

Classified Ads

I.V. News Deadlines: 5 p.m., Thursday (unless otherwise noted on page 1)
(News items and ads received after 5 p.m. on Thursday will go into the next week's issue.) Classified ads are due Thursday at 5 p.m. but will be accepted, if space permits, until Friday 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



3-BEDROOM, 2-BATH HOME ON A CORNER LOT in Cave Junction. Convenient to all city services and schools. 2 bedrooms and full bath upstairs while the master bedroom and 3/4 bath is on the first floor. Approximately 1,200 sq. ft. of living area. Wood stove and window coverings included in sale. Detached garage and fenced yard. This would make a great starter home or how about an income property? \$179,500. #965

LOOKING FOR A TWO-FAMILY SET UP or perhaps a rental next door to you? Perhaps this property will fit your needs. A 3-bedroom, 2-bath manufactured home with close to 1,400 sq. ft. of living space located on about 3.3 acres. Open floor plan, skylights, ceiling fans, garden tub and large deck are some of the highlights of this home. Second home is HUD approved as a 4-bedroom, 1-bath with a long-term renter. Creek frontage, located in Selma. \$349,000. #966

LOOKING FOR A GRANTS PASS HOME? We offer a 3-bedroom, 2-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

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



ALMOST 5 ACRES of very nice level ground on the north end of Takilma Road. Home site prepared, septic installed, 25 GPM well per driller, private setting. This is a quality site for a new home. \$149,500. #108845

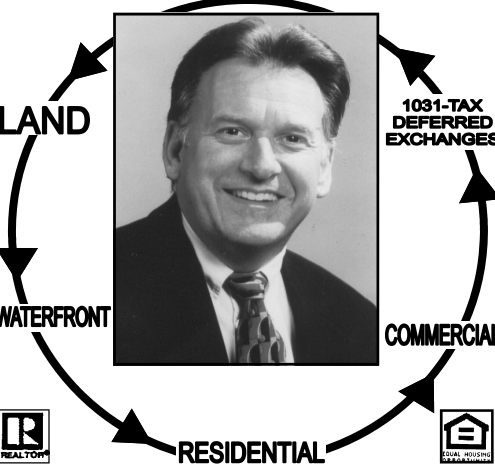
ALMOST 1/2-ACRE LOT in Cave Junction with older mobile. Across from the elementary school. Live in or rent mobile, replace with new or remove and divide. Lots of possibilities here for only \$119,000. MLS #5254041

SUPER GOOD SENSE 1,814 sq. ft. new manufactured home just on the edge of town and large lot. Open floor plan with lots of extra features. Family room next to living room, morning room next to kitchen, separate dining room open to living room. Vaulted ceilings in living room and lots and lots and lots of storage, big pantry etc., Come see this beautiful home on gorgeous treed parcel. Completely fenced for privacy and security. \$245,000. MLS #109598

1978 1,112 SQ. FT. MOBILE ON CITY LOT currently rented. Split bedroom design. 12x15 addition. 10x12 storage shed. Property zone could possibly be changed to Multi-Family. Good price at \$89,900. MLS #5253852

JUST OUT OF TOWN on an almost 3/4-acre parcel is a 1,344 sq. ft. home. Nice large living room, 3 bedrooms and 2 baths this part mobile and part frame-built has a big deck in the back overlooking the meadow. Excellent well of record, 12x16 storage shed. \$128,500. MLS #109585

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
**450-8777 or 592-2878**
Harris & Taylor



Open House
Cedarbrook Estates, Cave Junction
Saturday, July 9 10-2 Sunday, July 10 1-4
Unveiling Illinois Valley's Only Gated Community!
Come see the sample homes and lots that are available. This 55+, gated & secure community provides lots of amenities for residents: 9-hole, par 72 golf course, heated swimming pool, community clubhouse & walking & biking paths. All this surrounded by beautiful views. Refreshments served. Take Laurel Road to Cedarbrook

REAL ESTATE

579 W. RIVER 2,306 sq. ft. home with daylight basement. Under construction. Will build to suit. 6 lots available for reservation. H.D.Patton 476-2127. HDP45-tfc

BRAND NEW. 117 N. Junction, 2,016 sq. ft. shop with office and apartment upstairs. Buy or rent. Room for continued development. H. D. Patton 476-2127 HDP6-1tfc

5 ACRES, Idlewild subdivision, standard septic approval, commercial timber, level, CC&Rs \$140,000. 832-2207 AO15-4p

CAVE JUNCTION subdivision lot, end of cul-de-sac, backing up to trees, \$63,500 With side-walks. Ready soon. 846-6426 SF15-3p

