



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



**COAST REAL ESTATE**

**541-997-7777**

**FEATURED NEW LISTINGS, PRICE REDUCTIONS & UPDATES FOR THE WEEK OF MAY 2ND, 2018**



**NEW**  
**815 7TH STREET**  
 WEST OLD TOWN BEAUTY - End of street privacy & seclusion. Quaint, charming & ready for you! New wood look vinyl plank flooring, bedroom carpeting, vinyl windows & ductless heat pump. Tiled kitchen. Single garage. Garden beds, garden shed & new fencing in front yard. Priced to sell & won't last long. **\$209,900** #11623 MLS#18000014



**NEW SALE PENDING**  
**5909 MERCER CREEK DR**  
 A cozy and welcoming home surrounded by lush native vegetation for privacy. This open plan with high ceilings and large windows makes for a great family home or great for retirement. **\$225,000** #11632 MLS#18519670



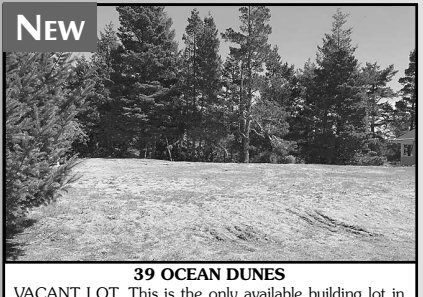
**NEW SALE PENDING**  
**3952 SPRUCE STREET**  
 One owner well cared for home. Comfortable & livable floor plan 3 bedrooms 2 baths. Living and dining area combined with vaulted ceilings and skylights. Kitchen with tile flooring & includes appliances. Newer carpet and roof! Covered entry and rear patio. RV parking and hook-ups. Beautiful mature landscaping, raised garden & out building. **\$259,000** #11633 MLS#18399212



**HECETA SOUTH BEAUTY**  
 Custom built 3 bedroom, 2 bath 1794 S.F. filled with light. Enjoy privacy on this .31 acre property. Brand new roof and skylight. Spacious kitchen with Corian countertops, top of the line appliances and breakfast bar. Breakfast nook that overlooks the large deck. Tile entry, high ceilings and master suite with jetted tub. Gated RV parking with hookups. Storage shed, art studio/workshop and raised garden beds. Pride of ownership shows in every detail. **\$364,000** #11497 MLS#18618637



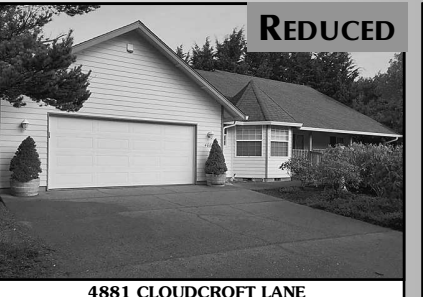
**REDUCED**  
**88149 3RD AVE**  
 Great Home! Walking distance to the beach. Completely new plumbing, fenced yard, new retaining wall for privacy, beautiful landscaping, quiet neighborhood, new fixtures in bathrooms, newly painted interior, new waterproof vinyl flooring (2018), and new wood laminate blinds (2017). **\$169,500** #11585 MLS#18371686



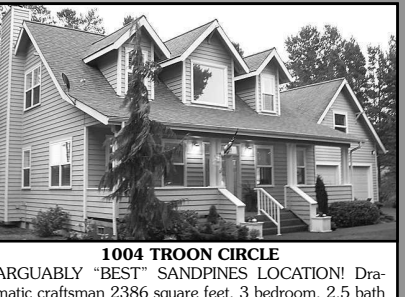
**NEW**  
**39 OCEAN DUNES**  
 VACANT LOT. This is the only available building lot in beautiful Ocean Dunes, a premier gated golf course community. Ocean Dunes Golf Links, designed by nationally recognized William Robinson, is a favorite & known for being both challenging & great fun. In a neighborhood of quality homes, this level & above the fairway building site is available with owner terms. **\$73,000** #11630 MLS#18409492



**NEW**  
**193 NOB HILL**  
 This property has been a rental for several years - water leaks have caused some mold problems. Please wear mask if entering the travel trailer. Value is in the lot. Upgraded electrical and sunny location. **\$65,000** #11629 MLS#18072735



**REDUCED**  
**4881 CLOUDCROFT LANE**  
 A cozy and welcoming 1 owner home in Idylewood. 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 vaulted ceilings + pantry. Home is move-in ready with age-in-place features. Call to see today! **\$319,900** #11565 MLS#17023057



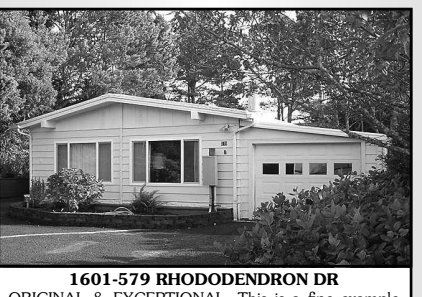
**1004 TROON CIRCLE**  
 ARGUABLY "BEST" SANDPINES LOCATION! Dramatic craftsman 2386 square feet, 3 bedroom, 2.5 bath home. Scenic wildlife & tranquil lake views on 2nd hole at Sandpines. Meticulously maintained home has everything one needs for elegant & stylish golf course living. Newer heat pump. Deck & grounds professionally maintained. Lodge themed bonus room above garage. Adjacent lot #5 also available for \$99,500. Excellent lake & golf course views. **\$439,500** #11583 MLS#18331191



