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for Voting us

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100 Hwy. 101, Florence, OR

2016
BEST OF
FLORENCE
Real Estate Office

**COLDWELL
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COAST REAL ESTATE

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FEATURED NEW LISTINGS, PRICE REDUCTIONS & UPDATES FOR THE WEEK OF DECEMBER 27TH, 2017

NEW

1601 - 570 RHODODENDRON DR.
Exceptional total remodel. Owner's plans changed but not before re-building a beautiful home nestled right on the banks of the Siuslaw River. New windows, roof, new bamboo floors & subfloors, kitchen cabinets & granite countertops, SS appliances (unused), new bathrooms, huge jetted tub, open floor plan revealing stunning river & dunes view. Private view protected deck & 2 car garage. You won't find a better waterfront home in Florence for this price. **\$289,000** #11569 MLS#17675669

REDUCED

BETTER THAN NEW
Tires have been kicked and landscaping completed then Sellers say "need to go". Built in 2016 this Mann built house is 1506 sq ft with 3 bedrooms & 2 baths is as delightful as any decorator magazine pictures. On a quiet cul-de-sac & extremely convenient location it boasts granite counters, tile & laminate floors, vaulted ceilings, 30 year roof, patio & island deck in the back. A fence to be envied & a greenhouse round out most of the special features. Come see for yourself & you won't want to leave. **\$295,000** #11539 MLS#17370747

NEW

25 OCEAN DUNES DRIVE
Great location on the golf course. Lovely custom home approx 2500 sq ft, 3 bedrooms and 3 baths. Vaulted entryway, extensive use of high ceilings, skylights, oversized windows. Formal dining-newer remodeled cooks kitchen. Breakfast nook, living room w/ pellet stove, media room all with outstanding views of golf course. Lower level family room & 2 extra bedrooms and a full bath. Golf cart garage, shop and wine cellar. Nicely landscaped. **\$349,500** #11571 MLS#17232329

SALE PENDING

NEW

3611 HWY 101
Excellent commercial location @ U.S. Hwy 101 and 36th Street. 1/4 block w/ 2742 SF building and paved parking lot. Currently a restaurant, this property will provide a wide variety of uses w/ Highway District Zoning. High traffic, busy location in the heart of Florence. **\$245,000** #11567 MLS#17012099

4881 CLOUDCROFT LANE
A cozy and welcoming home in Idylwood Lush native vegetation for privacy with a natural feel for open spaces. Comfortable 3 BR / 2 BA home with fireplace. Wonderful kitchen / dining area with soaring ceilings + pantry. Home is move-in ready with age-in-place features. Call to see today! **\$335,000** #11565 MLS#17023057

2137 18TH STREET
This is an exceptional example of a freshly remodeled mid-century wonderfully landscaped 3 bedroom home complete with oak floors, fresh quality paint inside & out, new roof in 2011, huge pantry, deep mostly fenced yard that will delight the gardener in you. You will appreciate the heated garden studio that can serve many purposes. Owner has gone way beyond the cosmetics to make this a truly delightful home. Convenient location & easy to see. **\$235,000** #11559 MLS#17615494

2427 ROSEMARY COURT
WILLOW DUNES!! This is about as perfect as you will find. Exceptional Willow Dunes neighborhood, meticulously maintained & landscaped. 2056 sq ft, 3 bed 2 bath with open gracious floor plan, hardwood & granite, heat pump, central vac, electric fireplace, large garage with workshop, huge corner lot. No disappointments & priced to sell. **\$439,000** #11555 MLS#17546468

OLD TOWN CONTEMPORARY... 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

5345 PLUTO'S PROMENADE
This cozy, woody, home has it all, a big living room space to entertain guests. A lovely kitchen with lots of cabinet space, and multiple bedrooms. Upstairs also includes a full apartment. There is a great three car garage that includes a nice large shop. Outside there is a full deck, and a large backyard that allows plenty of room for all sorts of activities. **\$350,000** #11546 MLS#17186214

1601-579 RHODODENDRON DR
ORIGINAL & EXCEPTIONAL. This is a fine example of a well-kept "original" & top model Silvercrest Chateau. 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