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

SINGLE MOBILE on city lot with trees! Currently rented, good tenant. In a good neighborhood. Days 592-5255 ask for Carol. Evenings 592-3361 DNE13-tfc

RENTALS

EQUESTRIAN HOME for rent. 20 acres on Illinois River, 3-bedroom, 2-bath, room for livestock, separate garage, carport, laundry room with washer and dryer and workshop. Available July 3. Phone for more info (949) 454-1679 or (949) 235-5635 tbruecken@yahoo.com TB13-5p

DOUBLE-WIDE mobile home in Takilma 2-bedroom. 2-bath, utility room. Eight acres on the river, \$500. First and last plus deposit. Jim (650) 355-5308 JM15-3p

ONE 2-bedroom mobile in senior park, no pets. \$400 month. \$400 deposit. 3 1-bedroom cabins for rent, no pets. \$250 month. \$250 deposit. One 1-room cabin, no pets. \$225 month \$255 deposit. References and credit check mandatory. \$30 non-refundable credit check fee. Tom, 592-3976 Loy, 592-3354. TW15-4p

BEAUTIFUL 1- and 2-bedroom houses on Illinois River. Peaceful location. Must see. Air conditioning, fireplace, wood stove, carpet. 596-2682 SN14-5p

Private Loan Specialists!
For 17 years we have matched lenders & borrowers to solve unique situations.
Self Employed *New Business*Bridge Loans *Foster Care *Out-of-State Borrowers *Land Fast & Courteous Service
Compare our Rates!
Rogue River Mortgage LLC

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

RENTAL WANTED

WANT SHOP TO RENT
1,000 sq. ft. or larger. Prefer private. Good references. Phone Nik, 787-0195. NB16-1p

RIVER-FRONT home near Cave Junction. 3-bedroom, 2-bath, 2,000 sq. ft. home with 5+ acres on the East Fork Illinois River, with hardwood floors, heat pump, fireplace, redwood siding, 1,600 sq. ft wrap-around deck and hot tub with panoramic views and wheelchair ramp, landscaped grounds with gazebo by the water, 3-car garage, RV hook-up. For sale by owner. Shown by appointment or: Open House, 7/10/05 1 to 4 p.m., 7/24/05 1 to 4 p.m. \$439,900. For information phone 592-2839 or 592-2797. DK16-1p

MOBILES FOR SALE

TRAVEL TRAILER 1986 TERRY 29 feet, good condition, clean, lots of storage and windows. \$7,000. 592-3857. SR16-1p

MOBILE HOME 1972 12'x45' opened up for shop with wall benches currently on Dick George Road \$500 OBO. 592-6782. LT16-3p

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. NCB1-tfc

SHEET METAL
If it's SHEET METAL We'll Make It!
*Seamless Gutters
*Duct Work & Fittings
*Roof Flashing
*Hard-to-Find Items
*Fabrication
*Installation
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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

AUTO

MAZDA 626, 1986. Good tires, runs, new parts, \$150 OBO. Phone 592-3847 JB16-1p

HONDA CIVIC, 1985, 4-door, automatic, air, 107,500 miles, nice interior, runs good. I missed the deer, but not the ditch! Parts, whatever. \$450 OBO. 596-2199 MA15-2p

COFFEE SHOP Server. The Caves Diner at the Chateau at Oregon Caves is seeking an experienced server for our high volume breakfast and lunch counter. Applications available at IVCDO, 139 S. Redwood Hwy. JD16-1p

CHILD CARE center is looking for qualified staff. Must have previous experience in working with children or an AA in Early Childhood Development. References will be required. Phone Jessica 596-2444 after 6 p.m. for more information. JC15-2p

CUSTOM CORVETTE, 1975, V-8 4-speed, \$18,000. 1966 Falcon sport coupe, new condition \$4,000. 1995 GEO 47 MPG \$1,200. '59 Ford. Phone 592-6770 JD15-2p

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

WANTED
WILL PAY cash for antiques, patio furniture, old furniture, chairs, etc. 592-3359. LA13-8p

FOR SALE
LOG SPLITTER, 16 hp, older. Twice as big as one you can buy, \$1,200. 18-foot tandem axle trailer, \$650. Phone 787-0195. NB16-1p

FRIDAY ONLY, July 8, 8 a.m. to 1 p.m. Too much to list. 108 Burch Drive. BJ16-1p

HUGE SALE first and third weekends every month at The Yard, Hwy. 199 in Selma. Attention: Vendors, park and sell. Huge spaces, \$10. Information, 659-9436. JM11-14p

FARM & GARDEN
PARTS TILLER 3' wide, 3-point, for tractor. New tires, \$350 OBO. Phone 592-3847. MB16-1p

