

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

COUNTRY LIVING YET CLOSE TO TOWN. A 3-bedroom, 1-bath home on less than an acre. Home has more than 1,400 sq. ft. of living area. Some recent remodeling done including the bath. Small parcels like this one are getting rare. \$189,000. #984

COUNTRY SETTING FOR THIS 2 bedroom, 1 bath house. Situated on almost 4 1/2 acre in two tax lots, this house needs some additional TLC. New electrical service installed. Well wooded property adjoins government land. \$165,000. #978

2-BEDROOM, 2-BATH SINGLE-WIDE MOBILE HOME on almost 2 1/2 acres. Nice trees, around the home for a rural setting yet just a couple of miles to town. \$161,500. #980

RIVER FRONTAGE ON THE WEST FORK OF THE ILLINOIS. Almost 5 1/2 acres of wooded seclusion with more than 350 feet of high bank river frontage. Enjoy the river from the deck at the rear of the house or walk down the steps to the river. Home is 3 bedroom, 2 bath with more than 1,900 sq. ft. of living area. Home was built in 1992 and features vaulted knotty pine ceilings, ceramic tile countertops, cook top and wall oven. Heat pump and wood stove insert will keep you both warm and cool. Double car garage plus another garage/shop building. There is a nice RV carport and an additional 3 car carport. Property is fenced. \$589,000. #975

MILLION DOALLAR VIEWS FROM THIS LOVELY HOME. Situated on a ridge you can look to the east toward Holland Loop and to the west toward the Illinois River. With 3 bedrooms, and 2 baths and more than 2,300 sq. ft. of living space, there is room for everyone and all their stuff. Nice deck on one side with super views. Huge, 40 by 60 shop and 18 acres of elbow room with lots of trees. \$650,000. #979



Call a Professional -
Call Junction Realty



"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

REDUCED: 1997 DOUBLE-WIDE MANUFACTURED HOME on 4.97 acres. Nice home, skylight in kitchen, laminate wood floor in living room. Newer shop/carport, some fencing with plenty of room for animals. River across the street with popular swimming hole. \$219,000. MLS #5254797

NEW 3-BEDROOM, 2-BATH 1,768 sq. ft. home in new subdivision being built. Will have hardwood and tile floors thru out. Gable windows in kitchen and living room, vaulted ceilings, 3' wide doors. Stainless appliances. Restricted subdivision to frame built with other CCR's \$295,000. MLS #5256430

3 ADJACENT RURAL RESIDENTIAL PARCELS, could be a 3 family setup. 5 acres, 5 acres, and 4.7 acres. All with wells, power, and septic site approvals. \$185,000 each. MLS #'s 5255187-9

VERY NICE, lever 3 plus acre property just south of Cave Junction. Nice home site cleared, lots of trees, permitted access OMC with credit worthy buyer. \$125,000. MLS #100921

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.

IT'S ALL ABOUT RESULTS

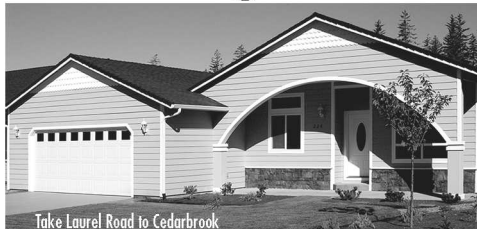
Jim Frick delivers!



Give HIM a Call! Century 21 Harris and Taylor

103 N. Redwood Hwy
Cave Junction, OR 97523
(541) 450-8777
www.c21harristaylor.com/cj

CEDARBROOK



Take Laurel Road to Cedarbrook

You are invited to tour the homes and clubhouse at Cave Junction's only 55+ planned and gated community.

Saturdays from 10 a.m. – 2 p.m.
Sundays from 1 p.m. – 4 p.m.
Refreshments served.

For weekday tours call Jim Frick at Century 21 Harris & Taylor - 450-8777

REAL ESTATE

BRAND NEW. 117 N. Junction, 2,016 sq. ft. shop with office and apartment upstairs. Room for continued development. H.D.Patton 476-2127 HDP14-tfc

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

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

KERBY 2 ACRES fenced. Old mobile needs removed. \$169,000. 660-5668. DW38-4p

SELMA REMOTE 6 acres with a 1979 doublewide mobile in good condition. \$179,000 owner carry \$25,000 down. 597-4388. DW38-4p

CAVE JUNCTION 5 flat acres, small barn with horse stalls. 2-car garage with utility room. 2-bedroom mobile. 20 gpm well. \$199,000. 659-8876. DW38-4p

PERSONAL

YOUR WEIGHT WEIGHING YOU DOWN? TOPS support group has friendly confidential help Thursday 10:30 a.m. meeting room Methodist Church. 597-2072. PW33-12p

VACATION AT HOME EVERY DAY!
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Plug in your spa and never be cold again.

