

18—Medford Realty Board

Key to lots a living... BUY A HOME FIRST

FOR SOUND REAL ESTATE ADVICE SEE YOUR LOCAL REALTOR

EASTSIDE

2 bedroom home on a 70x130 lot, full basement with oil furnace, large playroom, storage. Very nice yard.

ALSO: large older family home with 3 bedrooms, walk-in closets, lots of storage space, part basement, nice yard & trees, close to schools. Prox. 1,700 sq. ft. of living area.

WESTSIDE

Just been redecorated inside, very clean & neat, 2 bedroom, living room, dining room, kitchen & utility, gas floor furnace.

ALSO: 1 acre ground with good shade trees, 2 bedroom house, wired for electric range and dryer, has gas cooking range and wood stove, carport, & chicken house. Will consider small car as down.

SUBURBAN

Good 2 bedroom home, large barn, shop, city water, with 8 acres irrigated. Good terms.

HOME & INCOME

2 year old Tavern and nice 2 bedroom home on 3 acres all irrigated. Room for cabins and restaurant, wonderful hunting & fishing. Very business of its kind in that area. Perfect for man & wife to run. Will consider trade for local property.

- Motels
Business Property
Logged Over Land

W. T. "Bill" Fasel
Realtor SP 3-5317
Office 1244 S. Riverside
Mary Miner Fasel, SP 2-4918
Florence Guthrie, SP 2-2158
Mazy Sander, SP 3-3955

HOMES

EASTSIDE
WESTSIDE
\$1000 down, \$50 & up per mo.
Wm. Frohnmayer, Realtor
822 N. Riverside SP 2-4923
or Geo. P. Gilham SP 3-3854
or Chas. Goodwin SP 3-1464

PEARS for SALE

Reject Comice and Bosc
MON. thru SAT. — 8 to 5
Bring Your Own Containers
RETER FRUIT CO.
327 South Fir

Use Tribune Want Ads
SP 2-6141

OPEN HOUSE
Today—1 p.m. 'Til Dusk
3 Bedroom—Family Room

This Deluxe Home Has Taken Over
6 Months to Complete
YOU MUST SEE IT TO APPRECIATE THE
MANY OUTSTANDING FEATURES
IN CONSTRUCTION AND DECORATION!

343 Lindero Street
COUNTRY CLUB MANOR

- 2 Fireplaces
2 Baths
Breakfast Bar
Forced Air Heat
Wood Shingle Roof
Built in Desk
Extra Large Family Room
Lots of Ceramic Tile
Built-in Oven & Range
Built-in Dishwasher
Lots of Brick Veneer
Top Construction

Lloyd Neilson, Owner and Builder

GO MODERN
21" x 32" DOUBLE SINK
Open Sat. for Your Convenience
MODERN PLUMBING and SHEET METAL CO.
613 E. Jackson SP 3-5368

Why Fumble on SALES or NEEDS? Use a Classified Ad! Dial SP 2-6141

18—Medford Realty Board

To The Lady Who Got Mad on the Phone (Mrs. Cabalash)

We're sorry, Mrs. Cabalash. We really weren't kidding you one—like you thought. You called and we said, "Yes, we have a beautiful three bedroom home that your family will love. It is loaded with special features. The kitchen and bath, wall-to-wall carpet, hardwood floors, utility room, double garage, etc. We know you will like the style of the landscaping and there is a school nearby for the kids. And the pay-off is that this fine piece of property can be yours for only \$400 down plus closing costs on FHA terms."

"Mrs. Cabalash," we said, "Would you be interested in a choice, suburban location close to school?" she said, "No" and we could tell by the tone of her voice that she was cooling down. Continuing we told her that this was one of the valley's best homes, as located on 1 acre of ground, had large rooms throughout including two big bedrooms with closets, a beautiful flagstone fireplace, a large double garage, a double garage and outside there is a beautiful yard with lots of oak trees. I wasn't quite sure whether Mrs. Cabalash was still mad so I told her that the owner of this property was moving to Calif. and had reduced the price by several thousand dollars.

