



“We’re next to the Bridge”
100 Hwy. 101, Florence, OR

**COLDWELL
 BANKER**

COAST REAL ESTATE

541-997-7777

NEW LISTINGS, PRICE REDUCTIONS & UPDATES FOR THE WEEK OF FEBRUARY 4TH, 2015



NEW OFFERING, GREAT NEIGHBORHOOD
 Much sought after 1 level custom ranch home in Munsel Creek Estates. Hardwood floors throughout, tile kitchen floors & granite counters. All appliances, window treatments, landscaped yard, garden shed. Priced to sell. **\$259,000** #10969 MLS#15657267



RIVERFRONT CONDO
 Wonderful front row seat to the river & dunes. With all new carpet & interior paint, this riverfront unit is move-in ready. Clean, clean, clean. Convenient Old Town living in Pacific NW architectural style. Sit on your patio & watch the wildlife & boats go by. **\$225,000** #10968 MLS#15641324



CHARMING BEACH AREA COTTAGE
 Absolutely charming cottage. Wooded & private beach area parcel with a cozy 2 bedrooms, 1 bath cottage. Quadra-Fire woodstove, laminate floors, vaulted ceilings, maple countertops, cedar siding, plus an additional studio. You need to see this to appreciate! Call for an appointment. **\$194,750** #10967 MLS#15242846



GREAT INVESTMENT PROPERTY
 Great rental property on 1.42 acres in Westlake. 1940's home with 3 bedrooms, 1 bath. Rental income is \$850/month. **\$179,000** #10965 MLS#15066856



COAST VILLAGE FIND
 Lovely 1 bedroom, 1 bath Breckenridge MH. Beautiful sunny lot with plenty of gardening potential. Small hobby/gardening shed. Carport with ample space for more. A must see! **\$90,000** #10970 MLS#15676726



LOT ON E 37TH STREET
 Commercial/Residential level lot in the city limits. Cleared and ready for you to build. Utilities available. **\$20,000** #10636 MLS#13617669



GREAT BEACH AREA HOME!
 New to market and this won't last. 1800+ sq. ft., generous 3 bedroom, 2 bath home that shows as new with fenced yard, covered rear deck, very private, great vegetation, huge laundry/pantry with sink. Oversized garage and storage building. Value priced. **\$289,000** #10938 MLS#14084855



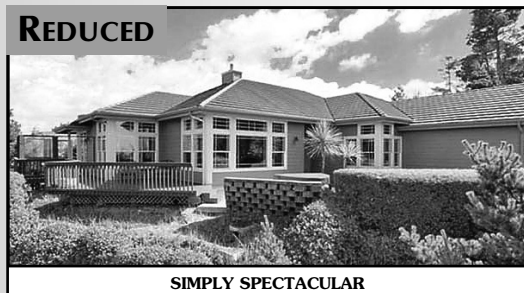
CLOSE IN COUNTRY LIVING!
 Small close-in acreage with a fruit orchard and room to garden. Oversize detached garage with his and her offices or craft rooms. Extra RV tent for outside storage. **\$190,000** #10966 MLS#15699398



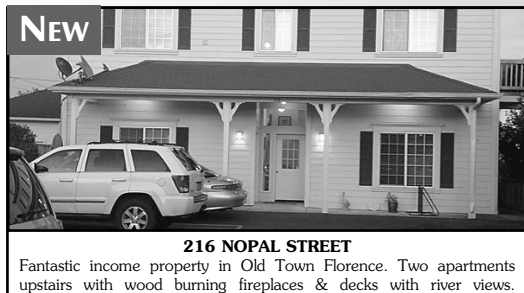
SINGLE LEVEL HOME
 Just across the bridge with possible view of the river and Old Town. Remodeled/renovated home needs a new owner. A blend of old and new. Detached barn/garage has door openers installed. Inspections have been completed. Corporate owned. **\$114,900** #10964 MLS#15459002



SHELTER COVE CLASSIC
 Heceta Development home built in 2003 has Craftsman charm & details with modern conveniences. Split bedroom floor plan, open galley kitchen, and great room concept. Step into this 1,910 sq. ft. home onto a slate entry surrounded with hardwood floors throughout great room & kitchen. Raised hearth slate fireplace centered between 2 window walls screams classic design. Then step outside & laze on a large south facing deck. **\$319,000** #10971 MLS#15561249



