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100 Hwy. 101, Florence, OR



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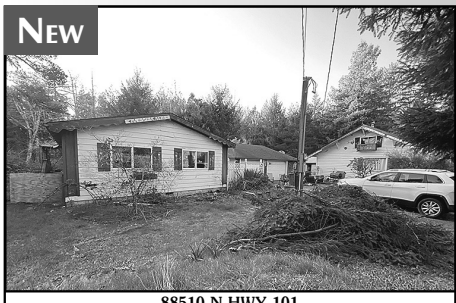
FEATURED NEW LISTINGS, PRICE REDUCTIONS & UPDATES FOR THE WEEK OF APRIL 14, 2021



NEW
2284 21ST
Hurry on this one! Estate owned. Summerset Estates! Move-in ready and priced to sell! No disappointments. Showing exceptional owner care and low maintenance in this 3 bedroom, 2 bath 1638 Sq Ft home. Has an open floor plan with a spacious feeling of quality and detail. You will love the south facing covered patio, oversized garage, RV parking and detached shop. This won't last. **\$479,000** #12156 MLS#21396025



NEW
209 RHODY LOOP
This is a unique property with a spacious addition of 2 large rooms and a utility room. There is a private, fenced patio area with an outdoor fireplace and a storage shed. **\$165,000** #12155 MLS#21432860



NEW
88510 N HWY 101
This is a home that is in need of some attention but has great potential. This is a 1424 SF manufactured home with three bedrooms and two bathrooms and a large living room. Home in process of getting new carpet in two bedrooms, new flooring in kitchen and master bathroom. Oversized two car garage and an older site built home that is used as a shop. This .71 acre site is very large with abundance of potential. Come take a look and bring your ideas. **\$249,000** #12153 MLS#21035413



REDUCED
1600 RHODODENDRON #219
Well maintained and recently updated. This home is in fantastic condition. 3 bedroom, 2 bath home in great neighborhood of Greentrees. It has newer exterior siding, gutters, vinyl windows and roof. This home has vaulted ceilings, updated bathrooms with custom ADA tub/shower. Custom chef's kitchen with newer cabinets and solid surface counters. A large finished studio/guest studio/ADU (buyer to verify use). ADA ramp, covered deck/porch and garden shed. A great opportunity for your forever home. **\$359,900** #12141 MLS#21006695



1720 32ND STREET
"OAK STREET COMMONS" - New Townhomes! This is the last & most desirable phase. Units are selling fast. Don't miss out. Great room open floor plan, stainless appliances, quartz counters, Medallion Cabinets. Ductless heat pump, water-proof 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, other finished units can be shown. Showings by appointment ONLY. **\$297,000** #12133 MLS#21456628



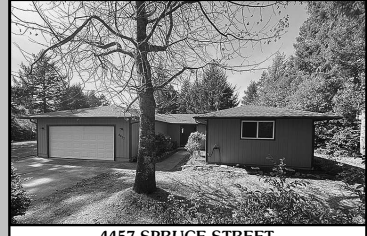
87856 RIVERVIEW AVE
A big open room concept and bright space in the heart of Mapleton. The public dock is right near your back door. Enjoy beautiful views of the Siuslaw River and Forest. Conveniently located right next to the store, restaurant, and local businesses. The house has been beautifully maintained with a recently upgraded kitchen. Master bedroom/Private En Suite bathroom is on the opposite side of the other bedrooms. **\$355,900** #12130 MLS#21269558



REDUCED
1613 1ST ST.
Vintage Chamer. Charming 1907 home located in the heart of Old Town District. Beautiful views of the Siuslaw River, boardwalk and bridge. 4 bedrooms, 2 baths in 2487 SF of living. Bay windows, landscaped yard, deck, carport and storage garage. Built-in wall clock and Barber pole included. All appliances stay. Come see this one before it's gone. **\$495,000** #12126 MLS#21666570



179 LAUREL STREET #19
Extremely desirable location - use for vacation rental, personal getaway or full-time living. Main floor has open floor plan with living room, kitchen, dining area, full bath with shower and pantry. Upper level has 2 bedrooms and full bath and laundry. Outside assigned covered parking. **\$295,000** #12124 MLS#21369814



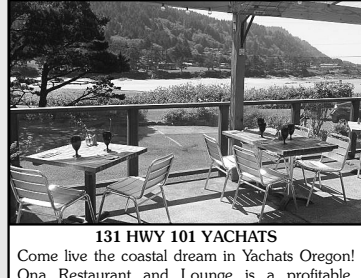
4457 SPRUCE STREET
Very well maintained home with newer roof and exterior paint in a great, private location. Dramatic front entry & porch area into this lovely 3 bedroom, 2 bathroom home with vaulted ceilings & laminate floors. Ample windows for natural lighting. Open kitchen & dining area, glass doors 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! **\$344,500** #12115 MLS#20536505