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MRS. CABALASH BEGAN TALKING IN A NORMAL TONE OF VOICE AGAIN AND WE KNEW SHE WAS REALLY INTERESTED IN REAL ESTATE. DURING THE NEXT FEW MINUTES SHE SPELLED OUT THE FAMILY HISTORY AND EVEN SAID THAT HER BROTHER WAS LOOKING FOR CARS AT LAKE OF THE WOODS.

"Just a minute," we said interrupting her. "We have a cabin at Lake of the Woods that you might be interested in. Would you like to look at it?" "Tell me all about it," said Mrs. Cabalash.

We told Mrs. Cabalash that this cabin located on the eastside of the lake has electricity and a dock. Price is only \$4750.

MRS. CABALASH JOTTED DOWN THIS INFORMATION AND SAID SHE WOULD SEND HER BROTHER DOWN TO SEE US.

Soon she was telling us about her husband who is looking for a property site for his factory and we told her about a listing we have on some income property between Medford and Central Point on Hwy. 99. There is one building, good, steady income that is leased for \$100 per month and there is room to build more. Total price \$12,500.

Then she told us her father was in the market for a ranch and we told her to bring him down to look over some of our best listings. We had ranches in the valley.

We could tell that Mrs. Cabalash was finally getting over her talking (after 3 hours) but before we said good-bye we told her that we have the best motel site in Medford and for her aunt Emma (who can't take the Oregon winter) we have some clients in Phoenix, Ariz. and southern California who want to trade their properties for homes, ranches and business properties here in the Rogue River Valley.

MRS. CABALASH PROMISED TO BRING HER ENTIRE FAMILY INTO OUR OFFICE EARLY MONDAY MORNING TO BEGIN LOOKING OVER THEIR RESPECTIVE WANTS. WE COULDN'T BELIEVE THAT SHE WAS THE SAME PERSON WHO HAD CALLED US THREE HOURS EARLIER ON THE PHONE.

P.S. Mrs. Cabalash is another example of someone looking for something. If you are looking for real estate or want to sell your present properties please call us and see what we have to offer.

MEMBER
MULTIPLE LISTING SERVICE
Barker-Hart Agency
FARMS, RANCHES, ACREAGES AND BUILDING LOTS

CLARK J. WALKER AGENCY
Call us to list your property. Reliable, Courteous Service.
427 E. Main SP 2-6721
J. H. WEBSTER, REALTORS
Real Estate—Insurance
4425 Pacific Hwy S. KE 5-1262

18—Medford Realty Board

\$350 DOWN

with balance at approx. \$60 per month inc. interest. Its CUTE, CLEAN, CONVENIENT & situated in a highly desirable residential area. Plenty of space for garden and its near Medford Hl. 2 bedrooms, fireplace, carport & garage. HURRY, this dandy, NOW!

You Can Be SURE When You List With BOB HART, Realtor
Paul Meyers SP 2-8591 or SP 2-2048

Marty's Money-Savers See Open House Below
Lots \$1100 to \$4250
Will build to suit.

\$8750 4-BR older home, close in. Very nice district.

\$9750 Cutest new 2-BR in town. Has almost everything a 18,000 home has including circ. fireplace with built-up hearth & elec. base-board heat.

\$10,500 Newly redecorated 2-BR & den. Close to high school. This is choice property & is priced to sell.

\$11,000 Near new 2-BR home & 4 1/2 acres of beautiful view property; some in berries. Lots of water.

\$15,500 Well built 3 yr. old 2-BR, 1600 sq. ft., double garage, circ. fireplace, forced air heat. Birch paneling, good wood, 9/10 acre with creek. Drapes & irrigation equipment included.

\$17,500 Very lovely 3-BR, 2 1/2 baths & approx. 2 acres of good soil all fenced. Has large double garage, circ. fireplace, ceramic tile in kitchen & bath & 1 1/2, 1535 sq. ft. of rest livable floor space. Drapes, dining rm. set, trash burner & deep freeze full of food included.

