



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

**COLDWELL
BANKER**

COAST REAL ESTATE

541-997-7777

FEATURED LISTINGS FOR THE WEEK OF JULY 20TH, 2016

NEW

CUSTOM CRAFTSMAN
Close to schools, park, and town. Relax in the large living room, dine in the beautiful kitchen/dining room. Snack at the granite breakfast bar. Tile entry, hardwood floors, granite in bathroom & kitchen. Fireplace, deck, storage shed & playhouse. RV parking, large fenced backyard, 3 bedroom, 1.5 bath, 1720 square feet of living. You have to see this one before it's gone! **\$259,000** #11308 MLS#16316998

NEW

SOUTH LAKES COUNTRY HOME - AFFORDABLE!
This is the real deal. Approx. total 1900 sq ft (470 sq ft unfinished basement), 4 bed 2 bath country home on Boy Scout Road with oversized detached shop/garage and attached single garage, pine floors, newer roof, fresh exterior paint, skylites, dog kennel and lake view. This is priced to sell now at \$259,000 and you better hurry. **\$259,000** #11310 MLS#16642569

NEW

RARE OPPORTUNITY
Rare opportunity to own approx. 1/4 mile of Siuslaw Riverfront acreage. Featuring 6.86 acres with large 30 X 60 barn/shop, 30 X 50 greenhouse, an excellent well plus 2,500 holding tank, gardens and beautiful grounds. Enjoy your own private beaches and swimming holes on the river. The home was expanded and remodeled in 1999 and includes large rooms (kitchen, dining and living) with lots of windows to look out at paradise. **\$279,900** #11313 MLS#16227183

NEW

DEVELOPMENT OPPORTUNITY
Development property in the heart of Florence. 16 acres next to Sandpines Golf Course, 37th & Oak access point, 35th Street frontage. Heavily wooded and filled with native vegetation for privacy. Ready for your next development project. Flexible pricing strategies. 12.5 acres available for **\$667,000**. 3.56 acres available for **\$285,000**. All 16 acres for **\$750,000** #10994 MLS#15426589

NEW

GREENTREES EAST
Adorable move-in ready 2 bedroom, 1 bath. Oversize 1 car garage with your own private covered patio and yard-like oasis. Includes washer, dryer, refrigerator and new standing freezer in garage. Here is your chance to own lot and home in Greentrees 55+ community at a great price. **\$82,500** #11312 MLS#16471151

REDUCED

AFFORDABLE LIVING, LARGE LOT AND CONVENIENT LOCATION
Cozy 800 sq ft, 2 bdrm located at 9 Village St in gated Coast Village. This 1971 Brunswick has been thoughtfully recreated into a snug versatile and affordable home with a separate 200 sq ft studio as well as 2 additional out buildings. Great features include a south facing greenhouse, sky lite, tile, and Philippine mahogany paneling. All this on a large private lot. **\$84,000** #11201 MLS#16467621

NEW

COAST VILLAGE
This home is located only a block from the clubhouse, laundry and post office. Nice private fenced yard with storage and tool shed. 2 parking areas. **\$75,000** #11311 MLS#16615917

NEW

1600-76 RHODODENDRON DR.
Laminate flooring in living, dining, hallway & kitchen; bathrooms have linoleum. Double pane windows & second water heater in kitchen - instant hot water. New furnace in 2014. Walk-in soaking tub in master bath. 2 decks, workshop & walkways along house. **\$89,000** #11307 MLS#16475794

NEW

BOOTH ISLAND
Island lots on Booth Island, Siltcoos Lake - excellent and very rare, lakefront, 5 tax lots totaling 1.2 acres. Several vacation cabins are on island. Great fishing; no utilities, boat access only. This is extremely unique and a wonderful opportunity. Same owner for many years. **\$139,000** #11305 MLS#16572975

FLORENTINE ESTATES

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** #11243 MLS#16680868

OCEAN VIEW

OCEANVIEW CONTEMPORARY... "GLASS HOUSE"
This is a great opportunity that offers excellent flexibility income & owner use. Over 2200 square feet, 3 bedroom, with 4th bedroom/office option, 3 bath dual level home with 2 kitchens with superior quality details. Spectacular ocean view, hardwood floors & fully furnished. Continue using as a vacation rental or split with personal use or two families. No disappointments. **\$495,000** #11165 MLS#16327449

LAKE VIEW ACREAGE

SUSTAINABLE LAKE VIEW PASSIVE SOLAR HOME
Attention to small details, this home is "green" designed passive solar contemporary, solar hot water, radiant floor heat, Tulikivi soapstone fireplace/oven, Brazilian cherry & ceramic floors, Shaker style wood doors/cabinets, granite & stainless kitchen, 3100 sq ft, 4 bedroom & 3 bath. Home is wired for commercial speed internet. Nestled on 2.8 acres Woonink lake view parcel with deeded access, fenced garden. Adjacent acreage available. **\$669,000** #11140 MLS#15598998