PENDING
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



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. **\$25,000** transfer fee to buyer at close of escrow. **\$150,000** #12001 MLS#2008495



131 HWY 101 YACHTS
Come live the coastal dream in Yachats Oregon! Ona Restaurant and Lounge is a profitable, upscale turn-key restaurant that opened in October 2010. This well-established restaurant menu features coastal cuisine that is globally inspired and locally sourced. Craft cocktails and small vineyard, boutique northwest wines. Fine dining with a relaxed, family friendly atmosphere is enhanced by a dining room and heated patio that overlooks the Yachats River and Pacific Ocean. **\$325,000** + Inventory #11939 MLS#19590284



REAL ESTATE ONLY
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



BUSINESS OPPORTUNITY
85150 HWY 101
A great family grocery business that has been owned by the same owner for 20 years. This is not a franchise. A great opportunity for a fun profitable turn-key business. This will be sold with building & land. See MLS#19563227. Separate wood business can be purchased with the store. (See LA for information) **\$100,000** #11865-B MLS#20036014



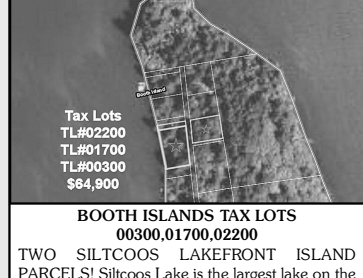
COMMERCIAL DIVERSITY
Calling all lawyers, stylists, accountants, artists, massage therapists, consultants, craftspersons, booksellers, dentists & dreamers! This appealing & affordable commercial space in the heart of Old Town is just that - adaptable for use. Start planning today. **MOTIVATED SELLER! \$138,000** #11977 MLS#20333226



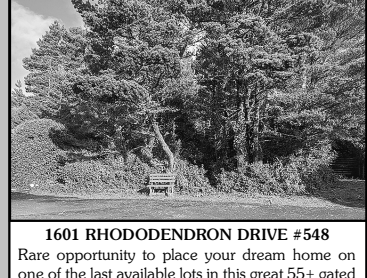
NEW
SURFVIEW LANE LOTS
Looking to build a home near the beach with privacy and ocean views? Look no further. These 2 lots afford you all those desires and more. Keep building costs low with septic approval on file, electric and 2 wells already at 'top of hill' building site. Relax or play on your quiet, private 2.38 acres. Imagine having Baker Beach access just a mile away, as well as your own ocean view from inside your newly built home. Get started building your dream home today! **\$199,900** #12157 MLS#21499849



BONNET WAY #31
Great corner lot in Fawn Ridge West, a gated community of beautiful upscale homes. All city services are there! Possible 2nd story ocean view. Come build your dream house in beautiful Florence on the coast. **\$110,000** #12146 MLS#21147296



BOOTH ISLANDS TAX LOTS
00300,01700,02200
TWO SILTCOOS LAKEFRONT ISLAND PARCELS! Siltcoos Lake is the largest lake on the Oregon coast. It has an outlet to the ocean & the fishing is great. These two parcels are on Booth Island & offer a unique & extremely rare opportunity to enjoy the 'island life'. There are currently several homes on the island, some off grid & others with solar and backup generators. Each of these parcels total over 1/2 acre. Priced at \$59,500 and \$64,900. Boat access only. **\$64,900** #12145 MLS#21096547



1601 RHODODENDRON DRIVE #548
Rare opportunity to place your dream home on one of the last available lots in this great 55+ gated community. Vacation now, retire later, or start living your dreams. Located on a cul-de-sac at end of River Vista Drive, this 0.54-acre lot has potential distant river/ocean views. Don't miss this unique opportunity for affordable living on the Oregon coast. Amenities include a clubhouse, tennis & bocce ball courts, jacuzzi, sauna & outdoor pool. Close to medical facilities, library, shopping & Old Town. **\$88,000** #12136 MLS#21513355



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



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



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



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



OCEAN & CITY VIEWS
Ocean & city views in gated community. Spectacular views from Rhododendron Dunes. Buildable lot in an upscale area. Very private with sunsets over the Pacific. Close to Ocean Dunes Golf Course. **\$25,000** #10283 MLS#11661214



BOOTH ISLAND
Booth Island, a pristine island in Siltcoos Lake, located south of Florence. This is the ultimate island retreat. Green & solar! Private location, just minutes to the ocean, rivers & dunes. Invest now in waterfront property at lower prices and consider building later. **\$124,000** #9676 MLS#20682793

 ANDY JOHNSON Principal Broker/Owner	 ALICE SIGHTING-BURNS Broker	 ALVA BRACEY Broker	 ARIC SNEDDON Broker	 DANI FLESCHER Broker	 DAVE FORSBERG Broker	 DENNIS PEASE Principal Broker	 RICK COX Broker	 SHIRLEY HUNT Principal Broker
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