

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

ARE YOU BOUND FOR GRANTS PASS? Here is a three-bedroom, two-bath home on a R-2 zoned lot. Located on NE Savage Street. This bright and cheery home has more than 1,600 sq. ft. of upgraded living space. Wood, vinyl and carpeted floors, attached garage and mature landscaping, lovely roses. Nice greenhouse included. \$249,000 #964

3-BEDROOM, 2-BATH home on corner lot in Cave Junction. This 2-story home has more than 1,200 sq. ft. of living area. 2 bedrooms upstairs while master bedroom is on the first floor. Wood stove and window coverings included in sale. Detached garage. \$174,500. #965

NEED TO RUN THIS AD AGAIN since last time we had the wrong price, so here goes. 3-bedroom, 1-bath home on 4-plus level acres. Wood floors in living room, dining room and hallway. Approximately 1,600 sq. ft. of living area. Detached garage. Home needs some upgrading and attention. \$179,000. #961

CLOSE TO TOWN yet has that country atmosphere. Three acres with 3-bedroom, 2-bath home. Home has approximately 2,600 sq. ft. of living area. This daylight-basement style home has a den, family room, kitchen with breakfast nook, formal dining room and a large laundry room. Large covered deck to enjoy the view. \$325,000. #962

Color photographs and additional information on the above properties and many others may be obtained from our Web site: www.oregonmountain.com or stop by our office for additional information. The coffee is always on!



'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



BEAUTIFUL WOODED 1/2 ACRE in town with a 3-bedroom, 2-bath manufactured home on a concrete block foundation. Great view of wooded property from the living room, kitchen and dining rooms. Kitchen has a bar between dining room for more open feel. 2 porches, one covered. 12x24 shop and attached carport. Very nice set up for \$167,000 #1197

GORGEOUS COUNTRY CHARMER! This is an amazing, cute 3-bedroom, 1-bath home, renovated with tender, loving care. Every room is finely detailed to enhance upon the cozy, cute cottage nature of this home. Lots of wall coverings and bright cheery paint. The yard is full of wonderful herbs, flowers and fruit trees. Even a porch to sit on to enjoy the wonderful landscape. Phone for an appointment. Only \$171,500.

TWICE THE PLEASURE with 2 creeks that confluence on the property. This 2.45 acres has a home site pad already on the property including a septic, a well, power and phone. This is ready to go. Lots of mature landscaping and a new foot bridge across one of the creeks. \$139,900. MLS #109388

OLDER 1-BEDROOM, SMALL HOME on a large corner city lot. Has been used as a rental. Good location. Priced to sell at \$159,900. MLS #109078. Adjacent 1.25 acres also for sale, MLS #109079

SWEET 1.5 ACRES, just off a paved highway. A very well maintained 1978 Westwind double-wide, 2-bedroom, 2-bath home with a family room and a formal dining room, heated with a heat pump. There is also a plant room and a large well-used garden area, an oversized single-car garage, a carport and security lights outside. All for only \$139,000 MLS #108584

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.



Phone Jim Frick
Century 21
Harris & Taylor
450-8777
or
592-2878

AUTOS

1981 MERCEDES 300D diesel. Runs good. \$1,995. Phone 592-3115 evenings. RR11-1p

1987 FORD F-150, 302. 16-plus MPG, rebuilt automatic overdrive transmission. Air just serviced. Extended cab. \$2,750. 592-6667. DG11-1p

1973 CHEVY high-top van. Rebuilt motor still under warranty. Stove, bed. Runs very well. \$1,100. 592-6667. DG11-1p

FOR SALE

TOO MUCH STUFF! Every department full. Collectables, tools, house wares, electronics, toys, furniture, lamps, jewelry, hobbies/crafts, sporting goods, camping/outdoors. Antiques and many hard to find items. Internet sales and purchases too! Dam Near Everything, 136 Redwood Hwy. 592-5255. Shop online at www.darn-near-everything.com DNE7-tfc

OLD HAYRAKE, wood tongue, spoke wheels, \$75 OBO. Drip-line, 3 foot emitter spacing, enough for an acre. \$50. All U-haul. 592-4120 LB11-1p

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
592-3381
License #94699
D&O7-tfc

ILLINOIS VALLEY MINI STORAGE

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

BARGAIN MINI STORAGE

175 Finch Rd. Kerby 592-3355
*8'x10' - \$35
*10'x10' - \$42
*10'x20' - \$72
*8'x40' - \$100
*8'x28' - \$72
Open Vehicle Parking