OLD TOWN CONDO

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

RIVERFRONT 3 ACRES

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

NORTH FORK 8 ACRES

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

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 Trux 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

RIVER / OCEAN VIEW

MILLION DOLLAR VIEW!
Pacific Ocean view & Siuslaw Riverfront, contemporary custom built 2105. 3 BR, 2 BA, open floor plan. Vaulted ceilings, propane fireplace, hardwood flooring, custom Portugal granite throughout. Honey maple cabinetry. Master suite with privacy deck, Trux deck & raised garden area. Extra fenced area for parking. Located across from Shelter Cove's common area. Property includes extra view lot for a total of .76 acre. **\$499,900** #11186 MLS#16425782

NORTH AREA

CUSTOM CONTEMPORARY ELEGANCE
Green vistas out every window. Decks on southwest side for best sun exposure. View of lake from upper level. Large pantry in kitchen. All stainless appliances stay. Must see! **\$329,000** #11193 MLS#16433717

HUGE RV GARAGE

NESTLED IN SEA WATCH
This home has everything on your wish list in one total package. South facing sun room off of the family room and master has a pellet stove for chilly days. Huge RV garage, 51' X 23' for those toys, plus exterior RV parking and full hook ups for visiting family and friends. 3 car garage attached. **\$549,000** #11145 MLS#15245723

COMMERCIAL

OPPORTUNITY, OPPORTUNITY, OPPORTUNITY
Opportunity for investors or entrepreneurs. Commercial building and land in prime location. 120 feet of Highway 101 frontage, ample parking and great visibility. Upgraded building with heat pump. Goal 1031 exchange property. Leased through Coastal Property Management and tenant attends to all interior maintenance. Solid tenant track record - in 2 of a 5 year lease. **\$399,000** #10578 MLS#15263634

COMMERCIAL

RE-DEVELOPMENT OPPORTUNITY
In the heart of Florence's business/commercial district. 130' Highway 101 frontage with older commercial building & 2 old, uninhabitable homes on Laurel Street behind. Many possibilities exist here...combination of commercial live/work space, multi-family, commercial/retail. A rare opportunity. **\$399,000** #10723 MLS#13463033

COMMERCIAL

2465 HWY 101 - KFC BUILDING
Excellent commercial building on the Highway in the middle of bustling business district. Formerly a KFC restaurant for many years. Ample paved parking, covered drive thru. Well maintained building throughout its life. Same owner since new. Ready for your next commercial venture. **\$374,000** #11173 MLS#16105246

IN TOWN WITH SHOP

VERY WELL BUILT AND MAINTAINED
Improved city home with an isolated shop on 1/2 acre. In town, yet it has the feel of being out in a rural area, with a back patio overlooking a wetlands area with lovely birds and wildlife in refuge. Contemporary custom with a retro-split level design very open and livable. Kitchen countertops are custom concrete. The phrase people use to describe this home is "Oh, so cool." Plus huge shop! **\$325,000** #11149 MLS#15271262

NORTH AREA

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

BEACH AREA

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. **\$207,500** #11257 MLS#16395052

ACREAGE IN RESERVE

LOT 99 - THE RESERVE
2+ acre lot in The Reserve. Level & ready to build on, this site is one of the best available parcels; room for home, RV garage & more. Building pad level & ready to go. 2100 square foot home plan design included; just needs buyers finishing touches. Renewed septic permit included. **\$119,500** #11268 MLS#16059979

WILD WINDS

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. **\$235,000** #11275 MLS#16253193

4 BR / 3 BA

1920 WILLOW LOOP
You'll be pleasantly surprised when you step through the front door of this spacious and comfortable home in town, designed for easy living. Quality features throughout including Peterson-built cabinetry and Cortan counters. Brick fireplace, large master suite, recessed lighting and fenced rear yard complete the package. **\$274,900** #11300 MLS#16296265

MOVE-IN READY

IN-TOWN HOME
A great home in a great neighborhood. 3 bedrooms with 2 baths. Interior just painted and all new carpets throughout. New range. Plantation shutters. Cozy family room with wood stove and slider to covered deck. Slider to deck off master bedroom. Large over 1/4 acre lot with lots of vegetation. Fenced yard with two storage sheds. Don't miss out on this one. **\$255,000** #11306 MLS#16074302



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While touring the area

CYAN MAGENTA YELLOW BLACK