COLDWELL BANKER

# COAST REAL ESTATE

# 541-997-7777

## New Listings & Price Reductions For The Week of May 18th, 2016

### Sutton Lakefront

NEW

**BEAUTIFUL LAKEFRONT SETTING WITH NORTHERN EXPOSURE**
Upper main level living, great room, with expansive lake views and wood burning fireplace. Beamed ceilings - dining area - kitchen and 2 bedroom suites. Sunroom off of dining area with glass enclosure. Custom built chair lift. Lower level family room and separated office and 1/2 bath & storage. Slider out to gentle sloping trail to Trex dock. Double car garage with attached potting and tool shed. Carter Bros. built home. What a view! Well maintained and cared for ...beautiful landscaping. **$449,000** #11248 MLS#16324990

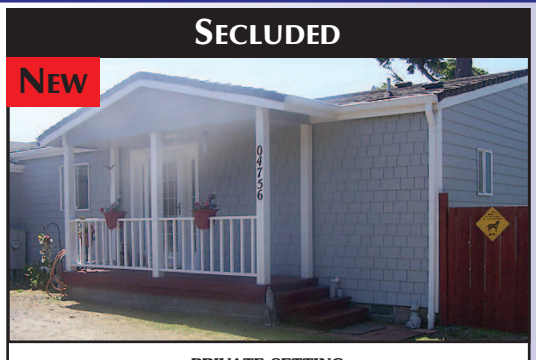
### Beach Cabin

NEW

**HEAR THE SURF, WALK TO THE BEACH!**
Freshly painted inside, new flooring, 3 bed 2 bath 1188 sq.ft. 1990 Guerdon MH on .21 AC beach area lot. This home shows well and is located on the end of Heceta Street and a short jaunt to the beach. It is priced attractively to sell this summer. Owner has had home inspected and issues corrected. It is ready to move into too. **$149,900** #11255 MLS#16616187

### Secluded

NEW



**PRIVATE SETTING**
Very nice well-kept home on .48 acre lot. 3 bedrooms, 2 baths, 1400 sq. ft., close to town and beach, appliances and hot tub included, large backyard with BBQ area. **$209,000** #11257 MLS#16395052

### Sutton Lakefront

NEW

**LAKE LEVEL SUTTON LAKEFRONT HOME**
This is absolutely special. Over 1800 sq. ft. single level, south facing, 3 bed 2 1/2 bath meticulously owner maintained lake level home (lawn right down to the lake!!) with excellent dock with salmon swimming right out front. Home has a double garage with attached carport, lots of storage, large deck and all surrounded with truly beautifully landscaped grounds. Priced to sell this summer. **$429,000** #11254 MLS#16007268

NEW

**1945 31ST STREET**
In-town, level lot with utilities already installed. Alder manufactured home removed several years ago. **$45,000** #11249 MLS#16630188

NEW

**LOT IN COAST VILLAGE**
This lot has upgraded electrical and has been a rental/recreational lot for several years. Beaches, parks, shopping, recreational facilities nearby. Buy now for possible retirement spot later - manufactured home, site built OK. **$39,000** #11251 MLS#16360482

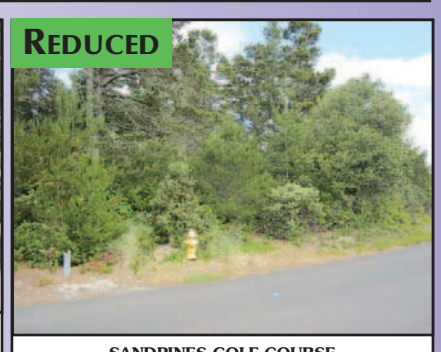
NEW

**1600-184 RHODODENDRON DRIVE**
Looking for a retreat at the coast? Here it is! 2 bedroom, 1 bath charmer located in a 55+ gated community. You own the land as well as the home. Separate 12 X 16 finished bunkhouse for those guests who want to come visit. Swimming pool, hot tub, tennis court, meeting room, water, sewer, garbage and cable TV included in the low HOA fees. Come for the weekend or full time living. **$60,000** #11253 MLS#16684016