REAL ESTATE

579 W. RIVER 14,000 sq. ft. lot. Will build to suit. \$75,000 Subdivision / Investment opportunity. Reservations available. H.D. Patton 476-2127. HDP45-tfc

379 Caves Hwy. Commercial / Residential, Shop & Office space. Apartment upstairs. Room for continued development. H.D. Patton 476-2127. HDP50-tfc

117 N. JUNCTION, Office-apartment-shop space. Multifamily capable. Has room for continued development. H.D. Patton 476-2127. HDP6-1tfc

955 THOMPSON Creek Road, \$249,000. 3-bedroom, 1 1/2-bath, charming country home. 1.17 wooded acres, vaulted wood beam ceilings, wood stove with brick hearth, and privacy at its best. Redd McCarty Realtors. 479-7003 RM9-4p

REAL ESTATE WANTED

WANTED, SECURE barn or building near Cave Junction with 12'x12' door to store 33' motorhome. 592-3076 TG11-2p

BUSINESS FOR SALE

EMBROIDERY MARKETING company selling off screenprint T-shirt shop. Real money maker on business accounts. Includes equipment, supplies, training, 1-year retail location. This business has numerous established, repeat business accounts, also a commission sales person. Excellent growth potential. This shop needs motivated person. Profitability records available. Serious inquiry only. \$69,000 592-4446 NB10-2p

RENTALS

ROOM AND BOARD Room with private bath, kitchen privileges or meals. In town. Utilities paid. Satellite in room. Non-smoking. 597-4012 MF10-1p

117 N. JUNCTION, Office-apartment-shop space. Excellent references. No pets. No smoking. H.D. Patton 476-2127 HDP6-1tfc

NEW DUPLEX, 2-bedroom, city. Stove, refrigerator, washer, dryer, dishwasher, garage. Water, sewer included. References required. No smoking. \$695. 592-5257 RB10-1p

APARTMENT, 2 bedrooms. Water, sewer, trash paid. \$450 rent plus \$450 deposit. 592-4676 AC8-5p

1-BEDROOM house on ranch, available June 1. Water, garbage paid, \$450 per month plus \$450 security. 597-2528 AJ10-2p

CAVE JUNCTION 1- and 2-bedroom apartments. Rent based on income. Equal Housing Opportunity. Grand Management Services. 592-8559 (541) 572-3611. GMS49-tfc

IN TOWN

2-bedroom duplex, \$495 plus deposit. Includes garbage. Newly painted, new carpets, dishwasher. No pets, smoking. 592-4269 482-5156 GS10-2p

117 N. JUNCTION, 2-bed, 2-bath. \$575 month with first, last, deposit. No pets, no smoking, no drugs. H.D. Patton 476-2127 HDP52-1tfc

BEAUTIFUL 1- and 2-bedroom cabins on Illinois River. Peaceful location. Must see. Air conditioning, fireplace, wood stove, carpeted. (541) 596-2682 SN9-5p

RENTALS

2-BEDROOM, 2-bath 1,700 sq. ft. house in the country near Cave Junction. Large kitchen, living room, dining room, laundry room. Wood stove, furnace, creek access. New paint, carpet flooring. Satellite TV included. No smoking, no pets. Credit report. \$600 per month. First, last and deposit. Available May 2005. 592-5060 Gr10-4p

2-BEDROOM, 1-BATH, manufactured home. Must be 55 or older. Quiet Senior park. Walk to town. \$450 per month, includes water, garbage, sewer. References a must. \$450 deposit. Phone (541) 552-1424 or (800) 381-5545. RS11-2c

RENTAL WANTED

WANTED TO RENT Private, secluded home with garage on acreage within 20 miles of Cave Junction. Must allow pets. Needed July 1, 2-year minimum. Excellent credit, references. (541) 247-9407, (541) 698-7070 KR11-2p

FIREWOOD

PERPETUAL FLAME Kiln-dried madrone. \$170 a cord, delivered in Illinois Valley. Green hardwood. \$145 a cord delivered. 660-8704. JK44-tfc

FREE

PUPPIES. Beautiful pure-bred mutts. Need loving, good homes. Mom is 1/2 queens healer. Phone 660-6982 or 660-1539 JS11-1f