**LOT 13 FAWN RIDGE EAST**  
 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



**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



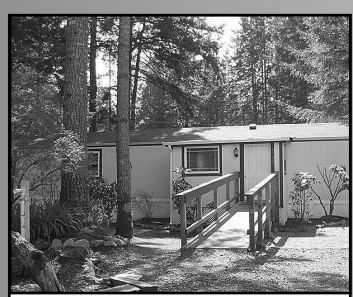
**1601-579 RHODODENDRON DR**  
 ORIGINAL & EXCEPTIONAL. This is a fine example of a well-kept "original" & top model Silvercrest Chalet. Situated in a protected & private lot in Greentrees West, this 2 bedroom, 2 bath home has a fireplace, vinyl windows, membrane roof, all appliances, large covered entry, 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



**BRAND NEW CONSTRUCTION**  
**4140 NANDINA DR**  
 SANDPINES EAST. Now complete, Chetco model home. 3 bedrooms, 2 bath, 2-car garage. 11 foot ceiling in the great room, quartz countertops in the kitchen, stainless steel appliances, custom soft close cabinets throughout, roll-in shower in master bath, Mini-Split heat pump for heating & cooling, Hardi siding, covered patio. This new gated community includes ponds & nature walking trail that parallels the golf course. **\$301,950** #11529 MLS#17455805



**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



**89488 SUTTON PLACE**  
 Cozy home completely remodeled - great weekend spot, vacation home or live there full time. Large corner lot, garden area, shop, garden shed, storage shed and extra parking. Large deck offers great area to sit and enjoy the natural surroundings. **\$165,000** #11615 MLS#18665750



**212 BOURBON ST**  
 This property has been a work in progress. Seller purchased as a repo. Property being sold "as is" 1973 Travel Trailer w/addition and upgraded electrical. Storage shed on side. \$25.00 Coast Village transfer fee to buyer @ COE. **\$78,000** #11595 MLS#18376715



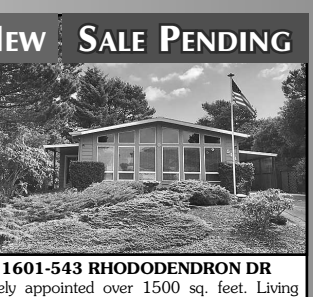
**TL#01400 ROYAL ST GEORGES DRIVE**  
 Nice lot in gated community with golf course accessibility. Build your beautiful custom home in Sandpines West. Filled with amazing and native coastal scenery. **\$52,300** #11614 MLS#18548531



**REDUCED**  
**4045 SPRUCE STREET**  
 This home features both a wood burning fireplace and a pellet stove as well as baseboard heat. Large family room with step up to dining area and slider to huge backyard with storage shed make this a roomy home. **\$255,000** #11621 MLS#18654975



**115 SAILOR LANE**  
 Cute getaway or live here full time. Beautifully upgraded lot complete with 2003 travel trailer. 2 storage sheds and 3 additional structures currently used as extra living space, one containing an additional half bath. Lots of amenities here - don't miss this one! **\$115,000** #11607 MLS#18391171



**NEW SALE PENDING**  
**1601-543 RHODODENDRON DR**  
 Nicely appointed over 1500 sq. feet. Living room with vaulted ceilings, skylight (solar tubes) and built-ins. Kitchen with eating bar, built-ins, dining area. 2 bedroom suites with updated bathrooms. Laminate flooring throughout this well maintained home. Attached sunroom with slider to patio area. Extended carport with small shop/storage. **\$222,000** #11628 MLS#18133264



**1032 ROYAL ST. GEORGES DR.**  
 BEAUTIFULLY CONSTRUCTED HOME on edge of the 5th hole at Sandpines, offering picturesque views of lake & wildlife. Positioned on coveted lot in Sandpines West, this home was built to entertain. Great room with heirloom hearth, propane fireplace, and built-ins. Smartly designed kitchen with walk-in pantry. Large master suite boasts his & her closets, sitting area, walk-in shower and jetted tub. A meticulous well-maintained home ready for your personal touches. **\$475,000** #11588 MLS#18054096



**PACIFIC VIEW BUSINESS PARK ACREAGE**  
 Nearly 40 acres of prime development property within the city limits of Florence. Located within the Pacific View Business Park District, zoning allows for a wide variety of commercial/industrial uses. Rolling terrain of dunes and native vegetation and views of the Siuslaw River and Pacific Ocean. Attractively priced to sell and opportunity awaits for your next venture! **\$875,000** #11600 MLS#18475527



**REDUCED**  
**QUALITY CUSTOM HOME - CENTRAL CITY LOCATION**  
 Central location close to shopping, library, justice center & medical facilities. 1597 SF, 3 BD, 2.5 BA. Great curb appeal. Backyard with deck creates tranquil private garden-like retreat with flagstone path to waterfall. Bright, spacious interior w/great room concept, large teardrop window, slider to deck & vaulted ceiling. Master w/large en-suite bath as does 2nd BR. Custom home with all comforts, make it yours! **\$330,000** #11619 MLS#18617731



**NEW**  
**EXCEPTIONAL WOAHINK LAKEFRONT HOME**  
 Designed for comfortable yet elegant lakefront living. Dock your boat (with lift & cover) & ski or wakeboard right from your property! Home features numerous upgrades including stainless steel & granite, gas fireplace with stacked stones, & huge 4 car garage. Gated & secure. Ready for summer fun on the lake! **\$649,950** #11622 MLS#18653835



Approximately 1 out of every 3 homes SOLD in Florence in 2017 was a Coldwell Banker Coast listing!

**COLDWELL BANKER**  
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