

Classifieds



'We Know the Valley'

111 N. Redwood Hwy., POB 849,
Cave Junction OR 97523
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Want a large piece of forest? Here is 157.32 acres zoned forest commercial out near the end of Rockydale. Backed by BLM. \$205,000 MLS #2971733

Pretty property with 2 bdrms, 2 bath dbl-wide on over 1 acre located just on edge of city limits of Cave Jct. Possible annexation, and dividing potential. Older double wide, is very livable, great open floor plan with a step saving kitchen, brand new gas cook top stove, oil (toyo type) furnace for heat. Wet bar, big living room, separate family area next to dining room and kitchen. Extra bonus room area off master bedroom. This was a deluxe model in its day. There is a 2nd MH that is permitted as an accessory building, needs lots of work, currently used as storage. Several smaller sheds, pump house and a 20x20 workshop with lots of light. All level property, with gigantic trees (conifers). First time on market in many, many years. \$199,900 MLS# 2965953

Perfect opportunity! Take a look! Great set up for someone to live at home and have a home business too. Owners have taken great care to remodel and further improve the 2 story bldg. Upstairs living quarters has large open living plan (988 sq. ft.) with solid wood flooring. Jetted tub sits in its own private alcove, beautiful hickory cabinets, laminate counter tops. Kitchen with island & extra storage. Vaulted ceilings, with lots of natural light from decorative windows. Downstairs is a great place for various commercial endeavors. Partial comm. kitchen, hickory cabinets, laminate flooring. SS 3 sink comm. station, dishwasher, office, space for desk/computer. Bath downstairs has shower, modern decor. Room to expand. Fenced yard, highly visible location. \$285,000 MLS# 2971133

Use our Internet Site to search the Southern Oregon MLS
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221 S. Redwood Hwy. PO Box 835
Cave Junction, OR 97523
www.oregonmountain.com 541-592-4146

Looking for an oversized city lot? Here is a 1.2 acre lot on West River St. with a well and septic installed. There was a mobile home the property, it has been removed. This could be just the spot to build your home. **\$75,000 #1352**

Commercial office building with over 2600 sq. ft. of office space. Multiple heat pumps, city water and sewer, paved parking with two driveways, highway frontage with good visibility. Three offices currently rented. Current business willing to continue occupancy. Possibility of some owner financing. **\$285,000 #1328**

Mark Twain is supposed to have said, "Whisky is for drinking and water is for fighting over." Well, we have **plenty of water on this property.** How about some really old water rights on this 136 acre ranch. About 120+ irrigated acres. Start with a 25 hp pump, 10 inch main line feeding a 15 hp pump which pressurizes an 8 inch sub main and selected laterals. All irrigation lines are buried. About 245 irripods with 2.5 gpm heads. According to the USDA Soil Survey of Josephine County, the soil is mainly Pollard Loam, 61B with slopes of 2 to 7 percent. Ranch is fenced and cross fenced, currently in hay and pasture. Two wells for livestock watering. 4300+ sq. ft. hay barn, metal equipment building. There is a two story, one bedroom home with a full basement and an unfinished second floor. First floor was completely remodeled with nice hardwood accents. **\$1,200,000 #1324**

Looking for river frontage? How about less than an acre? Look no further. Here is a three bedroom, two bath manufactured home with river frontage out the backdoor. Home has about 1800 sq. ft. of living area with vaulted ceiling, island kitchen, split bedroom design and all major appliances included. A heat pump keeps you cool in the summer and cozy in the winter. Sit on the nice deck and enjoy your kingdom. The oversized garage with electric door opener is finished inside. **\$239,500 #1351**

SERVICES

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\$6

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RUMMAGE SALE

Nonprofit multi-family rummage sale @ I.V. Senior Center, 520 E. River St., Saturday, Dec. 10 from 9 a.m. – 2 p.m. 12.7-P

MOBILE HOME FOR SALE

3 bedrms, 2 bath, 14 gpm water, Mobile Home, 1800 sq. ft., vinyl window, OR Cert. Wood Stove, large carport, huge covered deck, 1970, & 1 bdrm, 1 bath cottage, lg variety producing fruit trees & grapes, no pesticide, in backyard plus dogwood, lilac, maples, etc, flowers, views, 1.18 acres, fenced, \$165,00 cash, 119 Patton Bar, CJ, 541-592-4850__12.28-P

FIREWOOD WANTED

1 or 2 cords of hard wood call 541-592-2426 12.14-p

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Wed 7-8 p.m.
Thurs 7 p.m.
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**103 N Redwood Highway,
Cave Junction, OR 97523**



HARRIS & TAYLOR

Public Notice

NOTICE OF PUBLIC MEETING

This is to give notice that on Monday, December 12, at 7:00 p.m. in the Council Chambers of City Hall, 222 W. Lister Street, Cave Junction, Oregon, the Common Council of the City of Cave Junction will meet in a regular session. The agenda may include, but is not limited, to the following:

Minutes of Previous Meeting(s); Council Updates - Planning - Municipal Court - Sheriff's Report; Nuisance Determination-132 S. Sawyer Avenue, illegal residence, general nuisance; Citizen Request – IV Haunt, storage request;

Ordinance 559 – Development Standards, Establish Fine for Unloading/Loading Violations And Street and Storm Water System Degradation; Ordinance 560 Public Hearing--Zone Change Request by David Shotwell, 39-08-21-AC Tax Lots 1100, 1200, and 1400; Ordinance 560– Amending Zoning Map (39-08-21-AC Tax Lots 1100, 1200, and 1400){1st Reading}; Resolution 808 – Library District Consent; Policy Discussion -Marijuana Business Ordinance; Executive Session - ORS 192.660(2)(h) {If/As Required}; Comments -Official Election Results

Public Notice

BUDGET COMMITTEE CITIZEN MEMBERS NEEDED

The Three Rivers School District Board of Directors is looking for two volunteers to fill two positions on the Budget Committee. These positions are for Zones III and V, effective through June 30, 2019.

The Board will be accepting applications for appointment to fill the expired vacancies. All applications must be submitted to the District Office no later than February 9, 2017. Applicants must be registered voters and reside within the Three Rivers School District. Further information and application forms may be obtained at: District Administration Office located at 8550 New Hope Road, Grants Pass, OR 97527; by calling the Board Secretary at (541) 862-3111 ext: 5217; or accessing the district website at http://threerivers.k12.or.us/, under Departments > Business & Finance > Budgets > Budget Committee Application.



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