



COLDWELL BANKER

COAST REAL ESTATE

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2016 BEST OF FLORENCE

Real Estate Office

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

FEATURED NEW LISTINGS, PRICE REDUCTIONS & UPDATES FOR THE WEEK OF JANUARY 17TH, 2018

GREENTREES BEAUTY



1600 - 217 RHODODENDRON DRIVE
2016 Energy Star custom Skyline DW mfg home has vaulted ceilings, 3 skylights & add'l new sunroom. Move-in ready 2 BR, 2 BA + den w/open floor plan. Sunny & bright front porch. Large kitchen w/all appliances incl. Under counter 3-stage water filtration syst. Laundry area w/washer/dryer & pantry. Watering system landscaping. Fenced area for small dogs & covered walkway from oversized 2-car garage w/shop area to back door **\$230,000** #11570 MLS#17491802

COUNTRY ESTATE



88187 HIGHWAY 101
COUNTRY ESTATE on 1.27 acres with meticulous landscaping. Custom craftsman built home with master, office & living on main floor. Upstairs with 2nd suite & guest room with bath. Bonus artist/hobby room, attached double garage. Adjacent guest or in-law quarters. Additional double 36' deep garage/workshop plus boat bay with 12' door. RV hook-up, dump & 50 AMP. **\$849,000** #11577 MLS#18241585

CUTE BEACH CABIN



SALE PENDING

88167 3RD AVE
Wooded area surrounds this cute beach area cabin. Has been used as a rental. Owners have cleaned, painted, and done repairs. Home is ready for new owners all you have to do is move in. Comes with furnishings! **\$175,000** #11573 MLS#17008212

MID-CENTURY CLASSIC



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

FAWN RIDGE LOT




LOT 13 FAWN RIDGE E
Very nice above grade lot in Fawn Ridge East. Gated Community. Beautiful, scenic homes in the neighborhood. All city services available and underground utilities. Area of fine custom homes. **\$53,900** #11576 MLS#18222956

NORTH LAKES AREA



89248 SUTTON LAKE DRIVE
This is the cabin in the woods with a backdrop of beautiful tall trees and a large yard, perfect for a garden, a shop and lots of toys. Cabin needs some TLC, but fishing on Sutton Lake is just down the street. A diamond in the rough! **\$150,000** #11572 MLS#17415074

COMMERCIAL HWY. 101 FRONTAGE



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

1 OWNER IDLEWOOD HOME



4881 CLOUDCROFT LANE
A cozy and welcoming home in Idlewood 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

AFFORDABLE 3BR/2BA



REDUCED

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. **\$235,000** #11533 MLS#17172220

WILLOW DUNES CUSTOM



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 W/SHOP



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. **\$295,700** #11548 MLS#17184622

BEACH AREA FULL REMODEL



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, sunroom and huge den that could be a third bedroom suite. Pack your bags, this place is move in ready! **\$310,000** #11541 MLS#17237733

GREENTREES ORIGINAL BEAUTY



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

BETTER THAN NEW!



CHARMING & MOVE-IN READY
New in 2016 this 1508 sq ft home features many upgrades including granite counters, tile & laminate floors, vaulted ceilings, covered back porch. Curb appeal includes an inviting front porch and new landscaping. Stepping into this light & cheery home your eyes will be drawn to an easy flowing floor plan with an office to the front and separate bedroom wings. Master bath has a step in shower with glass doors. Pantry in kitchen surrounded by Cherry finished cabinets. **\$295,000** #11539 MLS#17370747

1800 SF W/2 LIVING AREAS



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 RENTAL CONDO



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

OLD TOWN BUSINESS OPP.



HIGHLY SUCCESSFUL OLD TOWN RESTAURANT AND DELI
Homegrown Public House and Wildcrafter's Deli highlights organic, made-from-scratch foods in a NW cuisine. Emphasis is on locally foraged, farmed and fished seafoods, meats and produce with a seasonally changing menu. NW beverages are also featured with craft beers, wine, spirits and ciders. Come make it your own. By appointment only. **\$195,000** #11502 MLS#17511596

3000+ SF HILLTOP PRIVACY



COUNTRY HILLTOP PRIVACY
Spacious tri-level home on 1.58 acres 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. **\$382,000** #11458 MLS#17452138

2800 SF, 5BR HOME



LOCATION. LOCATION. LOCATION.
This beautiful in-town home is located in the middle of everything. 5 BR, 3 BA home is roomy enough for a growing family or separate living spaces. Ground floor features 2 BR, 1 BA, kitchenette area, laundry room, storage area, living area with slider to private backyard area. Upstairs, large master with walk-in tub & slider to deck, 2 more bedrooms, guest bath, open living room with beautiful brick fireplace & insert, built-in shelves, dining room & slider onto deck for grilling. The kitchen is updated with granite, double ovens, stainless steel appliances & storage galore. Power stairlift included if needed. Double car garage with workshop & storage. Wonderful home in a great neighborhood. **\$349,000** #11425 MLS#17034162

OCEAN, CITY & GOLF VIEWS



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

5 ACRES @ SILTCOOS STATION



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#16657673

4000 SF LAKEFRONT HOME



EXCLUSIVE WOAHINK LAKEFRONT ESTATE
\$100,000 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

RIVER, OLD TOWN & BRIDGE VIEWS



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

SILTCOOS AREA CABIN



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



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