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2016 BEST OF FLORENCE

Real Estate Office

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



COLDWELL BANKER

COAST REAL ESTATE

541-997-7777

FEATURED NEW LISTINGS, PRICE REDUCTIONS & UPDATES FOR THE WEEK OF NOVEMBER 1ST, 2017


NEW

WHITE WATER OCEAN VIEW

Panoramic ocean and jetty views from elevated .38 acre site. Superb finish work & craftsmanship and quality materials throughout. Custom wood-paneled elevator for care-free 2 level living. Large expanses of view windows to take in the sights and sounds of the ocean. Custom built-ins, propane FP for cozy ambiance in the winter. This is one of the nicest view homes currently on the market. **MOTIVATED SELLER...Submit all offers!! \$699,950 #11370 MLS#16372567**

REDUCED



SOUTH SHORE ESTATE

One of a kind custom home. 165 feet lakefront on Woahink Lake; gated community. Panoramic lake views with expansive spacious rooms. 3 large bedroom suites; top grade luxury appointments & Hi-end appliances, SubZero fridge. Walk-in pantry; solid wood doors & millwork; white oak hardwood floors; 2 gas fireplaces, temp controlled, granite & brick. Front patio & huge back deck for entertaining. RV parking with full hook-ups. Boat dock, 840 square foot finished shop. Sellers offering a \$25,000 credit to buyer for discretionary personal preferences. **\$975,000 #11466 MLS#17629353**

NEW



114 ACRES

114 ACRES. Privacy with coastal mountain & ocean view. Newer Lindal cedar home built to owners specifications adds to overall quality of property. Property is designated tree farm with short & long term tax benefits available. Working metal shop with access roads to reach areas of property. Fixer or tear down manufactured home also on property. Seller states that: 80 acre section may qualify as an additional building site. **\$1,567,000 #11551 MLS#17522189**

NEW



3741 NANDINA DRIVE

SANDPINES EAST: New construction, Umpqua X model home. Featuring dramatic 12 foot high ceiling in the great room which includes extra high windows for view. Quartz countertops in the kitchen, stainless steel appliances, custom soft close cabinets, roll-in shower and heated floor in master bathroom, mini-split heat pump for heating and cooling. New gated community includes ponds & nature walking trail that parallels the golf course. **\$336,305 #11553 MLS#17514294**

NEW



1204 YEW COURT

Immaculate & move-in ready, this home in Coastal Highlands is the one to see. Walk in to a spacious vaulted living area w/skylights & ceiling fan. The kitchen is totally upgraded w/ siltstone counters, cabinets & stainless appliances. Bathrooms have siltstone counters & walk-in showers. The landscaping is perfect & virtually maintenance free. The gorgeous deck off the back is private & backs to open space. This is the best in-town living for the price. **\$265,000 #11549 MLS#17376020**

NEW



OLD TOWN CONTEMPRARY... ARTIST'S RETREAT

New to market and first time offered. Situated on a large corner lot, this open floor plan 3 BD, 2 BA has vaulted wood ceilings with skylights, stained glass, raised garden beds, sunny exposure, excellent privacy, upper loft master bedroom, security system and to top it off a huge 30x50 shop/garage that will delight your inner creative energy and need for a work space. Convenient location in the heart of Florence and Old Town. Well maintained and easy to see. **\$312,000 #11548 MLS#17184622**

NEW



1013 PRESTWICK CT.

Light floods into this impeccably appointed & maintained custom Carter-Bros built home. Over 2000 ft of open livable space located on a quiet cul-de-sac in gated SandPines backs up to greenspace and golf course. Living area features river rock fireplace, hardwood floors & opens into the heated sunroom. Spacious master suite with 2 walk-in closets, oversized tub/shower and sauna. Enjoy the sounds of the gentle waterfall in a glass enclosed atrium or from the cedar lined jacuzzi retreat. This home will not disappoint! **\$397,900 #11554 MLS#17057479**

4760 S HARBOR VISTA DRIVE

Fully remodeled beach area home on large fenced corner lot. Fresh and like new inside and out including, floors, paint, appliances, fixtures and more! Vaulted ceilings, sun-room and huge den that could be a third bedroom suite. Pack your bags; this place is move in ready! **\$325,000 #11541 MLS#17237733**

REDUCED



1622 16TH ST

Newer in town home next to bike path & Miller Park. This 1794 sq. ft. 3 bed, 2 bath home has laminate and tile throughout. Quiet dead-end street with fenced back yard. 2 car garage has additional attic space. Nice home w/all the modern amenities. Come see it! **\$269,000 #11530 MLS#17587599**

REDUCED



898 31ST WAY

Desirable 55+ Florentine Estates home has a bright open floor plan. This 3 bed, 2 bath 1782, sq ft home has vaulted ceilings, ceiling fans, ample storage and a split master floor plan. The kitchen has upgraded appliances, wood floors, skylight, and counters trimmed in tasteful tile work. The 2 car finished garage has extra shop and attic space and the huge backyard is virtually maintenance free along with vinyl siding. **\$239,900 #11525 MLS#17474256**

