



"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 DECEMBER 30, 2020

NEW

1601 RHODODENDRON DRIVE #518
Cozy home in gated community. Home has open floor plan, main bedroom is large with full attached bath and large closet. Water heater has been recently replaced. Buyer to pay \$200 transfer fee at close of escrow. **\$259,900** #12121 MLS#20613942

NEW

4457 SPRUCE STREET
Very well maintained home with newer roof and exterior paint in a great, private location. Dramatic front entry & porch area into this lovely 3 bedroom, 2 bathroom home with vaulted ceilings & laminate floors. Ample windows for natural lighting. Open kitchen & dining area, glass doors to a large patio. Primary bedroom with private bath, walk-in closet. Beautiful open living room with pellet stove. Updated throughout. Large, desirable corner lot on a dead end street. Hurry, it won't last long! **\$339,500** #12115 MLS#20536505

PENDING **NEW**

1279 20TH STREET
Beautiful recently renovated home in town. 3 bedrooms, 1.5 baths, & updated throughout. You'll love the chef's kitchen with granite counters, hardwood cabinets & stainless appliances. Added can lighting & a slider at the dining area which leads out to the large backyard with park-like landscaping. Updated bathrooms with quality fixtures. Painted outside with newer siding & newer roof. Close to schools, shopping, ocean & medical offices. What a home & won't last long at only \$206 a square foot! **\$355,000** #12114/MLS#20372886

NEW

11821 E. MAPLETON RD
Large 2007 Riverfront manufactured home features 2 master bedrooms, large living room, dining room and kitchen with river views. 2 decks for outdoor living, landscaped yard, 2 metal ramadas for storage. Large workshop off the garage. It's a must see! **\$575,000** #12111 MLS#20585484

913 LILLIE CIRCLE DR
Excellent quality built manufactured 2458 SF home located in the 55+ older premier community of Florentine Estates. Attached oversized 24x32 garage. Kitchen, breakfast nook dining room w/ lots of morning light. Large gourmet kitchen w/ hardwood cabinets, solid surface counters; gas cook/top, center island/eating bar & lots of counter & cabinet space; & counter depth. Gas fireplace in family room; grand primary suite, den/office. 10' ceilings. Park-like landscaping. A MUST SEE HOME! **\$409,000** #12099 MLS#20110658

692 SKOOKUM DRIVE
This two-bedroom, two full bath home located in the heart of town is vacant and move-in ready. Great starter home or rental. Large lot with off-street parking and room for a garden or outdoor living. 4FT x 8FT toolshed, 600 SF deck is fully railed and backs up to greenery. **\$192,500** #12112 MLS#20121187

OAK STREET COMMONS
New Townhomes! Great room open floor plan, stainless appliances, quartz counters, Medallion Cabinets. Ductless heat pump, waterproof laminate & carpeting. Covered deck & balcony. Attached finished insulated garage. Interior laundry closet. The escrow will close with the issuance of Occupancy Permit. Currently under construction. Showings by appointment ONLY. **\$279,000** #12090 MLS#20155771

DESIRABLE SOUTH LAKES LOCATION
with a private wooded setting and a fenced yard! This 3 bed, 2 bath home has been well maintained. 2 pellet stoves with one in the primary bedroom. Vaulted ceilings, sun porch, some newer flooring, and a heat pump. 2-car garage, room for RV parking, and a bonus 300 SF shop behind the garage. NEW CUSTOM COMMERCIAL GRADE ELEVATOR. This is an amazing elevator with custom hardwood paneling/trim and commercial-grade features. At \$256 per square foot, it's a great buy! **\$396,900** #12085 MLS#20488478

FLORENTINE ESTATES - MOVE-IN READY
Well maintained double-wide manufactured home in 55+ gated community where you also own the land. Club house amenities include pool, sauna, library, meeting room, etc. Security patrols day & night in addition to gated entrances. Home has been professionally cleaned & ready for new owners! **\$315,000** #12038 MLS#20255094

NEW

SHORE CREST DRIVE TL#7200
Don't pass up this great opportunity to build on this nice wooded lot with utilities at the street. This is a nice private setting just minutes to town and the beach and Sutton Lake is just around the corner. Affordably priced and ready to go! **\$49,995** #12122 MLS#20243616

STICK BUILT

1600 RHODODENDRON DR #38
One of the few non-manufactured homes in Greentrees. Frame built and well maintained over the years. Nice and bright with vaulted ceilings and skylights. 1 bedroom and 1 bath at each end w/ spacious living, dining and kitchen in between. Good sized bonus room off back bedroom with door to large wrap-around deck. Ramp from driveway to front door. Utility room w/ laundry. Large shed/workshop. Storage bldg on back deck. Start living the life you've been waiting for in this move-in ready home. **\$269,500** #12062 MLS#20665375

