

Classified Ads

Deadline: 5 p.m. Thursdays.
Ads received later will go in the next issue,
but can be accepted for the current issue,
space permitting, at a higher rate.



Oregon Mountain Real Estate
221 S. Redwood Hwy. PO Box 835 Cave Junction, OR 97523
www.oregonmountain.com



541-592-4146

Custom two-story home on a corner lot. This new home features three bedrooms, 2 1/2 half baths and more than 1,800 sq. ft. of top of the line living area. Would you believe Teak laminate flooring in the living room and dining room! Kitchen cabinets are oak, nice walk-in pantry. Heating and cooling via heat pump. Front yard is landscaped with a drip system while the back yard is fenced and ready for your landscaping touch. \$287,000 # 1085

Quality country living in this 1,900 sq. ft. manufactured home situated on 11 acres. With two bedrooms, two baths, den and family room, there is plenty of space for all your things. Separate guest quarters, detached garage/shop, carport and equipment building. In-ground sprinklers, nice landscaping and underground power. Scattered trees for added privacy. Just reduced to \$295,000. # 1054

Five acre building site in the O'Brien area. Nice mix of pine, fir and cedar trees, mountain views, level and power is close by. Several nice spots for your custom home. Possible owner financing. Just reduced. \$159,900 # 1017

Nice, tidy, 940 sq. ft. two-bedroom home on city lot. Attached double garage, mature landscaping, quiet area. \$159,000 # 1060

Just reduced! Cute and cozy two-bedroom house on Old Stage Road. This is probably the most reasonable priced home in town. With slightly more than 900 sq. ft. of living area, house has new paint inside and out, new carpet and new vinyl in kitchen and bath. Would make a good first house, or possibly a rental. Property is zoned commercial so look at the possibilities. \$109,900 # 1021



'We Know the Valley'
Want the best? Hire the Best!
We represent both Buyers and Sellers.



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

Great opportunity! Mobile on small lot near Senior Center. Two-bedrooms, one-bath. Use for rental or live in for less. Priced to sell at \$65,000 mls #52713636

Third bedroom into den, two-bath, level five acres, fenced garden with metal greenhouse frame, very private setting in quiet neighborhood. Top-of-the-line 1994 manufactured home in like-new condition, vaulted ceilings, large railed front porch and back deck with large storage room. Four-plus miles to town. 18-gpm well. \$249,000 mls #52720235

Very nice up-scale custom three-bedroom, two-bath on five acres. Good views, lots of skylights, vaulted ceilings, very open feeling to house and property. Main bedroom has walk-in closet, bath with garden tub, nice lawn and yard with barbecue area and hot tub. Twenty fruit trees. Garage is finished and has pull-down ladder to attic, also automatic opener. \$399,000 mls # 52716451

Successful, well-established nursery and garden business located in the Illinois Valley near Cave Junction. Trees, shrubs, bedding plants, fountains, pottery, garden art, pond supplies, fish, pond plants, fertilizers and soil amendments, organic and non-organic. Business ONLY! Present owners will provide some training. All offers subject to new lease to be negotiated. P&L available to qualified buyers only. \$59,000 sale price does not include inventory which runs between \$40-60,000 depending upon season. mls #52714934

Five level acres with 10-gpm well, septic and power. Beautiful private setting with meadows and big trees. Six water stations and two electric pedestals. Close to town. \$195,000 mls #52718226

Beautifully treed six-plus acres. Six-gpm well when drilled. Mostly level. Seasonal creek runs most of summer. Private setting for home site. Close to O'Brien Store. Some meadow. Standard septic approval. \$134,900 mls #5268401

Use our Internet Site to search the Southern Oregon MLS
Then let us know how we can help you too!



IT'S ALL ABOUT RESULTS
Jim Frick delivers!



