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**\$129,000**  
**NEW LISTING!**  
 2 story duplex on large lot. Recently installed hardwood floors and remodeling done in upstairs unit. Washer and dryer included with each unit. Excellent rental history. Each unit rented for \$550 per month. Tenant pays all utilities except water and sewer. Extra large, almost one acre lot. Could possibly handle more construction. Call now to schedule an appointment to take a look at this investment property.  
 385 E AIKEN ST., HEPPNER

**\$165,000**  
**NEW LISTING!**  
 You will enjoy the many features of this 2 bedroom 3 bath custom built home overlooking Heppner on Rock Street. Ceramic tile gives a western look to the main rooms, and circulating hot water under the tile will keep it warm. Other rooms feature pergo floors and a central vacuum system. There is a jetted tub, pantry and lots of windows for beautiful natural light. Outdoors are lots of fruit trees, garden space and a bread oven.  
 235 ROCK ST., HEPPNER

**\$89,000**  
 Nice 3 bedroom 1 bath home in quiet community of Ione. Hardwood floors, heat pump and garden area outside. And as a bonus a second small apartment out back features living area and bathroom all ready for the mother in law or guests. This home is priced right so call me today for a viewing!!  
 180 W SECOND ST, IONE

**\$287,500**  
 You can't help but enjoy this completely remodeled 4 bdrm 2 bath home in quiet neighborhood. Features beautiful top of the line kitchen with granite counters easy glide cabinets, microwave, range, refrigerator, and double oven included. Entertain guests in your beautiful dining room, then retire to the spacious living room. Cozy backyard with patio right off the living room. Lots of storage. Call me for a showing of this special home.  
 840 E PINE AVE HERMISTON

**\$138,000**  
**NEW LISTING!**  
 Ranch style home located on a cul-de-sac. Large rooms and vinyl windows. 3 bedroom, 1.5 bath. Fenced yard with covered patio, timed underground sprinklers.  
 125 NW ESTHER CT, IRRIGON

**\$39,000**  
 Nice little 4 bedroom 1 bath fixer upper priced right for a home, town home or rental unit. Wood heat. City water and sewer. Come take a look inside.  
 420 S CHASE ST, HEPPNER

**\$69,000**  
**SALE PENDING**  
 2 bedroom 1 bath home with propane heater. Make a nice home or rental unit. Extras including refrigerator, stove, microwave and washer and dryer. Lots of tools, gun safe, mower and weed wacker included in sale. Tool shed and wood shed too. This home is priced right. Call me to take a look.  
 380 E MATLOCK ST, HEPPNER

**\$69,000**  
**NEW LISTING!**  
 2 bedroom 1 bath home close to downtown in Heppner. Recently new roof and siding. Propane monitor heat. Laundry room. Stove and refrigerator included  
 215 W CHURCH ST., HEPPNER

**\$20,000**  
**SOLD**  
 2 Bedroom 1 bath single wide near downtown Heppner. If you are looking for an affordable home this is the place to you. Move in ready for you and includes stove, refrigerator, washer and dryer. Within walking distance to the store and other downtown businesses.  
 280 E MAY ST, HEPPNER

**\$119,500**  
**SOLD**  
 2 bedroom, 2 bath manufactured home on rare small acreage. 2.73 acres fenced and level. Large barn and lots of room for parking your toys and RVs.  
 58108 HWY 74, LEXINGTON

**\$79,900**  
**SOLD**  
 On the hill out of the flood plain nice 3 bedroom 2 bath home with propane fireplace, wall to wall carpeting and a tool shed out back. Washer, dryer, refrigerator and stove all included in sale. Call me for a showing today.  
 435 S CHASE ST., HEPPNER

**\$124,000**  
**PRICE REDUCED!**  
 Have a place in the country outside of great little community of Ione, Oregon. 2 bedroom double wide manufactured home on 82 acres with some CRP that brings in yearly payments over \$879 year. Great view of the valley. Needs some TLC. Has a full basement and newly repaired septic system in 2014.  
 65660 IONE GOOSEBERRY RD., IONE

**\$140,000**  
**SALE PENDING**  
 Enjoy all the space and privacy of a 5) 2 bath home with a large deck overlooking downtown Heppner. This home has a lot of extras including a cement floor, insulated, cement floor shop/garage. Lots of old style still left in this home like hardwood floors and two small balconies. Tons of storage space and a couple hobby/office rooms. All this and it is priced so right. Call me!  
 230 E MAIN ST, LEXINGTON

**\$72,500**  
**PRICE REDUCED!**  
 Well kept 3 bedroom one bath home in Lexington with new counter tops, updated faucets and new paint inside. Has carpet and tile floors and comes with a piano and range. Wall prone stove but owner says wood stove inserts heats the home very well.  
 450 W STREET, LEXINGTON

**\$25,000**  
 Building Lot with View of The Lake  
 Sykes Real Estate  
 541-980-6674  
 One of the last available view lots on Lakeview Ct. End of the cul de sac overlooking Willow Creek Lake. Good investment property or build your home now. Has CCRs so check out the link on Sykes Real Estate Web site.  
 LAKEVIEW CT, HEPPNER

**Recently Reduced \$670,000**  
 3500 sq ft mixed use investment property in downtown Pendleton, Oregon. Anchored by a long-term office tenant on the ground floor, there is also a large apartment with a consistent rental record on the second. Solid brick construction with good electrical, heating and roof, this property has shown consistent return on investment over the years. Let us send you the spread sheet.  
 MAIN STREET, PENDLETON