1335 MULBERRY LANE
Quiet, town-center location and fresh like-new inside & out spacious split level plan. New roof, interior / exterior paint, flooring appliances, and fixtures. Great rear deck for BBQs or outside living. Oversized garage. Ductless heat pump, vaulted ceilings, and more. 1800 sf w/ 3 BR / 2 BA. Move-in ready! **\$389,000** #12048 MLS#20630889

87485 TIERNAN ROAD
Pet owner's dream house in the country! Kennel area, puppy gates, office area, pet tub, kennels & fencing. Only 14 minutes to Florence per Google. This home has a triple filtered water system. The kennel area has heated concrete floors & can be converted to a family room. The detached bonus room was built with almost double insulation. The rooms stay cool in the summer and warm in the winter. The finished attic has a ton of storage. Book your appointment to view the many possibilities. **\$249,900** #12032 MLS#20024499

158 OUTER DRIVE
Relax and enjoy this private sunny outer lot in a gated community. Pristine and beautiful 2016 park model travel trailer with all the bells and whistles. Large workshop, tool shed, and lovely enclosed patio area, all surrounded by perimeter fencing. A must see! **\$199,900** #12029 MLS#20229642

NEW

E STEELHEAD PLACE #19
Build your fishing retreat on the Alsea River; renowned for steelhead fishing. Lot slopes gently down towards the river and may allow for river views from the second story. Enjoy this peaceful quiet dead-end street location, all year round. Zone X above the 500-year flood level gives you peace of mind that your investment will stand strong for generations. Less than 5 mi. from Taylor's Landing Marina. **\$50,000** #12118 MLS#20165101

HWY 101 LOT
4.9 acres zoned Commercial. Site anchored by Fred Meyer to the south and new multi-use area to the east, south of Munsel Lake Road. Rapidly growing area. Seller will pay the assessment for City Sewer of over \$50,000 at the close of escrow. **\$695,000** #12064 MLS#20334463

REDUCED

TL# 00700 LUTSINGER CREEK ROAD
Rare, coveted location near Scottsburg Bridge. 1+ acre Umpqua Riverfront recreational lot. Great fishing, boating, and all that goes with owning riverfront property. Enough flat/usable ground for a couple of RV's. No utilities but power pole on road. Get ready for Spring & Summer fishing and camping on the river w/ Loon Lake type weather...sunny and warm! Possible owner terms with 1/2 down, balance at 5% interest, all due in 5 years. **\$75,000** #11966 MLS#20689510

OCEANFRONT INVESTMENT OPPORTUNITY
These B units are the most desirable floor plans at Driftwood Shores. Own this 2 bdrm unit as your own vacation destination at the beautiful Central Oregon Coast and earn income when you're not here. This unit is in the rental pool. Features include a full kitchen, 3 queen beds, 2 bathrooms & 2 oceanfront covered decks. Unit(s) 217 & 219 are adjoining rooms on the second floor. Close to the pool and children play area. **\$188,500** #12015 MLS#20244740

86 OUTER DRIVE
This property is a low care lot with a park model travel trailer complete with addition & carport plus workshop/storage shed. New paint on exterior - lots of plus features. \$25.00 transfer fee to buyer at close of escrow. **\$150,000** #12001 MLS#2008495

HWY 101 LOT
Beautiful .67 acre property with cleared homestead just waiting for your dream home. Nice deep lot allowing placement of home towards the east. No HOA dues, no CCR's - stick-built or manufactured home OK. Seller states that there was once a septic approval prior to their purchase. Buyer must do their own due diligence with Lane County, Central Lincoln PUD, and Heceta Water District. **\$125,000** #12109 20432140

7TH STREET TL#700
Future development potential. This 0.30-acre lot is located in the undeveloped block between 7th Street & Fir Street in downtown Florence located minutes from healthcare, shopping, and the Old Town district. A great option for those looking to complete a 1031 exchange. Or future investment. **\$17,000** #12077 MLS#20417196

2.05 RIVERFRONT ACRES
Situated between address 11460 & 11488 approximately 3 miles up East Mapleton Road. Never been developed. Riverfront property. Relatively flat & cleared. Two separate driveways can access the property. **\$125,000** #12068 MLS#20229137

85150 HWY 101
This building has been home to a great family business that has been owned by the same owner for 20 years. Great building with lots of upgrades, roof, awning, ductless heat pump and CCTV system. The business is listed separately under MLS#20036014. **\$350,000** #11865-A MLS#19563227

LEVAGE DRIVE
Come see the opportunities to be steps away from Sutton Lake yet close to town. This lot is raw land with lush green and wooded views. Filtered lake views may be possible with clearing at the top. Come build your dream home or enjoy your own forest. **\$25,000** #11916 MLS#19475920

ACREAGE AT HIGHWAY 101 & TAYLOR ROAD
PRIME HIGHWAY 101 frontage with residential zoning - allowing for a wide variety of uses - home, shop, manufactured OK. Close to town corner lot. Wooded & private. Legal lot verification & survey completed. **\$145,900** #11765 MLS#18522645



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