



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



COAST REAL ESTATE

541-997-7777

NEW



114 PARK VILLAGE LOOP
FIRST TIME ON MARKET: Original owner had some good ideas at time of the homes being built in Park Village. She expanded the original plan to 1464 SF, making the master bedroom and bathroom larger, living room larger, and added a butler's pantry. Charming & clean 3 bedroom 2 bath. Ready for new owner to love and appreciate this home thoughtfully designed fenced backyard. **\$315,000** #11954 MLS#20470928

2 INCOME PRODUCING DUPLEXES



1755 57 31ST STREET
Income property with long term tenants. 2 bedrooms / 1 bath and a single garage on each side. Brand new roof, gutters, sliders, and south side siding in 2019. Put your money to work! Rented at \$700 a month each with 1 tenant there for 10+ years the other approx 5 years. **\$249,500** #11951 MLS#20030222



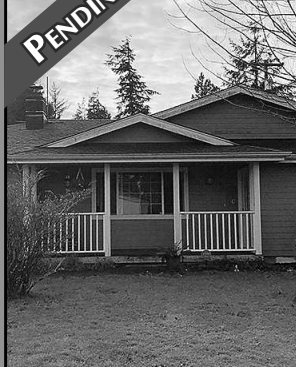
3491 97 W MYRTLE LOOP
Quality-built duplex in a great neighborhood. These are spacious 3 BR / 2 BA units of 1314 SF each w/ double garages. Each unit currently rented at \$925 and \$900 / mo. Put your money to work at a far better return than a savings account! Close to golf, beach, and recreational areas. **\$359,900** #11952 MLS#20563814

PENDING NEW



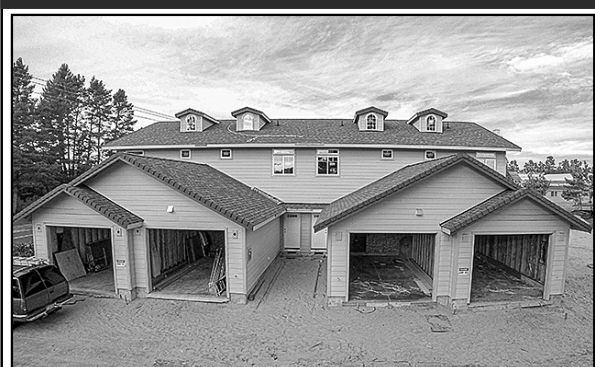
43 OCEAN DUNES DRIVE
Excellent property situated within the gated community of Ocean Dunes Golf Course. Desirable location. Only 45 other homes in this community of fine homes. Light & bright vaulted beamed ceilings & an entertaining ambience that's accentuated by a wonderful deck accessible from both living room & master bedroom suite. Mostly one level living. 2nd bedroom w/ bath and backyard deck access. Galley kitchen w/ under cabinet lighting, garden window & large pantry. Private spacious back yard garden. **\$409,000** #11947 MLS#20546511

PENDING NEW



2248 17TH STREET
LOTS OF POTENTIAL on this in town home. 2 bedrooms, 2 baths, skylights and vaulted ceilings. Open floor plan and large office. Fully fenced rear yard. Newer 40 year roof. **\$228,000** #11953 MLS#20503957

BRAND NEW TOWNHOMES



1630 32ND STREET
"OAK STREET COMMONS" New Townhomes! Great-room open floor plan, quartz kitchen countertops, Medallion Cabinets, all kitchen appliances included. Ductless heat pumps, waterproof laminate & carpeting. Two bedrooms, each with a private bath. Covered balconies. Attached finished garage. Interior Laundry Closet. Target completion first 4 townhomes MARCH 15, 2020. **\$279,000** #11945 MLS#19288288

NEW



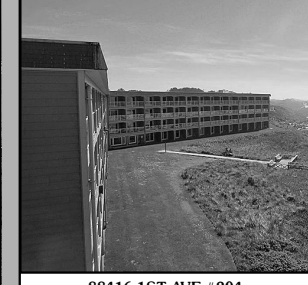
88416 1ST AVE B UNIT
Florence's only oceanfront condo complex: Driftwood Shores. This popular "B Unit" on the 3rd floor. It features 2 BR/2 BA and 780 SF w/ balconies overlooking the beach. Recent interior upgrades include granite counters, custom tile showers, and newer flooring and furnishings. **\$188,500** #11943 MLS#20616254

PENDING



88416 1ST AVE B UNIT
Florence's only oceanfront condo complex: Driftwood Shores. This popular "B Unit" on the top floor. It features 2 BR/2 BA and 780 SF w/ balconies overlooking the beach. Recent interior upgrades include granite counters, custom tile showers, and newer flooring and furnishings. **\$188,500** #11944 MLS#20590489

NEW

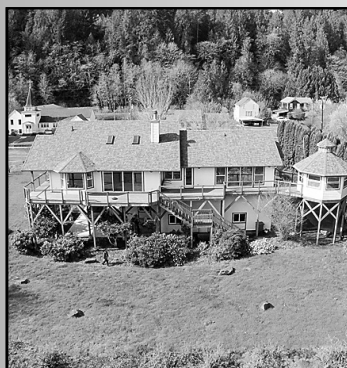


88416 1ST AVE #204
ON THE BEACH! DRIFTWOOD SHORES STUDIO RETREAT! This unit is second story up, offering privacy and security with a sweeping view of the awesome Pacific Ocean. Long term in the rental pool with remodel due to begin February 1, 2020 with completion planned for March 1st, just in time for spring season. Don't miss this investment opportunity at Florence's ONLY Oceanfront Resort! **\$98,500** #11948 MLS#20422135