REDUCED



8 SEA WATCH PL.

New hardi-plank siding. New exterior trim and paint! This wonderful 1880 SQ FT home in desirable Sea Watch Estates is ready to move into! Lovely custom design offers a wide entry leading into spacious living room with porcelain enameled pellet insert in the fireplace. Formal dining plus light, bright eat-in kitchen with slider to the sun room! Master suite, cute little storage building, too! MUST SEE! **\$315,000 #11527 MLS#17048705**

1601-579 RHODODENDRON DR

ORIGINAL & EXCEPTIONAL. This is a fine example of a well-kept "original" & top model Silvercrest Chalet. Situated in a protected & private lot in Greentrees West, this 2 bedroom, 2 bath home has a fireplace, vinyl windows, membrane roof, all appliances, large covered entry, clean dry attached garage & an extra 10 x 36 bonus room. 1800 sq ft total. Priced to sell & sure to please! **\$189,900 #11542 MLS#17229121**


THE LAST OF THE BEST

WOAHINK LAKEFRONT LOT. Over 2 acres, lake level very buildable lot, with huge mature trees in Clearwater Cove. This is as rare as you will find. Located in an area of fine homes, this generous lot has room for your shop/outbuilding. This 2+ acres provides great privacy. Possible owner financing. One of the owners is a licensed RE broker in Oregon. **\$325,000 #11521 MLS#17014828**



OCEANFRONT CONDO

Oceanfront condo on renowned Heceta Beach. 3rd floor B unit features 2 BD/2 BA and 2 covered balconies. Enjoy years of family memories at the beach and enjoy the indoor pools, restaurant and more. Fully furnished and in the rental pool. 2016 gross income was 19,661. **\$155,000 #11506 MLS# 17174556**




5257/85 HERMAN CAPE RD

North of Florence .78 acre parcel consisting of 2 tax lots. Nice country location with easy on/off access to Hwy 101. Zoning allows for a residence - needs development approval through Lane County + utility installation. Priced accordingly. Affordable country property for your dream home! **\$59,000 #11507 MLS#17356128**



REEDSPORT LIVING

Affordable in town charmer. 1496 sq. ft. of living space, 3 bedroom, 2 bath. Large deck, fenced yard, oversized 1 car garage. Upgrades galore. Certified wood stove, covered front porch and convenient location to stores, dunes and the river. Priced just right at **\$165,000 #11498 MLS#17371967**



COUNTRY HILLTOP PRIVACY

Spacious tri-level home w/ ocean & territorial views, out of the wind & fog. Huge living room and modernized country kitchen. Heat Pump. 3 decks for outdoor living and entertaining. Enjoy the peace & quiet of the North Lakes area, just 10 minutes from town in this 3,000+ square foot, 4+ bedroom country home. **\$398,000 #11458 MLS#17452138**




4669 PACIFIC AVE

NOT A FIXER, BUT A FINISHER. Complete remodel started with permits but needs finishing and TLC. Tucked away from the street within easy walking distance to the boat launch at Siltcoos Lake in Westlake. Hardi Plank siding, 3 year old roof, laminate flooring and new carpet. Going to the Dunes? Just minutes to the Oregon Dunes National Recreation Area. Over 1/3 acre of yard fenced on three sides with room for all your toys. **\$135,000 #11494 MLS#17207009**




WONDERFUL SOUTHERN EXPOSURE LOT

Wonderful custom home site in Fawn Ridge West. Engineering & plans available. Please inquire. Southern exposure, nearly 1/2 acre lot filled with native vegetation. Level, usable lot, dense foliage & no neighbors to the south for privacy. Two stories allowed & potential ocean view from 2nd story. All underground utilities available. Fine custom homes all around with protective CC&Rs. Build your dream house near the beach! **\$55,000 #11451 MLS#17605472**




95661 HIGHWAY 101

Re-development site w/ white water ocean view. Approx. 1 acre elevated site, across the street from the beach. New homes on both sides, utilities there; replace existing old mobile w/ your dream beach house! **\$200,000 #11460 MLS#17580558**




5350 KNOLL WAY

YOU'RE A WINNER! Previous buyer paid for all the permits. Their loss makes you the winner. Ready to install your new manufactured home. Large level 1/4+ acre sunny wind protected lot with public water available makes this one great deal for you. Act now before the permits expire. **\$59,900 #11431 MLS#17186697**




HECETA SOUTH LOT 64

WONDERFUL WOODED PARCEL in Heceta South. Newer, nicer homes all around, this .34 acre parcel is covered with native vegetation and trees for privacy. All underground utilities available. Great area close to the beach and recreational opportunities. **\$55,000 #11416 MLS#17405519**



SHELTER COVE

Come build your new home in this beautiful gated community of fine homes. Views of the Siuslaw River and Pacific Ocean are just across the street at the viewing area. Power, water & sewer are available. Come live the Oregon Coast. **\$50,000 #11414 MLS#17054351**



WOODED HOMESITE NEAR SOUTH LAKES

Exciting new offering: 1.04 acres on heavily wooded, Woahink lakeview home site. Underground utilities, water and septic approved. Stick-built homes only with tree preservation setbacks. Offered with possible owner financing makes this a great opportunity to build now or later. **\$139,000 #11372 MLS#16117740**



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