

"We're next to the Bridge"
100 Hwy. 101, Florence, OR

**COLDWELL
 BANKER**

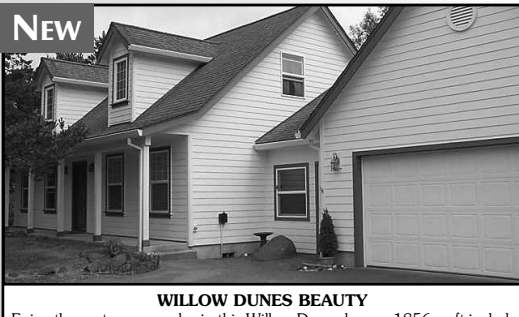
COAST REAL ESTATE

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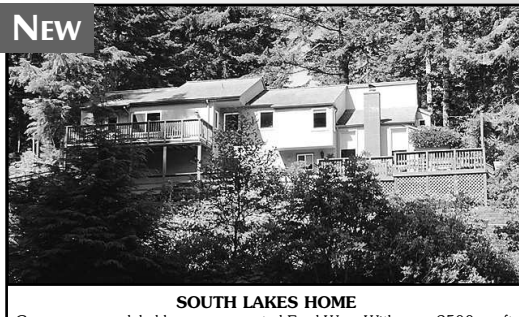
NEW LISTINGS & PRICE REDUCTIONS FOR THE WEEK OF JUNE 29TH, 2016



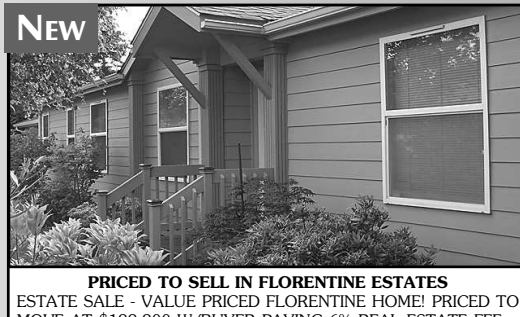
NEW
1690 35TH STREET
 Established neighborhood of ranch style homes. Seller has removed all carpet & had painting & cleaning done. Small backyard with deck, partial fencing. Located right off Highway 101. Easy access to shopping, hospital & recreational facilities. **\$190,000** #11290 MLS#16643372



NEW
WILLOW DUNES BEAUTY
 Enjoy the custom upgrades in this Willow Dunes home. 1856 sq ft including Granite countertops, hardwood floors, stainless steel appliances, enclosed sun porch, laundry room & deck. Master bedroom suite and 1/2 bath on main floor, 2 large bedrooms, full bath and lots of storage upstairs. .39 acre lot in private setting. **\$329,000** #11293 MLS#16204515



NEW
SOUTH LAKES HOME
 Gorgeous remodeled home on coveted Ford Way. With over 2500 sq. ft, this 2 story home has all new laminate flooring and a beautiful updated kitchen with granite, new cabinets and noteworthy appliances, including a gas range. Outside is new decking and redone gardens. This half acre home has a large shop & shared dock rights on Woahink Lake. **\$569,000** #11295 MLS#16235139



NEW
PRICED TO SELL IN FLORENTINE ESTATES
 ESTATE SALE - VALUE PRICED FLORENTINE HOME! PRICED TO MOVE AT \$199,900 W/BUYER PAYING 6% REAL ESTATE FEE + SELLERS CLOSING COSTS. Seller paid \$257,900 11 years ago. Many upgrades and well-maintained home. 2 BR/ 2 BA w/pellet stove, skylites and even a Murphy bed. Roof and exterior paint are newer and PB plumbing has been replaced. Priced to sell - won't last long. **\$199,900** #11296 MLS#16274842



NEW
COAST VILLAGE
 In Coast Village, a park model with Ramada, 2 tip-outs, deck, bunkhouse with bunk beds, washer & dryer, extra refrigerator, 1/2 bath, its own water heater. Includes all furniture in RV including 2 TV's, space heater. Owner owns propane tank. Lots of parking. Firepit. **\$92,500** #11291 MLS#16248320