Give HIM a Call!
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



Christina Hill, Broker
Re/Max Equity Group, Inc.
739 NE 6th Street
Grants Pass, OR 97526
Office: (541) 955-8483
Cell: (541) 287-0585
Fax: (541) 955-8652
Web: www.equitygroup.com/christinah



FINE LIVING AT A FINE PRICE!
3/2, laminate floors, open beam vaulted ceilings, tile counters, new appliances, 2 car garage, 1+ fenced acre. Close to town! \$239k



INCOME OPPORTUNITY
Previously used as restaurant, then store & gift shop. 1900+ sq. ft., 1.99 commercial acres. Needs TLC, but excellent opportunity! Only \$195,000



More photos: www.equitygroup.com/christinah

Each office is independently owned and operated.



RE/MAX equity group, inc.
541-955-8483

"BEST COUNTRY LIVING IN TOWN!"
258 Shadowbrook offers the practicality of a family home with 3-bedroom, 2-bath, and a den, plus the serenity of country life, nearly two tax lots, .73 of an acre with a seasonal creek.

All of this for \$249,000.
Phone today to see this great property.
Kris Strohl, Broker 761-0964 or 592-5203.

RV SPACE

NICE QUIET FULL-TIME RV spaces available at beautiful Lake Selmac Resort in Selma. Beautiful lake view, laundry facilities. Water, sewer & trash collection included for \$325/month. Free Wi-Fi. Must have references. (541) 597-2277.
LSR30-2C

PROPERTY MANAGEMENT

CENTURY 21 Harris & Taylor now doing Property Management in Illinois Valley. Put our experience and competent management skills to work for you. Phone Century 21 Harris & Taylor today at 474-2014.
CHT50-tfc



Illinois Valley Real Estate
(541) 592-4464

Nearly 20 level acres. Lots of meadow for your animals! Country living with views of the mountain!
\$242,500
#52717312

Check all our listings on the web at ivland.com

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



Illinois Valley Real Estate

Three-bedroom, two-bath in the city, ready for move-in. Nothing to fix. Comes with one-year home warranty. **\$209,500**

JUST REDUCED! Secluded, O'Brien 4-bedroom, 2-bath, nearly new home on 5 acres. **\$299,000**

I. V. Real Estate 592-4464 Ask for Craig.



equity group, inc.



Cave Junction



cell- 944-4375
office- 770-3325



H.D. Patton Jr. Construction CCB# 39671

Brand new! This affordable 3bed 2bath home can be the perfect match for anyone who wants to keep their payments reasonable! 1200 sq. ft., .17 acre lot, nice culdesac, wooded views in front and back- nice and quiet! Qualifies for USDA loan program, which is designed to help low income families with dependent children get into a home! I can give you the information you need to apply! Call Bill Dwyer at 944-4375 for more information. **MLS#52718783**
All this for only \$189,000!! Did I mention, brand new?

REAL ESTATE

LEVEL CITY lot with trees, .22 acres, services available. 353 Wells Drive. \$77,500 Phone 541-592-4950
NY27-4P

RENTALS

SIX 5+ ACRE Lots at 3600 Caves Hwy. Power, septic approval, some have wells, pond. Varying prices. Contact Constantino Realty LLC, or your local Realtor. (541) 474-9454
CR5-tfc

RENTALS

117 N. JUNCTION, C. J. - New duplexes for rent. \$650. 1st, last & deposit, 2-bedroom, 2-bath, office. 1 month free rent with 1-year lease. 476-2127
HDP2-tfc

269 Too Far South rental new 3-bedroom, 2-bath, garage. 1st, last & deposit. \$850. Phone 476-2127
HDP22-tfc

SELMA COUNTRY home, three-bedroom, one-bath on 5 acres with fruit trees, fenced areas, outbuildings, carport. Laundry room, front porch. Horse OK. No indoor pets. No smoking. Well, septic, garbage paid. Freshly painted, clean. \$800, \$1,200 deposit. (541) 597-4407.
RH29-2C

THREE-BEDROOM, one-bath fenced house and large commercial shop in Kerby on 1/2 acre. Deposit, references required. \$750 Phone 592-4511
TL28-4P