REDUCED

**COAST VILLAGE**
Nice home in gated park, partially fenced, easy access to front gate. This property was formerly a rental. Would make a nice weekender or live here full time. There is room/hook up for an RV. **$68,500** #11198 MLS#16444060

REDUCED



**SANDPINES GOLF COURSE**
Here is your chance to start from the ground up with your golf course dream home. Large lot that backs up to common area in Sandpines. **$65,000** #11226 MLS#16517001

### 20 Acre Coastal Farm

NEW

**VINTAGE 5 BEDROOM FARMHOUSE ON 20 ACRES**
This is a rural prize. 20+ ac nestled in a private valley/meadow surrounded by forestland abounding with wildlife. Complete with salmon creek, this original farmhouse is occupied by the second owner. There are several out-buildings, wonderful garden, room for livestock. There is even an incredible "forever view" potential homesite. If you have been looking you have now found it. Priced to sell. **$369,000** #11256 MLS#16406445

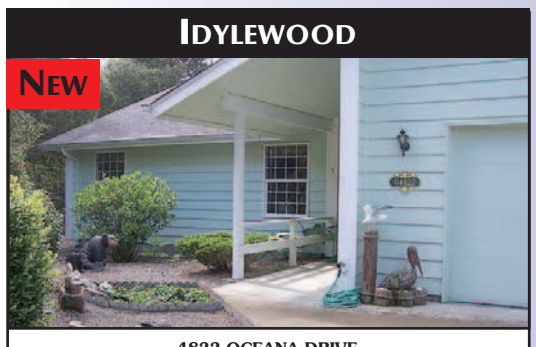
### Greentrees

NEW

**GREENTREES EAST**
Quiet, private, and tucked away in Greentrees. You'll be amazed at this quality, light & airy home with great kitchen, cozy woodstove in living room and much more. Vaulted ceilings, 2 living areas, skylights, ceiling fan, and great floorplan. Shows excellent inside & out. **$175,000** #11250 MLS#16439553

### Idylewood

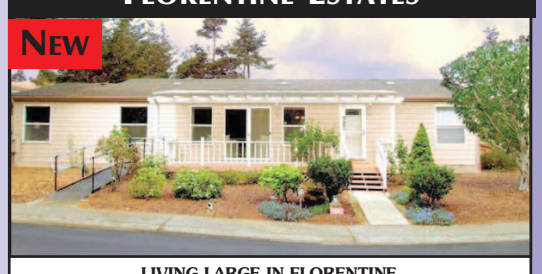
NEW



**4822 OCEANA DRIVE**
One owner home, new siding & new deck 2015. Well maintained, pride of ownership, over-sized garage, RV parking with water & electrical hook-ups, landscaped. Family room with propane fireplace. **$299,000** #11245 MLS#16176443

### Florentine Estates

NEW



**LIVING LARGE IN FLORENTINE**
Newly updated throughout. New hickory floors, new laminate counters in master bath & kitchen AND no more wallpaper with new textured walls and paint. Like a new house. Separate bedroom wings in over 2200 sq feet. Attached is a large RV garage and single car garage. Covered front porch, back deck, breezeway, and a craft room round out this lovely Glen River home. **$284,500** #11244 MLS#16238253

REDUCED SALE PENDING

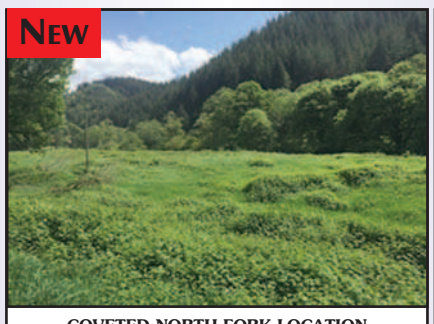
**88430 4TH AVENUE**
Listen to the surf from this immaculate home just a short walk to the beach. A short walk to a sunset dinner at Driftwood Shores! One of the few with a 4 car garage! **$244,900** #11214 MLS#16637274