**\$98,000**  
 2 Bedroom near schools and downtown Heppner  
 Just blocks from school and downtown shopping, this 2 bedroom 1 1/2 bath charmer has a fenced yard for children and a separate small yard in the back. Enjoy your reading room, living room and kitchen with window looking out on the street.  
 215 S. COURT, HEPPNER

**\$30,000**  
 Large level lot. City water at site sewer across Hwy. Corner lot with 2 access near edge of city limits.  
 525 LINDEN WAY, HEPPNER

**Affordable Building Lots Available!**  
 .84 acre to 5.95 acre lots in Emert Addition #2 Ione. Utilities include - phone, water, power, septic approved. Ready to move in  
 \$8,500 - \$10,500 - \$11,500 - \$14,500  
 \$15,000 - \$17,500 - \$22,500  
 See sykesrealestate.net for map of all available lots

**Price Reduction! \$125,000**  
**2 bedroom 2 bath in Heppner**  
 This nice 2007 Marlatt home is in excellent condition. Everything was done right when this home was put in. It has a deck, cyclone fenced yard and a 18 X 31 garage. Ceiling fans, along with the energy package will keep you warm in the winter and cool in the summer. There is a den/office, living room and lots of extras. Must see inside this one. Call and schedule an appointment today.  
 345 LINDEN WAY, HEPPNER

**\$365,000**  
**Boardman**  
 Nice parcel near residential neighborhood and also close to the new Boardman City Center. City water and sewer available 5.9 acres m/l

**\$40,000**  
**PRICE REDUCED!**  
 This is the hunting place you are looking for. 1989 singlewide trailer with added metal roof. Lots of furniture, tools, etc.. included with sale. Needs some work, but basics in good shape. Owner says septic, electric and plumbing works fine. Have your place in the mountains on .92 acres at Blakes Ranch  
 81112 COYOTE LN, HEPPNER

**\$29,000**  
**PRICE REDUCED!**  
 Buy this fixer upper and have a good first home or a rental unit. Located on quiet residential street with yard. Call for an appointment. Cash sale buys this!  
 280 S GILMORE., HEPPNER

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**Keep up on new listings & property selling & buying tips!**

**\$8,500**  
**SALE PENDING**  
 Bank owned. A 2 bedroom 1 bath fixer upper that has had water damage. Good location close to downtown, park and grade school. Possible mold issues.  
 130 QUAIL ST., HEPPNER

**Acreage for Sale PRICE REDUCED! \$40,000**  
**35.44 Acres inside Heppner city limits 3.23 outside city limits**  
 Has a good building spot and room for animals. Water and electricity located nearby.  
 Heppner/Spray Highway

**Lot in town and ready to go.**  
 185 G STREET, IONE

**MORE COVERAGE! MORE BUYERS! BECAUSE WE ARE RMLS MEMBERS**  
 List your property with Sykes Real Estate and receive wide exposure to selling agents in Oregon and Washington. This means more potential buyers see your listed property. In addition your listing will be shown on the www.realtor.com website. Call me today to list your property.

~David Sykes

**\$120,000**  
**SOLD**  
 Buy this cabin & have your own place in the mountains. Enjoy the quiet, trees and wildlife. Use the rock fire pit out back for family gatherings. Comes completely furnished. Appliances, furniture, washer dryer, beds, couch, dressers, TV dishes & even a big load of split and ready firewood out back. Cabin is in great condition and comes with a 2002 shop with attached snowmobile shed. Come see this property and you will not want to leave.  
 ELK TRAIL LN, HEPPNER

**\$120,000**  
**SOLD**  
 Nice 3 bedroom 1 bath out of the flood plain on quiet street in Heppner. Close to grade school. Lots of nice appliances are included in sale. Detached garage and a back yard for dogs or kids. Heat pump for efficiency. New siding in 2013. All double pane windows. Have look inside of this home.  
 205 E AIKEN ST., HEPPNER

**\$69,900**  
**SOLD**  
 If you are looking for a secluded spot in the mountains to camp or build a cabin this is the place for you. Located 15 miles from Heppner in the Blue Mountains of Eastern Oregon, this 9.29 acre parcel has trees, access, water, power and even phone service available. Close to the National Forest and lots of hunting and recreation opportunities. These small buildable mountain parcels are a good investment so call for you showing today.  
 BLUE JAY RD, HEPPNER

**\$25,000**  
**SOLD**  
 View lot at Lakeview Heights. Own one of the last view lots at Lakeview Heights. 84 X 120 approx. Water, sewer, phone and power available.  
 LAKEVIEW CT, HEPPNER

**\$40,000**  
**SOLD**  
 Close to town but still lots of room on this 3.2 acre parcel above Fairview Way in Heppner. Great spot to build your dream home with a wonderful view of the valley. Wants some animals this is the place as it is just outside the city limits of Heppner.  
 NEAR FAIRVIEW, HEPPNER

**\$80,000**  
**SOLD**  
 This could be just the right size house for you. 2 cutie bedroom home in great condition located close to downtown and activities. Efficient to heat and has a fenced yard too. Call and I will show it to you  
 601 N GALE, HEPPNER

**\$57,600**  
**SOLD**  
 2 Bedroom 1 bath home on hill overlooking Heppner. Will make a nice starter home or a good rental investment. Sellers say make an offer. All offers can be negotiable!  
 540 S CHASE ST, HEPPNER