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

ALFALFA HAY for sale. 592-3997. MW13-4p

PETS/ANIMALS
COW FOR SALE. Approximately 1,200 pounds. Grain-fed heifer. Best offer. Phone 787-0195. NB16-1p

YARD SALES

MOVING SALE tools, compressors, Chevy V-8 engine, freezer, some furniture. C-Band satellite receiver-IRD's, Bose stereo system, cement mixers, saws, Ford 3-speed transmission, Borg Warner T5 5-speed. Riding mower, electric furnace, hide-a-bed, love seat, glass-top end tables and coffee table, a recliner. Super-cheap fire wood. Phone 592-6770 JD15-2p

2-FAMILY YARD sale, July 8, 9, 10. Household items, clothes, tools, miscellaneous. 9 a.m. to 4 p.m. No early birds. 543 Fernwood Drive. 592-6625. RC16-1p

BOATHOUSE SALE July 8-10 Friday and Saturday. 9 a.m. to 4 p.m. Sunday 10 a.m. to 2 p.m. Multi-family, huge variety of items. 10000 Takilma Road. ML16-1p

MULTI-YARD SALE Friday and Saturday. July 8 and 9. Table saw; scroll saw, electric miter saw, electric sander, compressor, grinder, Coleman lanterns, benches, hand tools, used Levi's, beer steins, wood patterns, bobbing head dolls, and collectables. Two vehicles 1999 Jeep sport and 1993 Ford Aerostar. 977 Caves Hwy. #16 Follow signs. RH16-1p

YARD SALE, July 9th Craft supplies, holiday decorations, yard lights, too much more to describe. 320 Mesa Verde, Cave Junction. VB16-1f

RAIN OR SHINE: Yards for sale. Some with houses! See Mike Palmer Realty 56-2026 in O'Brien. PR46-tfc

MULTI-FAMILY sale-Saturday July 9. Sterling Bank parking lot. 9 a.m. to 2 p.m. SB16-1p



Harris & Taylor
541-592-3181
103 N. Redwood Hwy.

"BRAND SPANKEN NEW"
Cedar Brook Planned Unit Development for those "over 55" with Clubhouse, pool, hot tub, tennis court, and on-site manager in gated privacy. New 1,890 sq. ft. 4-bedroom, 2-bath home with granite tile counter tops, 9' ceilings, cultured marble window sills and brushed nickel faucets. All this on .14 - acre lot for \$254,900. #CC 4603

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

HOME SITE APPROVED ACREAGE- Wooded 10 acres in O'Brien with power and telephone to site. Lovely building sites, private, quiet and a rare find in today's market. Terms, too. \$115,000. #AC 4575

DEER CREEK FRONTAGE Like new, 3-bedroom, 2-bath Craftsman Style home on 5.04 acres on Deer Creek. Fir flooring, ceramic tile and granite 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

CORNER LOT IN CEDER BROOK Custom designed home in gated, planned unit development. More than 1,450 sq. ft. with 3-bedroom, 2-bath floor plan. Granite counter tops, marble window sills, and 9' ceilings. On site manager, pool, clubhouse, hot tub, and gated security. All this just \$222,900. #CC 4561

CUSTOM HOME in mature living PUD Illinois Valley's only "55 and older" gated community. On site manager, Clubhouse, in-ground pool, hot tub, tennis court and within walking distance to golf course. New 1,452 sq. ft. model called the "Siskiyou" includes 10' high ceilings in living room/kitchen, granite counter tops, marble window sills - come experience for only \$222,900. #CC 4563

CEDAR BROOK HOMES, Custom Model Illinois Valley's 1st "55 and over" mature living community with this new 1,890 sq. ft. home, includes granite counter tops, marble window sills and spacious 3-bedroom, 2-bath floor plan with den. PUD has in-ground pool, hot tub, tennis court and club house in gated security. \$254,000. #CC 4562

3 Locations to serve you better
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Jim Frick 592-2878

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Luz Moore 592-3966

Sandy Glamack 592-3306

Steve Lyons 287-0290

Tami Harris 592-3181

Visit our website c21harristaylor.com or century21.com or century21.com/oregon



Illinois Valley Real Estate
216 S. Redwood Hwy (PO 856), Cave Junction OR 97523
(541) 592-4464

GREAT OLDER HOME Newly remodeled! 3-bedroom could be 4. 2,513 sq. foot home on 1.83 acres. 1-bedroom and 1-bath guest house. Close to town for convenience. \$249,000. Phone for more details. MLS #108273

Check all our listings on the web at ivland.com

E-mail: OpenSundays@ivland.com Web Page: www.ivland.com