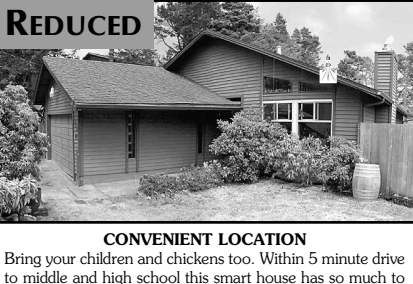
NEW
689 RHODODENDRON DRIVE
 Cozy little home sitting back off the road in the trees. Small patio off the dining area. Small creek runs through the property. **\$82,900** #11292 MLS#16189614



NEW
COAST VILLAGE LOT
 Great RV lot with 2 hook-ups and a storage area. Upgraded electrical in place. Lots of extra parking room for DWMH or site built home for future development. **\$47,000** #11294 MLS#16692649



NEW
THE PRICE IS RIGHT
 So "Come on Down" and step into this sweet home that has been manicured front and back to make the outside living as pleasant as the inside. 3 bedrooms/1 bathroom open living in kitchen, dining and kitchen in a little over 1,000 sq ft. Light flows in from the south facing backyard with a lovely patio space and room for children-*r* &/or Fido to play behind a privacy fence. **\$174,500** #11297 MLS#16131115



REDUCED
CONVENIENT LOCATION
 Bring your children and chickens too. Within 5 minute drive to middle and high school this smart house has so much to offer a growing family. Move-in ready with new laminate floors, newer paint thermal pane windows throughout. A fenced yard to toss the ball around or play with the dog. Fireplace in separate living area with a bank of windows to watch the hummingbirds. Top of the line stainless appliances. Buy now & enjoy your summer in privacy & out of the wind. **\$244,500** #11285 MLS#16660791



BEACH RETREAT DONE RIGHT!
 Custom built, former tour of homes, one block from the beach. Quality details, bright open spaces and snapshots of the ocean make this a great value. 2200 square feet with bedroom on main level, separate guest quarters below and sunset level "Crow's Nest" sleeping space. Currently, an income-producing vacation rental, this would make a terrific full-time abode for the aspiring beach bum. Make this one your find of a lifetime. **\$389,500** #11281 MLS#16200485



CUSTOM ON THE CORNER
 Enjoy the quiet corner with this custom built 2 bedroom, 2 bath home. Double garage, brick fireplace with built-ins. Large deck for entertaining in private backyard. Master bedroom with dual sinks, walk-in closet & shower. Laundry room with washer, dryer & sink. Extra room for office or hobbies. **\$238,500** #11278 MLS#16033604



WILD WINDS BEAUTY
 Enjoy the quiet surroundings at #23. 1638 sq. ft. of open living, large country kitchen, walk-in pantry, vaulted ceilings and beautiful gardens. 2 bedrooms, 2 bath, double car garage and front porch to watch the sunsets. Pride of ownership shows everywhere. **\$238,500** #11275 MLS#16253193



SUMMER-SURPRISE
 Fixer-Upper on beautiful acreage! 1979 manufactured home, 1152 sq ft, 3 bedroom, 2 bath, two covered porches and large out-building needing skillful attention and care. Here is a south of bridge location with almost four beautiful acres; level home site and wooded surroundings. Make this fixer upper your beautiful, private and serene new home in the country! **\$149,500** #11269 MLS#16458749



12108 E MAPLETON RD.
 3.66 riverfront acres & view. 32 x 30 foot RV garage & covered parking. All the comforts of country living within a 20 minute drive to Florence. Wrap around deck. Apple trees, fenced yard. Excellent white water river views. Excellent fishing hole! **\$275,000** #11221 MLS#16657511



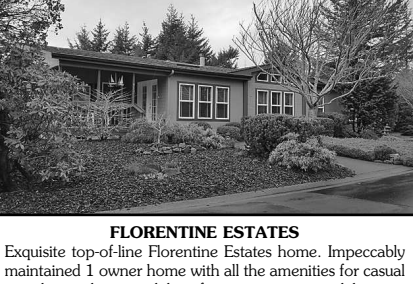
CUSTOM BUILT WILLOW DUNES HOME
 Adjacent to Ocean Dunes Golf Course. Enjoy golf course living in your exquisite custom home w/ 4 car garage. No detail left unattended, this home has everything ready for ultimate enjoyment & entertaining. Amazing chef's kitchen, cozy corner fireplaces, covered outdoor living & much more. A must see. **\$575,000** #11213 MLS#16472315