REduced
SIMPLY SPECTACULAR
 Magnificent home in prestigious Shelter Cove. Spacious comfort with exquisite design. 2396 sq. ft., 3 bedroom, 3.5 bath, master suite with amazing view, gourmet kitchen with new cabinets & serving bar. Views of the Pacific Ocean and Siuslaw River from all points west even the hot tub. Master suite is right out of "Better Homes & Gardens." **\$585,000** #10862 MLS#14241298



216 NOPAL STREET
 Fantastic income property in Old Town Florence. Two apartments upstairs with wood burning fireplaces & decks with river views. Downstairs, two more units & one commercial space. Each unit is supplied with washer/dryer, range, refrigerator & dishwasher. On the side there is a storage/garbage area. Six off street deeded parking areas. Units consistently rented since it is in such a desirable area & the building is perfectly maintained. Make an appointment to see it! **\$495,000** #10961 MLS#15020586



PRIVACY NEAR BEACH
 The minute you drive up the private paved road, you will fall in love with it. Sitting on 4.19 acres with 1814 sq ft of living area, this 1995 built home pays attention to detail. Windows everywhere give you views of the delightful outdoors with its many trails, wooded privacy & artist studio. Inside the 3 bedroom, 2 bath home are wood floors, granite kitchen counters, sun room off dining room & a great entertaining area. **\$299,900** #10963 MLS#15543921

Greentrees 55 & Older Gated Community



WELL CARED FOR GREENTREES HOME
 Must see, many features. Three bedroom, 2 bath. 7 x 27 sunroom. Includes dishwasher, range, refrigerator, disposal, washer, dryer, freezer. Deep tub sink in utility. **\$137,000** #10782 MLS#14303565



SEE IT BEFORE IT'S GONE!
 Affordable 3 bedroom, 2 bath in need of a little TLC to make it a great weekend getaway or full time residence. 10'x12' addition, 10'x11' enclosed porch, fruit trees, 2 sheds. Walk to clubhouse, pool, tennis courts, hot tub and more. You will own the land and home here. Good home and floor plan for the price, come see it before it's gone. **\$55,000** #10875 MLS#14458097



WELL CARED FOR HOME
 This 2 bedroom and 2 bath home with a beautiful yard in Greentrees. It has a den/family room, breakfast bar and formal dining room with built-in hutch, gourmet kitchen, enclosed carport will hold 40' or longer RV or 2 cars. 12 X 16 insulated shop and a covered deck. Inspection report on file. Repairs all done by a contractor. **\$127,500** #10648 MLS#13603199

Florentine Estates 55 & Older Gated Community



PRISTINE LIKE-NEW GOLDEN WEST
 Spacious home with RV garage on a cul-de-sac in Florentine Estates! \$60,000 worth of upgrades & additions since 2009. Sunroom, laminate flooring, custom lighting, formal dining! Master with huge bath & walk-in closet! Ductless heat pump! Handi-cap accessible via solid-built ramp in garage. Beautifully landscaped frontyard. Dog run in back. **\$274,500** #10731 MLS#13218206



PRIME FLORENTINE LOCATION
 Quality cedar-sided, 3 bedroom, 2 bath, triple-wide located on picturesque corner of a cul-de-sac. Glass patio door leads to wonderful outdoor living of a covered deck & private yard. Spacious living room with fireplace, expansive master w/walk-in closet and reading room. Make an appointment to visit this prime property! **\$216,000** #10871 MLS#14083148



BREATHTAKING OCEAN VIEWS
 This stunning custom home with breathtaking views in exclusive gated community of Southview is magical. The brilliance of design is seen throughout this 4 bedroom, 3 1/2 bath home with Brazilian Cherry floors, antiqued granite, cathedral ceilings & specialty cabinetry throughout. A double door entry opens to a great room that is inviting and entices one to adventure all the unique rooms and spaces in over 4200 sq ft (including the 3 car garage) in this noteworthy home. **\$820,000** #10959 MLS#15116288



FABULOUS FLORENTINE FAVORITE!
 See this 1,594 sq ft, 3 bd, 2 ba beauty - it will become your favorite too! Interior has a fabulous updated dining room, new wood flooring, new paint & lighting. Rooms are spacious w/ abundant natural light from southern exposure. Garage space, storage & shop will be a favorite place for all treasured vehicles, etc. RV garage w/ full hook-ups! Heated shop. **\$260,000** #10936 MLS#14325466



819 MUNSSEL CREEK LOOP
 Well maintained home, large lot, no close neighbors. Formal dining with wood floor plus dining area in kitchen. New roof in 2011. Extra RV parking at side of RV barn. View of dunes across the street. One of the larger lots in Florentine Estates. **\$269,900** #10847 MLS#14332773

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