



**COLDWELL  
BANKER  
COAST REAL ESTATE**

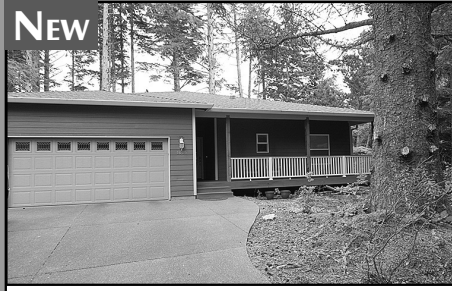
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*Servicing Florence Since 1956*



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

**FEATURED NEW LISTINGS, PRICE REDUCTIONS & UPDATES FOR THE WEEK OF AUGUST 11, 2021**



**NEW**  
**1015 SW WALKING WOOD, DEPOE BAY**  
A 2018 custom home in the Little Whale Cove community! See HOA link info. This home has the quality touches of Hardiplank siding, Heavy comp roof, LVP floors, heated En-Suite bathroom floor, His & Hers closets, all in a peaceful wooded setting. Watch birds and other wildlife from your back covered deck or enjoy from your great room with big windows for extra natural light. The stools stay at your giant eating island. No neighbors behind you just acres of forest. **\$599,900** #12234 MLS#21602263



**PENDING** **NEW**  
**2540 RIDGEWAY CT**  
This Mid-century ranch is charming and immaculate. 2 bedroom, 1 bath home has been well cared for and it shows. In a quiet neighborhood that backs up to the golf course. Fully furnished and move-in ready, this home is perfect for a first time buyer, income property or vacation spot; the options are endless. Oversized lot lends to expansion possibilities. **\$259,900** #12233 MLS#21535110



**NEW**  
**406 SHERWOOD LOOP**  
2002 Palm Harbor triple-wide MH with attached oversized garage, including 44' RV space. Home has many upgrades and has been very well maintained. New roof in 2013, leaf filter gutter protection, tie downs, vinyl siding and so much more. Home is tastefully decorated and spacious with outstanding quality - it's a must-see! Shown by appointment only. **\$650,000** #12232 MLS#21698351



**NEW**  
**24 WILD WINDS**  
Enjoy crabbing from the neighborhood's private pier, or walk along the riverfront trail taking in views of the river and dunes. This 2 bedroom, 2 bath home just 1 block from the river has vaulted ceilings throughout. Large updated open concept kitchen has storage galore and connects to the family room with built-in shelves & bay window. Both bathrooms have been recently updated. Main bath features large soaking tub & both bedrooms have walk-in closets. All this just minutes from beach or town. **\$414,900** #12231 MLS#21158292



**NEW**  
**1636 W PARK DRIVE**  
A well maintained and premium end of street lot location in Florence. Bay St. is approximately 5 minutes away by car or take a 20-30 minute walk. The property backs up to a creek and a bike path. The right side of the home is free of neighbors. A perfect family home with a family room connected to the open kitchen and a separate living room. Please do not disturb tenants! **\$379,900** #12229 MLS#21475680



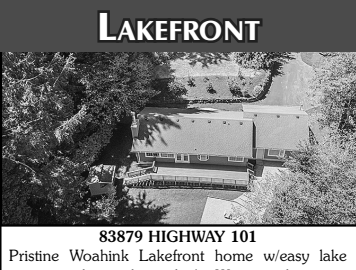
**87945 LAKE POINT DRIVE**  
Custom built 3 bed and 2 1/2 bath home plus den. Laminate flooring in great room, dining, kitchen, and den. Berber carpet in bedrooms. Kitchen with Corian counters, eating bar w/pendant lighting, WI Pantry, master w/15' ceilings, "his" and "hers" vanity areas & WI closets, several built-in cabinets & drawers. 3 car finished & insulated garage with built-in storage. Front yard beautifully landscaped with river rock - no bark. **\$649,000** #12216 MLS#21321936



**3385 N RHODODENDRON DR**  
Amazing Siuslaw River view home only 1.5 miles to the beach per imaps. Enjoy sunsets, wildlife and crabbing from your backyard. This roomy 3 bed, 2 bath home has a large deck off the living room that extends to outdoor living. This home makes everyday a vacation. The en suite bathroom has a jetted tub with a bay window, built in vanity and large walk in closet. Thank you in advance for not disturbing our very nice tenants who do a wonderful job maintaining this beautiful home. Call for a showing! **\$739,000** #12215 MLS#21517296



**83 MANZANITA**  
Great getaway spot nestled in the trees and natural vegetation. Large patio/deck area with small storage shed. All items in travel trailer are included. Small seasonal creek alongside and back of lot prevent permanent structure. Trailer covered by ramada. **\$98,500** #12205 MLS#21281253



**LAKEFRONT**  
**83879 HIGHWAY 101**  
Pristine Woahink Lakefront home w/easy lake access and new boat dock. Warm and inviting home w/ well thought out floor plan. Spacious living room w/ propane fireplace, slider to deck. Kitchen is designed to please any cook w/ custom cabinets, tile counters, gas cook top. Primary suite has a large closet, two person tub, and shower. Custom hardwood floors, vaulted ceilings and a custom gas masonry fireplace in the living room. Significant recent updating! Don't pass up this pristine home. **\$699,000** #12182 MLS#21612624



**REDUCED**  
**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. \$25.00 transfer fee to be paid by buyer at close of escrow. **\$135,000** #12155 MLS#21432860