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! **\$310,000** #11541 MLS#17237733

2390 SPRUCE STREET
Large corner lot w/ fenced yard. Room to park an RV or boat. Double car attached garage w/ lots of storage shelving. Home is one level w/ large family room, living room and eating bar in kitchen & large formal dining room. **\$237,500** #11533 MLS#17172220

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

OCEANFRONT CONDO
Oceanfront condo on renowned Heceta Beach. 3rd floor B unit features 2 BD/2 BA 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. Call today for more info. **\$155,000** #11506 MLS# 17147556

5101 COLTER STREET
If you love the Siuslaw River and Old Town Florence, this is the view-home for you! Looking down from the heights this unique home truly captures the beautiful iconic "postcard view" of both our river and town. Enjoy this view while outside on nearly an acre of property or enjoy the river and town inside through multiple large, view-windows. Over 3000 sq ft, 3BR, 3BA, upper and lower masters, Chef's gourmet kitchen, river rock fireplace, light-filled office, upper view deck, lower patio, 2 attached garages, and large RV garage. LIFE IS GOOD! **\$675,000** #11495 MLS#17588960

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, Sub-Zero fridge, Walk-in pantries, 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

WOAHINK LAKEFRONT WITH BOAT HOUSE
Over 3200 sqft, 3 bed, 3.5 bath lakefront home. Perfectly maintained, lush, rhododendron filled grounds, large detached garage with guest/caretakers quarters above. Covered boat/RV parking. Beautiful home nestled on .72 acre parcel overlooking Honeyman Park. On the lake's edge rests an exceptional boat house, dock & deck. This is the complete package offering dramatic yet serene lakefront living. **\$639,000** #11468 MLS#17066573

EXCLUSIVE WOAHINK LAKEFRONT ESTATE
\$100,00 PRICE REDUCTION...WOAHINK LAKEFRONT. Plans have changed and seller wants this home sold now! You will not find more value in a lakefront home, multiple bedrooms, 3 1/2 baths, extensive ceramic decking, lakeside patio and private dock, private 1+ AC home site with private gate and much more. Look at video and pictures to appreciate. **\$787,000** #11441 MLS#17199533

OCEAN VIEW 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. **\$448,500** #11165 MLS#16327449

RESTORED TRADITIONAL
lake home in Westlake/Dunes City with Siltcoos Outlet access & private dock. Lots of storage in full basement, workshop & tandem 2 car garage. Private backyard, terraced w/covered, heated deck for entertaining. Master bedroom suite & sun room overlook river. Family or game room upstairs. APPOINTMENT ONLY SHOWINGS! **\$429,000** #11410 MLS#17293339

87995 RIVER VIEW AVENUE
Deepwater riverfront custom home in Mapleton. Boat all the way to the ocean for fishing and recreation. Registered dock. Beautiful, site-designed home built in 1996 with views from every room. Brand new roof in 2016, heat pump, water heater & appliances. Expansive parking including 40' covered RV parking. 4 car pull-thru garage. 14 X 14 gazebo with hot tub. Full length river - side decking. **\$525,000** #11408 MLS#17066029

83051 SILTCOOS STATION RD.
This is your place in the country. Located on 5+ acres on Siltcoos Station Road, this 2240 sq. ft., 2007 Barrington has a 30x30 attached garage. This is an exceptional and rare opportunity. Beautifully placed with a spacious, livable floor plan, full appliance package and several upgraded options. This home has been carefully maintained and gently owner occupied. Enjoy the privacy and be comfortable with the quality. **\$289,900** #11393 MLS#16557673

AMAZING VIEW HOME!
View the beauty of Florence out to the ocean. Two-level, 3022 sq. ft. home, on the privacy of three lots offers seclusion, serenity and scenery! 3 bedrooms, 2.5 bathrooms; main floor master bathroom with jetted tub. Dining room with deck access. Living room with view windows, fireplace, and vaulted ceiling. Spacious lower level with large family room, bedrooms, office, storage & access to multiple decks. **\$399,900** #11405 MLS#17128192

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