SMALL, CLEAN cabin, suitable 1-2 people. In Kerby. Help available for elderly/disabled. \$350, first, last, security. 592-4887 nights., or 592-4425
GB29-2P

BRAND NEW HOME 313 Merlot, Cave Junction, Hanby Estates. Three-bedroom, two-bath. Small pet considered with deposit. \$925 per month/ \$1,200 security deposit. Lease option to purchase also considered. Phone for details. 951-3854 or 951-3853.
JH29-2C



ILLINOIS VALLEY MINI STORAGE

6'x12' - \$30
8'x12' - \$45
10'x12' - \$55

592-2878 or 450-8777

102 S. CAVES AVENUE



Harris & Taylor

541-592-3181
103 N. Redwood Hwy.

COULD BE ADORABLE AGAIN, 1,200 sq. ft., three-bedroom home currently being renovated, is your ticket! Seller is out of time and money so come on in and make it your own! Newer septic, 1.5 acres partially fenced, has some shrubs and trees, hardship quarters are a bonus, making it a great opportunity for you. Bring your imagination and you'll fall in love. \$160,000 CC 4997

BREATHTAKING MOUNTAIN VIEWS! Truly an unsurpassed view property, this seven acres, borders BLM, has spring-fed ponds, newly upgraded three-bedroom, two-bath home with oak cabinets, spacious bedrooms, modern kitchen and ornamental vinyl rail fences and Koi ponds. \$435,000 CC 4986

OWN A "CURVES" FRANCHISE, the world's largest and fastest growing franchise of woman's fitness centers. Located in a rapidly growing area of SW Oregon, encompassing approximately 25 busy Hwy. 199 miles and five communities. Well-established three years and loyal base clientele. Drastic price reduction! Be your own boss today! \$185,000 CC 4979

.30-ACRE IN THE ILLINOIS VALLEY. Has a 1974 fixer-upper mobile home or build a new home. Has a shared well. Property to be sold "as is". \$90,000 FC 4791

SPECTACULAR VIEWS this property is for the buyer who enjoys breathtaking amenities. 5.12-acres set off the road in the trees. Property is "a progress in the works" as the owner is continuing to work on the property. \$139,900 KC 4787

CLOSE TO LAKE SELMAC cottage-style two-bedroom, one-bath dwelling on private .73-acre. Privacy fence (6' cedar) surrounds home, nice shop/garage & seasonal creek. Serene, quiet and very livable. \$179,000 LC 5023

LOOKING FOR A POTENTIAL two-family set-up? Live in the clean, well-kept 1,344 sq. ft. double-wide, while you build your dream home(s). Located near Lake Selmac, yet quiet, this 12. 38 acres has a nice mix of mature trees and year-round Deer Creek borders the south of the property. \$339,000 LC 4944

NEAT AS A PIN, 1994 Barrington is set on a permanent foundation. Great floor plan of more than 1,500 sq. ft. features vaulted ceilings with skylights in kitchen and master bath. Large master suite with lighted closet. Plenty of cabinet space in kitchen and utility. Home sits on 5.27 level acres with a variety of trees and shrubs. Covered kennel for your dog. Year-round Deer Creek runs just to the north property line. A spring feeds the pond next door. Close to Lake Selmac and the Kalniopsis Wilderness area. \$229,900 LC 4855

GLASSED-IN ROOMS ON TOP LEVEL create great environment in any season to see fantastic territorial views. Newly renovated two-story, four-bedroom, four-bath home has 2,800 sq. ft. and sits on 6.04-acres. Excellent set up for in-law or two families. All new carpet, wood floors and ceramic tiles throughout makes this home move-in ready! \$419,000 NC 5021

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

We are a Full Service Company
Our brokers are ready to serve all of your Real Estate needs.



Jim Frick
592-2878



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592-3306



Steve Lyons
287-0290



Tami Motif
660-4604



Becky Newsted
660-2032



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