SERVICES

THE FINISHING TOUCH CLEANING SERVICE. Customized cleaning to your specifications. Commercial, residential, rentals, new construction, windows, local references, licensed, bonded and insured. 592-5270. C42-tfc

HELPING HAND Yard and home maintenance. Create a defendable fire-break, mow, clean gutters, chimneys, wash your home and more. Mike Milner 592-6206, 415-0417 (cell) MM10-4p

MONEY

\$\$\$ NEED CASH \$\$\$ We pay for remaining payments on Property Sold! Mortgages! Annuities! Injury Settlements! Immediate quotes !!! "Nobody beats our prices." National Contract Buyers (800) 490-0731 Ext. 305. NCR1-tfc

EXPERIENCED IN-HOME CARE PROVIDER

3 years experience including technical schooling and on-the-job training. Specializing in senior care including light housekeeping, meal preparation, bathing and quality social time. Flexible schedule, will meet clients needs. Will pass background check and drug testing. Contact Raina anytime at 597-2646. RS11-1p

FARM & GARDEN

HAY IN THE BARN \$3.50 a bale. Phone Kristie at C & C Ranch, 592-3443. CC13-tfc

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(any floor)

Got windows? We like those!

Got screens? They'll be clean!

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Harris & Taylor

541-592-3181
103 N. Redwood Hwy.

PASTORAL GEM. Gorgeous 24 acres on Deer Creek with pond, mountain views, fenced and cross-fenced. Horses, cattle or other livestock will love this place. Lots of out-buildings, barn and livable dwelling. Quiet place to live in Selma area. Only \$985,000. DC 4587

CUSTOM-DESIGNED ranch-style with exceptional quality and thought going into this 2,200 sq. ft. custom home. Granite counter tops, hickory cabinets and marble window sills. Level 1.1-acre lot with good location on Holland Loop. Brand new. \$980,000. HC 4572

UNSURPASSED MOUNTAIN views. Exceptional setting on 7.32 acres bordered by BLM, this 3-bedroom, 2-bath, 1,948 sq. ft. Skyline built in 1994 is spacious, warm and is on a concrete slab. Front covered deck, separate laundry room, shop and carport. All for \$294,500. RC 4574

MOUNTAIN RETREAT. This 240 acres is remote, full of wild-life and the views are unsurpassed. Own your own mountain top, springs, old cabin and off the grid - priced to sell at \$250,000. RC 4558

DEER CREEK FRONTAGE. Like-new, 3-bedroom, 2-bath, Craftsman style home on 5.0+ acres on Deer Creek. Fir flooring, ceramic tile and granite counter tops in kitchen. Separate 5.02 acres with manufactured home rental. Lovely views of Eight Dollar Mountain. All this for only \$425,000. LC 4585

SELMA CHARMER. Spacious 2,514 sq. ft., 5-bedroom, 3-bath home in the woods on .5 acres. Great for entertaining or possible day care. Fenced back yard, lovely trees, circular driveway and covered back porch. Only \$249,500. RC 4584

ECHO PARK ESTATES. Pick your colors now. This .40-acre parcel will include a 2,600 sq. ft., 3-bedroom, 3-bath custom home with lots of French tile floors, custom cabinetry, spacious master bedroom, exposed aggregate walkways and patio, with breeze way to your 28x28 finished garage. In-ground sprinklers and many more amenities. Only \$425,000. SC 4589

HOME TO BE BUILT. This .5-acre site is in exclusive Echo Park Estates with CC&R's to protect the integrity of the neighborhood. Planned 2,600 sq. ft. custom-designed, 3-bedroom, 3-bath with upscale quality features throughout. Contact Luz Moore or Jim Frick for details. \$425,000 SC 4599

TWO GRANTS PASS charmers. Two updated homes with good rental history in town. New paint, carpet and heat pumps on both. Detached garages for each. Phone today. \$315,000. IC 4586

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Cave Junction-Rogue River-Grants Pass

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Illinois Valley Real Estate
216 S. Redwood Hwy (PO 556), Cave Junction OR 97523
(541) 592-4464

BACK ON MARKET
5 park-like acres.
Unfinished house; huge shop.
\$155,000.
Needs roof, electrical and more.
Call for details. MLS #106827

Check all our listings on the web at ivland.com
E-mail: OpenSundays@ivland.net Web Page: www.ivland.com