OREGON OASIS
Pool & Spa
3045 Highland Ave
Grants Pass
474-4492

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

HOLLAND LOOP- 1 wooded acre, 1 bedroom, spacious living area, new roof, interior updates. Finance able \$148,000.

#5258912

Check all our listings on the web at ivland.com

E-mail: **Open Sundays too!** Web Page: **www.ivland.com**
ivland@ivland.net

RENTALS

2 - B E D R O O M , 2-BATH, newer duplex. Appliances , air conditioning, washer and dryer, garage. \$575 plus \$500 deposit. No pets, no smoking. Credit report may be required. 200 South Junction Avenue. 592-3676. OMRE35-4c

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

2-bedroom, 2-bath home. Next to school 117 N. Junction Avenue. \$500 month. No pets, no smoking. 476-2127 HDP34-tfc

379 CAVES HWY. Apartment/Shop Office space \$600 month. No pet/smoking 476-2127 HDP34-tfc

TWO BEDROOM on 10 acres. \$450; One bedroom cabin, adult park on river \$350; two bedroom house on River, 2 acres \$500. References, credit check a must. No pets. 592-3354, 592-3976. LM38-2p

OFFICE SPACE available 1,500 sq. ft. Ron MacNair (541) 597-4251. 18398 Redwood Hwy. Selma. RM38-2p

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

B E A U T I F U L HOUSES 1- and 2-bedrooms on Illinois River. Peaceful location. Woodstove, electric heat. Carpeted. 596-2682. SN34-6p

2 - B E D R O O M , 1-BATH apartment. Quiet complex. Water, sewer, trash paid. Rent \$450 deposit. \$450. 592-4676. AC38-2p

ONE BEDROOM, partially furnished house for rent. \$450 month, \$450 deposit, last month rent 596-2952. AG38-2p

ONE BEDROOM trailer with tipout in living room. \$300 month plus electricity. 596-2309. SL38-1p

WANTED

R O O M A T E WANTED close to town. Quiet \$200 month. Leave message on voicemail. 592-3117. Beth. BR38-1p

LOOKING TO buy gold/silver jewelry , knives, heaters, tools, 5th wheel tool box. Darn Near Everything 136 So. Redwood Hwy. 541-592-5255. DNE38-1c

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

PETS/ANIMALS

YOU DIRTY dog is expanding. Appointments available Tuesday-Friday. Nails only \$5. Phone Jody 592-2793. JS36-4p

WOLF HYBRIDS; hand-raised by Jesse. Born 10-15-05. \$200 to \$400. Beautiful and friendly. 592-9727. JM37-2p

PEDIGREE REGISTERED German Shepherd puppies very good lines more information. 592-4113. Six weeks old. \$400. EW38-2p

AUTO

1972 CHAMP MOTORHOME 29' long. 413 Dodge drivetrain runs great \$2,500 OBO. 592-0700. 601-1520. CM37-2p

1987 NISSAN 3002X 1,500 O.B.O. Runs good. 596-2309. SL38-1p

1994 FORD F250 5 speed, excellent condition, tool box/rails, Four wheel drive, 3/4 ton, Fleet Truck (serviced regularly), Air conditioning, power steering, reduced \$4,995. Phone 541-592-5255 or 541-592-3361. DNE38-1c

1983 MAZDA FLAT-BED with lumber rack, new engine, new transmission. Great little work truck. \$650 OBO. 592-2758. NH38-2f

1988 GMC PICK-UP truck, newer engine \$2,500 Ron MacNair. 597-4251. RM38-2p

FOR SALE

DOUBLE - WIDE 1,152 sq. ft. 2 bedroom, 2 bath. Fair condition. Must be moved. \$5,000 OBO. 596-2860. DH37-2p