### Commercial

REDUCED

**OPPORTUNITY KNOCKING**
For investors & entrepreneurs alike. Appealing & affordable Old Town location, adaptable to a variety of uses. Shops, galleries, offices, salons, would all be a terrific fit for this like-new commercial building. Be where the action is in charming Old Town Florence! **$148,750** #10987 MLS#15528021

NEW



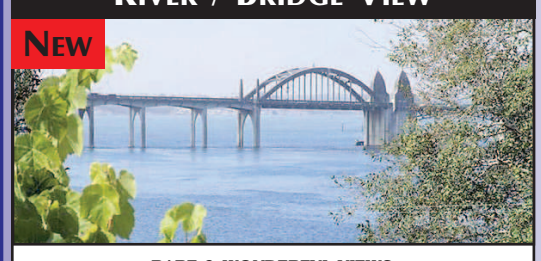
**COVETED NORTH FORK LOCATION**
Out of the wind and fog. 8 acres riverfront country property. River runs through it. Enjoy peace, solitude, and sunshine. Lots of previous land-use work done by owner. Now buyer's turn to finish and build dream home! **$150,000** #11243 MLS#16621721

**5528 BUCK LAKE DRIVE**
Are you looking for a newer home in the country but close to town? This may be the one you are looking for. Country living, just a few minutes to shopping. A semi-private setting on a little over a half acre. Also includes a damaged 44 x 44 shop with lots of potential for someone with building skills! **$219,000** #11231 MLS#16284234

**5590 HUCKLEBERRY LANE**
Coveted south lakes area location: sunshine & privacy! This 3 bedroom home features hardwood floors and a cozy woodstove. Separate entrance to 3rd bedroom suite, perfect for extended family or home office. Full acre with sand volleyball, 31' RV garage/shop, privacy and fruit trees. Close to town but with a country feel. **$349,900** #11219 MLS#16269967

### River / Bridge View

NEW

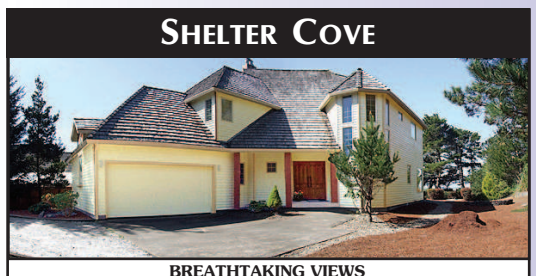


**RARE & WONDERFUL VIEWS**
Directly across the water from Old Town Florence with spectacular views of Old Town, Siuslaw River & Bridge. Top-end 2004 manufactured home with oversized custom windows to enhance the views. Country privacy on 1/2 acre, 2 minutes from town. Laminate floors, stainless steel appliances, tile accents and cozy corner fireplace. Oversized garage w/ workbench. Wired for security. **$295,000** #11246 MLS#16264529

### Leased Income Property

**ATTENTION INVESTORS**
Great rental income: Home is leased at $990/mo thru November 2016 and tenants would like to stay!! Cute 3 bedroom home w/laminate floors and fenced yard. Newer roof and int/ext paint. Put your money to work with a 7.5% cash on cash gross return. Do not disturb tenants. No showings without a pre-approval letter or proof of funds. **$159,000** #11236 MLS#16356036

### Shelter Cove



**BREATHTAKING VIEWS**
Where privacy and perfection prevail, this one of a kind Shelter Cove home expounds class and charm from every corner. Breathtaking views from walls of windows. 2 bedroom, 2 baths & a powder room in the main house and a full bath in the bonus room with kitchen, living, and sleeping area; a great space for the lingering guests. Birch & Oak plank flooring throughout; unique birch cabinets & copper faucet in kitchen. Floor to ceiling rock fireplace with cross-membered Open Beams in the living room. **$675,000** #11232 MLS#16528198

### Woahink Lakefront

Overlooking the natural beauty of Honeyman State Park and nestled in a quiet cove on cherished Woahink Lake is this 3260 sq ft, 3 bedroom and 3 bath contemporary home with office loft, comfortable living, dining and family room, detached double garage with upstairs caretakers apt., astounding rhododendron filled lot leading down to boat house and dock with sun deck. Call to make an appointment. **$695,000** #11239 MLS#16450701

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