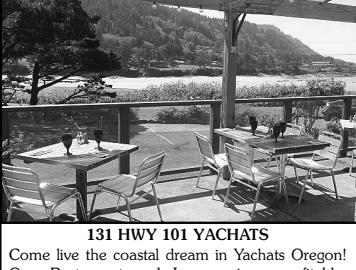
**86 OUTER DRIVE**  
This property is a low care lot with a park model travel trailer complete with addition & carport plus workshop/storage shed. New paint on exterior - lots of plus features. \$25.00 transfer fee to buyer at close of escrow. **\$159,000** #12001 MLS#20008495



**TAHKENITCH LAKE**  
FLOATING HOME! Easy access to the lake, marina and boat launch. Beautiful, stunning views all around; a unique opportunity. Private setting. Fun, useful amenities throughout the home. Fish from your living room! Great weekend get-away! **\$89,900** #11700 MLS#18209847



**1339 RHODODENDRON**  
Beautifully re-furnished commercial/retail building with warehouse storage space. Conveniently located 1 block off Hwy 101. Front 1/2 of building has modernized reception area and offices. Back 1/2 of building is storage/shop/warehouse space and bathroom. Wide variety of uses with Main Street B zoning. Paved parking. Move-in ready. Shown by appointment only. **\$225,000** #12171 MLS#21637589



**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



**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** #11977 MLS#20333226



**NEW**  
**TL#1900 SHORE CREST DR**  
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 Old Town, the beach and Sutton Lake is just around the corner. Great lot with mature timber and ready to develop. **\$62,000** #12222 MLS#21644765



**NEW**  
**TL#1800 SHORE CREST DR**  
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 Old Town, the beach and Sutton Lake is just around the corner. Great lot with mature timber and ready to develop. **\$64,000** #12221 MLS#21231622



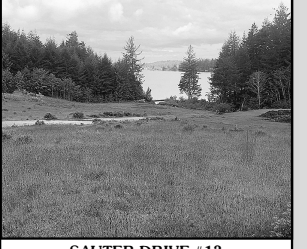
**823 ROCK CREEK RD. IDLEYLD PARK, OR.**  
Great corner lot sits just above the fish hatchery & nearby Rock Creek. Located close to the outdoor recreation and fishing of the North Umpqua River. Well and septic are on site. Spring water still flowing, as well as, water source for the pond. Partially developed building site. Buyer to perform due diligence. **\$125,000** #12213 MLS#21255658



**7TH STREET TAX LOT #2400**  
Future development opportunities. Streets are plotted but no roads exist to this property. It is undeveloped. Buy now, develop later or now. POI zoning allows for high density housing. Buyer to check with City of Florence for all acceptable uses with POI zoning. **\$199,000** #12212 MLS#21090118



**HEMLOCK STREET TL 00501**  
Great private lot. Have your own personal camp site on the coast. Buyer to their own due diligence with Lane County. **\$25,000** #12201 MLS#21439178



**SAUTER DRIVE #13**  
Beautiful and large home site inside gated Sunset Cove. Incredible lake views! Private and quiet neighborhood, with only 15 home sites, and a community boat dock. Plenty of space to stretch out and enjoy your view of Woahink Lake! Lots of space for fishing, and you are close to the ocean, an absolutely awesome spot to build your home! Come and see! **\$219,000** #12188 MLS#21357148



**HADSALL CREEK RD**  
Enjoy the sound of Hadsall Creek from this great .65 acre lot with septic approval and well installed. Build a small get-away cabin or enjoy as a camping escape. Just a few miles to Mapleton and less than 30 minutes to Florence and the Oregon Coast. **\$75,000** #12181 MLS#21156591



**TL2600 22ND ST**  
Rare and coveted 65x120 multi-family zoned lot in the heart of the city. Build your next project here! HR (High Density Residential) Zoning in-fill lot-conveniently close to everything: bank, shopping, dining. No others like it currently available. Duplex, tri-plex?? Check with city for permitted multi-family uses. **\$98,500** #12167 MLS#21337692



**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



**NEW**  
**JAKE MANN LANE LOT**  
Fantastic views from this over 1/2 acre lot, located in Rhodoview Dunes. This is a gated community of upper-end view homes. All utilities are stubbed in and the lot is ready to build with good overall topography for the subdivision. This lot is just minutes from downtown and close to the Ocean Dunes Golf Course. This lot is ready for your dream home! **\$89,000** #12227 MLS#21642292

 <b>ANDY JOHNSON</b> Principal Broker/Owner	 <b>ALICE SIGHTING- BURNS</b> Broker	 <b>ALVA BRACEY</b> Broker	 <b>ARIC SNEDDON</b> Broker	 <b>DANI FLESCHER</b> Broker	 <b>DENNIS PEASE</b> Principal Broker	 <b>RICK COX</b> Broker	 <b>SHIRLEY HUNT</b> Principal Broker	
 <b>DIANA HACKETT</b> Broker	 <b>JERILYN McCULLOUGH</b> Broker	 <b>JOHN BARNETT</b> Broker	 <b>LYNNETTE WIKSTROM</b> Broker	 <b>MISSY JOHNSON</b> Broker	 <b>PAMELA YARBROUGH</b> Principal Broker	 <b>RANDY PAREDES</b> Broker	 <b>SADIE WARD</b> Broker	 <b>MIKE &amp; WANDA JOHNSON</b> Brokers