BRIDGEPORT LANDING, THE BEST & RAREST
 Rare Bridgeport Landing condominium, exquisite, ultra-quality 2 bedroom, 2 bath, secured covered parking, granite, gas fireplace, wonderful river/bay view from covered deck, huge pantry & closets, atrium gathering commons, solid doors & attention to smallest details throughout, extra storage & all appliances included. This could be your home on the bay front in Florence. **\$347,500** #11203 MLS#16348455



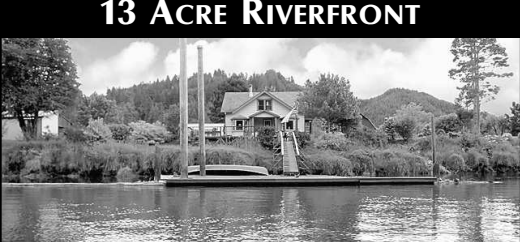
TOP QUALITY - CUSTOM DESIGN
 2013 Carter Bros. built home with sweeping view of the North Fork of the Siuslaw River. Pasture and wooded views from every window! Ductless heat pump provides cool air (you'll need it here in this banana belt!). Propane fireplace cozies up your rainy days! RV hook-up, guest studio and large workshop/storage building. Mature landscaping, cedar grove, must see! **\$554,900** #11190 MLS#16488210



FLORENTINE ESTATES
 Exquisite top-of-line Florentine Estates home. Impeccably maintained 1 owner home with all the amenities for casual yet elegant living: solid surface counters, wood burning fireplace, den with built-ins like a library. New roof in 2015 & all new interior/exterior paint. New double ovens & a "ReBath" accessible tub. All of this within a gated 55 & over community with clubhouse, tennis, and pools. One of the best retirement communities on the entire Oregon Coast. **\$325,000** #11177 MLS#16680868



YOU WANT QUALITY & ONE OF A KIND?
 This is not a common ranch home. Architect designed in Heceta South, this is dramatically unique in every way. Attention to smallest detail & continuously maintained. Almost 2600 sq ft, 4 BR, 3.5 BA, oak floors, granite, cedar sided, knotty pine, solid panel doors...all custom. Nestled on a fully landscaped & private .78 acre beach area lot you will be enchanted realizing you found your way home. **\$387,000** #11183 MLS#16211982



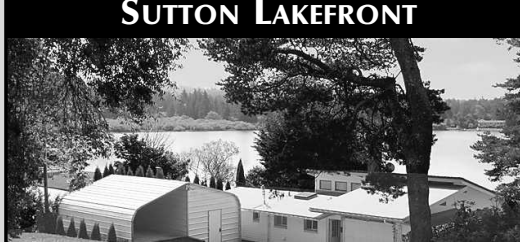
13 ACRE RIVERFRONT
SIUSLAW RIVERFRONT HOMESTEAD
 Easy access from Hwy 126, park your auto in your garage & boat over to your farm that has been in the same family for over 90 years This is a rare opportunity to own this great farm house with 2 registered docks. Included is the Old Barn that you can see from a lovely covered deck attached to the house; outdoor living at its best. Sit on the riverfront deck & watch the world go by, or fish to your heart's content! **\$297,400** #11273 MLS#16237240



SUTTON LAKEFRONT
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



WOAHINK LAKEFRONT
WOAHINK LAKEFRONT HOME ORIGINAL
 This is a rare find. This home has been loved and meticulously maintained by the same family since built in 1979. It is totally original and shows care and love. With over 2500 sq ft, 3 bed and 2 bath, floor to ceiling stone fireplace and great decks, vaulted wood ceilings, this solidly constructed Carter Bros. built home has a lower level family room and easy walkout access to the lake level landscaped grounds. Boasting broad water views and easy access to a great dock this home is ready to be appreciated by new owner. **\$595,000** #11242 MLS#16210017



SUTTON LAKEFRONT
SUTTON LAKE WATERFRONT
 In an idyllic setting, south facing lakefront home with dock. Enjoy kayaking, swimming, fishing and all a lakefront home has to offer. Over 1300 sq ft, 2 bedroom, 2 bath close to beaches and with views of the lake from almost every room. Lots of storage for your lake toys. **\$375,000** #11228 MLS#16524551



Watch for our NEW Property Guide inserted in Siuslaw News Saturday, July 2, 2016