DUAL RECLINER sofa dining sets, fine jewelry-gold/silver, diamonds / gemstones, costume, toys, collectables, specialty books, lamps, camping/sporting gear, knives, tackle, video games, cds, tvs, mattresses. Darn Near Everything 136 So. Redwood Hwy. 541-592-5255. www.darn-near-everything.com Specializing in Hard to find items, pieces/part! Also internet sales/purchasing!. DNE38-1c

SOUTHERN OREGON'S most unusual second hand store is up for sale! Owner's wish to retire now! Priced to sell! See details at www.darn-near-everything.com or phone Carol 541-592-5255. DNE38-1c

PROFESSIONAL TREADMILL electric \$200 OBO. KM38-1p

HELP WANTED

ESTABLISHED SALON needs two stylists, one manicurist immediately. Commissions or rental. 592-2800. GS38-2p

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

YARD SALES

RAIN OR SHINE: Yards for sale. Some with houses! See Mike Palmer Realty 562026 in O'Brien. PR46-tfc

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FIREWOOD

PERPETUAL FLAME Green hardwood \$155 a cord, Seasoned hardwood \$170 a cord, delivered in Illinois Valley. 660-8704. JK28-tfc

OAK FIREWOOD \$145 cord, you pick up. \$165 delivered. 592-5431, 592-6625. VB35-4p

NOTICE

HEY YOU GUYS! Christmas special order deadline Dec. 15. We can find or create the perfect gift for you. Custom jewelry, internet ordering, try us! You will be surprised what we can do. Darn Near Everything 136 So. Redwood Hwy. 541-592-5255 www.darn-near-everything.com DNE38-1c

FARM & GARDEN

GOOD CLEAN Oat hay \$5 bale, grass hay \$4 bale, straw \$3 bale. Davis Old Three Creeks Ranch. 592-4961. LD31-8p

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



Harris & Taylor

541-592-3181
103 N. Redwood Hwy.

6.34 ACRES OF PROPERTY NEW UPSCALE SUBDIVISION with a newer 1997 double-wide manufactured home with carport, guest house and storage. Meadow is equipped with 3 water pipes for irrigation. \$259,900. CC 4641

GAMBREL ROOF AND CHARMING spacious 2-story, 3-bedroom, 2-bath 1,900 plus sq. ft. home. And 1,428 sq. ft. guest house on 10 acres. Lots of flowers and trees, shop, garden and equipment shed. \$495,000. RC 4615

MOTIVATED SELLER 4 plex 2 bedroom, 1 bath units . 678 approximately sq. ft. on .27 acres. Seller continuing improvements to property and dwellings. New paint, rain gutters and mini blinds to come. Submit all offers \$275,000. HC 4680

NEW HOME completed in Jan. '05. Never been lived in custom built 3 bedroom, 2 bath on .25 acres close to schools. \$212,000. SC 4681

Echo Park Estates is a 1st class development in Cave Junction with this model situated on a level .51. Gorgeous model with 2,600 sq. ft. cedar lap sided. This 3 bedroom, 3 bath has spacious master bedroom with french tile shower, tile flooring and Berber carpets. Recessed canned lighting, exposed aggregate entry and patios. Custom maple cabinets in kitchen with custom ceramic counter tops, separate 28 x 28 garage in internet friendly house. All this \$425,000. Phone SC 4595

CURB APPEAL GALORE Brand new custom built 1,932 sq. ft. 4-bedroom, 2-bath home on .25 acre lot. All 1st Cabin Appliances, granite tile counter tops, hickory cabinets, ceramic tile floors. You'll also like the cultured marble window sills and vaulted ceilings. All this only \$244,500. RC 4672

NEW 3 BEDROOM WITH A DEN Cedar Brook planned unit development is for those "over 55" and like to remain active, Pool, tennis court, bocci court and clubhouse. New 1,700 (appx) sq. ft. custom home, granite tile counter tops, skylights and crown moldings. All this only \$239,900. CC 4719

PRIDE OF OWNERSHIP in this charming 1,942 sq. ft., 4 bedroom, 1-bath home on 1 plus acre. Enclosed sun room, large family room, beautifully landscaped, so much to see. \$291,000 SC 4649

CLASSIC CUSTOM DESIGN Spacious 4-bedroom, 2-bath 1,932 sq. ft. home with ceramic tile and carpeted floors. Hickory cabinets, vaulted ceilings, marble window sills and large .25 acre lot close to all City of Cave Junction amenities. Only \$249,900 RC 4673

3 Locations to serve you better
Cave Junction-Rogue River-Grants Pass

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