 3. 180 Airport

YARD SALE We're

trying one more time.

5373 Holland Loop,

Friday and Saturday,

April 30, May 1.

8 a.m. to ? No early

birds - gate will be

**Private** 

Loan

Specialists!

For 17 years we have

matched lenders & bor-

rowers to solve unique

situations.

Self Employed \*New

\*Foster Care \*Out of

State Borrowers \*Land

Fast & Courteous

Service

Compare our Rates!

Rogue River

Mortgage LLC

Lynn Costantino or

**Bob Puntney** 

476-6672 or 800-659-6172

Cave Junction.

YARD

Drive.

ing, etc.

2026 in O'Brien.

303 for info.

Yards for

markings.

TP5-2p

KD<u>6-1p</u>

sale /

PR47-tfc

CR4-3p

MS6-1p

SALE

KG6-1p

VS6-1p

white

6070.

#### 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)

#### **FIREWOOD UNLIMITED**

<u>660-8704.</u>

Hardwood and softwood. \$115 a cord delivered. Also poles and burls. Phone 596-2334

NC5-2p

K43-tfc

#### **FARM AND FIELD**

young males suitable for pets, packing, fiber harvest, breeding, \$300 a pair. \$150 single to llama home only. Pack training started. Nationally recognized breeder. 592-3612 HB6-5p

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

PW3-4p

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

CR23-tfc

FOR SALE stock Phone cow hay. 659-1602

JS6-3p

#### **FOR SALE MUST MAKE ROOM** Old inventory must

closed until 8 a.m. go. Tons of new arrivals - price cuts! Cancel if raining. Lots of good stuff. Queen/ King mattresses, vintage Waterfall bedroom set, clawfoot tubs, Hoosier cabinet ALL REDUCED. Recliner, dining sets, hanging lamps, gun cabinet, rolltop desk, dressers, china hutch, large Drexal sofa, coffee/end tables, rocking chairs, river rafts, camping gear, collectables, sporting Business \*Bridge Loans goods, tools, fishing gear, refrigerators, organ, player piano with rolls, toys, fine jewelry, (MOTHER'S DAY, MAY 9TH). See all of this and more at Darn Near Everything, 136

South Redwood

DNE6-1p

Hwy., 592-5255.

### **STORAGE**

## **ILLINOIS VALLEY**

02 S. CAVES AVENUE 592-2878 or

LOWEST PRICES

Safe, secure and

# MINI STORAGE

450-8777

**\$15 AND UP** 

24-HOUR ACCESS convenient location (Located behind SOFCU)

### **Great Rates** Easy Application Purchase/

RESIDENTIAL

Phone Jim Frick



Genie Gilliam President

Home Equity

Loans/Lines

Locally Owned

and Trusted

of Credit

Harris & Taylor

Refinance

DEFERRED

COMMERCIA

450-8777

or

592-2878

 Competitive Rates and Terms

Rosita Redd





541-592-4464 4.17 acres, drive in, electric to site.

\$69,000 #1817 Price reduced to \$219,900. 3-bedroom, 2-bath, 5 acres. #1801

10 acres in Selma \$55,000 #1811

Open Sundays too!

ivland@cavenet.com

Web Pages: www.ivland.net www.roqueweb.com/ivre

### **Harris & Taylor**

age

#AC 4244

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

SPACIOUS, RAMBLING ranch house with 2,130 sg. ft. in an area of custom homes. Glasswalled living room with rock fireplace, high vaulted-ceiling family room, separate 3-bay shop, garden area and beautifully landscaped. \$299,500 #IC 4481

BRING YOUR HOME PLANS! Wooded privacy awaits! Breathe in as you check out the wildflowers on 5 level acres situated at the end of a paved Rural Residential cul-de-sac. Septic installed, gated entry, power transformer, meter base and 200 amp service to cleared site. The drilled well has pump, power, pressure tank and well house and in 2000, well flow showed 11+ gallons per minute.

1989 2-bath 1,188 sq. ft. Guerdon manufactured home in small family park. Priced below tinue on in park or tion of your choosing. \$24,900 #PC 4482

100 Simmons Cut Rd.

TERRITORIAL MOUN-TAIN VIEWS over this magnificent 99.43-acre ranch, with fabulous 3,850 sq. ft. rambling ranch style home. 2 quartz rock fireplaces, indoor pool/Jacuzzi, separate bay equipment shed, 5 sumps, irrigation rights and equipment. \$549,900 #DC 4321

FABULOUS FIND! 3 level acres (in North Valley), secluded and natural setting with a season creek and abundant wildlife Pride of ownership shines throughout this 1.560 sq. ft. home. Large living room, family room with wood stove, new heat pump, new garage and handicap ramp. Good well with filter. Flow test on file and Home Warranty included. \$209,500

INCREDIBLE SW OREGON box canyon ranch on 19.5 acres with classic custom log wrap-around home, bunkhouse, decks, shop, 2-stall livestock barn and more. Pond. seasonal creek, pasture and ready for horses or cattle. \$350,000 #RC 4484

#WC 4483

NICE 3-VERY BEDROOM, 2-bath 1,324 sq. ft. home on .27 acres. Covered patio room deck, storage, 2-car garage. Partly fenced, many flowers, shrubs and trees. Very nice! \$155,000 #JC 4473

LARGE INDUSTRIAL **BUILDLING** in Illinois Valley on Hwy. 199 with more than 14,100 sq. ft., loading dock, office, storage backed up to 5,000 foot paved etc. \$425,000 #RC 4417

HEAVILY WOODED with marketable timber. This 5-acre river-front property is gorgeous! Small, 14'x48' but modern 2-bedroom, 1-bath Fleetwood manufactured home. Small shop, 2 wells, buried water lines and 2,000 gal. water stor-

tank. \$125,000

MAJESTIC E N **CHANTED FOREST on** 24 pristine acres in Selma only 1/2 mile from Lake Selmac. Apple, cherry and madrone trees surround this beautiful old home site. Not many like this great setting, clean manufactured home and 3-bay carport. Only \$225.000. #LC 4429

**COUNTRY ELEGANCE** Magnificent quality throughout this double-wide manufactured home with split bedroom, 3-bedroom. 2-bath floor plan. Large decks, covered patio, guest room and seasonal pond. Great 9.11 acres with mountain and pastoral views. This is a wonderful place and only \$229,000. #CC 4407

#### **CENTURY 21**

Harris & Taylor

cutting edge. Worldwide

#### REAL ESTATE FOR THE REAL WORLD

\* JIM FRICK 592-2878

**Century 21.com** 

Each Office is Independently Owned

\$100,000 #SC 4477 3-BEDROOM, assessed value - conmove to another loca-

\* STEVE LYONS 592-9201

\* IAN CROSBY 592-9687

TAMI HARRIS - 592-3181

runway and more. Situated on 2.8 acres, zoned Rural Industrial. Would be excellent manufacturing location for cabinets, doors,

Leading the way! Always on the

National & even exposure

#### **CAROL DOERING 287-0248**

SANDY GLAMACK 592-3306 EQUAL HOUSE

(541) 592-3181

#1060 mls#102161

Owner asking only \$179,900. #1128