WATERFRONT HOMES – LAKES, RIVERS & OCEAN



05333 LEAVITT LOOP
RARE WOAHINK CLASSIC...Located in a quiet cove an updated mid-century modern defines lakefront luxury living! Pride of ownership inside & out! Lush park like setting! Priceless views of Woahink Lake! Dock/boathouse access to the lake. Tasteful interior w/ inviting kitchen, formal dining room & spacious living room. Elegant master suite w/ bath & reading room lower and upper-level windowed porches offer beautiful lake views. **\$799,000** #11829 MLS#19019818



87995 RIVERVIEW 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. **\$515,000** #11408 MLS#17066029



280 RHODODENDRON DR. – RIVERFRONT!
Very rare in town architecturally designed home on the river w/ a 30 ft boat dock. Throughout the home are custom touches from solid cherry cabinets, maple floors that radiate heat, to Brazilian tilework. On each floor are ensuite bedrooms and exquisite views from almost every room including the 505 sq ft workshop/studio/bonus room. Shown by appt only. You won't be disappointed. **\$845,000** #11839 MLS#19013331

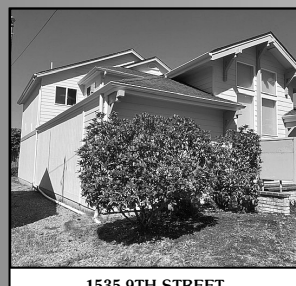


43605 STATE HWY 38 #40, REEDSPORT
BEAUTIFUL CONDO at the coveted Brandy Bar Landing complex. 3 decks for enjoying the stunning water views. 2 bedrooms, 1.5 baths, all new carpet & new vinyl flooring in the entry & kitchen. Your own private boat slip to access the Umpqua River where you can fish for salmon, bass, rainbow trout & more! Community boat launch, RV/boat parking & BBQ area. **\$165,000** #11940 MLS#19636035



89190 SHERWOOD ISLAND ROAD
This peninsula location is fantastic! Gated, private setting. Unblemished, wind protected southern view. Sutton Lakefront with over 3.5 acres of lush landscaping. Classic Tudor home with 4 BR, 3 BA & 2,784 sqft. Large, detached garage & shop. Potential income with guest house on property. This is the prior home of Kathryn Davis, watercolor, oils & impressionist painter & The Quiet Waters Gallery. **\$1,200,000** #11924 MLS#19542908

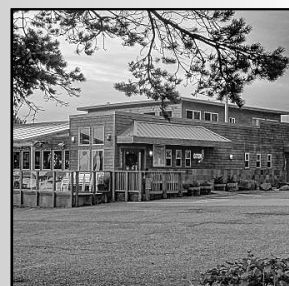
COMMERCIAL & MULTI-FAMILY PROPERTIES



1535 9TH STREET
Rare opportunity to acquire a well-maintained mix-used building in the heart of Florence. Ground floor commercial (2 spaces) w/ 2 residences above. 12 Paved parking spaces (3 covered), same owner since new, and pride of ownership shows. Great opportunity to expand your investment portfolio or acquire that "live-work" set-up you've always dreamed about. **\$392,500** #11893 MLS#19462600 & MLS#19305102



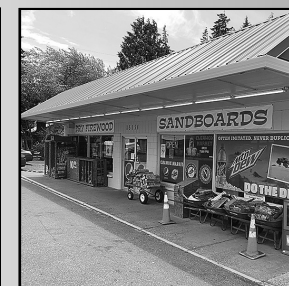
1958 17TH STREET
Income property in the heart of town! The same tenant for 20+ years, the current rent is \$1100/mo. The building is well maintained. Paved parking, alley access, conveniently located 2 blocks off HWY 101. Put your money to work and build equity! **\$229,000** #11929 MLS#19022848



131 N HWY 101 YACHTS
Rare opportunity to own a commercial restaurant building with residential apartment above. 5,177 square foot restaurant with a 576 square foot heated patio overlooking the Yachts River and Pacific Ocean. Highway 101 frontage with private and on-street parking. Upstairs apartment features 2 bedrooms & 1 bath. **\$795,000** #11938 MLS#19366041



LIVE / WORK OPPORTUNITY
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



88150 HWY 101
Great family business that has been owned by the same owner for 20 years. A great opportunity for a fun, profitable, turn key business. Great building with lots of upgrades, roof, awning, ductless heat pump, CCTV, some fridge cases. Separate wood business can be purchased with store. (See Broker for information) **\$450,000** #11865 MLS#19563227



COMMERCIAL DIVERSITY
Calling all lawyers, stylists, accountants, artists, massage therapists, consultants, craftspeople, booksellers, dentists & dreamers! This appealing & affordable commercial space in the heart of Old Town is just that - adaptable for use. Start planning today. **MOTIVATED SELLER.** **\$138,000** #11796 MLS#19640827



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