\$42,000 200 acres ranch & home close to Medford. Lots of buildings. Terms.

OPEN HOUSE TODAY
12 to 4 p.m.
3869 Jacksonville Hwy

Attractive 2-BR. double garage, 1/2 acre. Owner says sell.

BARNETT REALTY
836 S. Riverside SP 2-2744
Multiple Listing Service

WISE ONES ARE INVESTING NOW!

The location of this 4 unit apartment house is top! Monthly income of \$242 per month reported. Furniture in three units included in price of \$19,500.

Attractive corner property consisting of good 2 brm home and duplex; both built about 10 years ago. Some appliances included. Owner may accept small house as part. Only \$13,750.

Five units near Post Office. Good, steady income. Large corner lot paved. Garages. \$26,500.

Duplexes — we have several. Or, if you prefer two houses on same lot, we have two choice listings. Parties prices: 2-BR & 1 1/2 bath. Additional acreage available.

CALL:
Keith Bates SP 2-5532
Sun & Eves SP 2-6034

MACKENZIE AGENCY
8th St. between Central & front
MULTIPLE LISTING SERVICE

to Buy or SELL
it PAYS to see DARLING
RIVER FRONT ESTATE
2 Acre park, fine trees, lawn, fruit; garden; boat landing; a 3 brdm home; den; separate office; laundry, store house; ports for 3 cars. See it, you'll say it's worth \$22,500. SP 2-9468.

THIS MOTEL MUST BE SOLD
Medium size motel in fine city location; priced below 3 times the gross. Room to expand and no highway worries. Call SP-2-9468.

1 1/2 A. irr.; 2 bedroom home; chick house; lots of shade; good family orch.; near super market; school; \$10,500; \$2,500 Dn. or will accept good trailer. Call SP 2-5390.

4 irri. acres; 2 bedrooms; 1 mile from Applegate store; Good shade trees; All fenced; \$9,000; terms: or will trade for Med or Jacksonville 1 or 2 brdm. house. Call SP 2-5390.

DARLING THE REAL ESTATE man, Realtors, 1110 N. Riverside, 947 S. Riverside.

Use Mail Tribune Classified Ads

Interesting, Temporary Work

We need women for temporary Christmas clerical work. Housewives, retired careerists—if you're bored or need additional money, come out and talk with us. We have jobs which require no special skill or experience but rather a responsible, interested attitude. Our orders are received from all parts of the world which makes the work fascinating and varied. We'll train you and pay you while learning. You'll love it! Apply in person to personnel office, HARRY and DAVID, at Bear Creek Orchards, Medford.

CLARK J. WALKER AGENCY
Call us to list your property. Reliable, Courteous Service.
427 E. Main SP 2-6721
J. H. WEBSTER, REALTORS
Real Estate—Insurance
4425 Pacific Hwy S. KE 5-1262

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Bob Hart discovers Another Tempting Buy.

If you are tired of looking at inflated values—see this attractive 3-bedroom Eastside home. 1 1/2 baths, entry hall, furnace heat & only 2 1/2 years old. \$400 DOWN on FHA or VA terms. See this outstanding value TODAY! Call Paul Meyers or Bob Hart Realtor.

SP 2-8591; SP 2-2048

LOCAL BUSINESS

BE THE BOSS for only \$500 DOWN! Owner's health forces. Call for details. HAVE KEY—WILL SHOW!

Best 2 brdm. you can buy for \$4,500—\$1,000 down. Living room 13x27. Best of plumbing. Real value here!

WESTERN REALTY
304 S. Ivy SP 2-9281
Multiple Listing Service

\$5,500
2-Bdrm. home, large spacious Youngstown kitchen. Attached garage. Large lot, with separate garage. Large enough for small cabinet shop repair business. Owner, out of state. Hence the low price.

\$6,500
3-Bdrm. close in, Westside. Lots of rm. here. Large living rm., fireplace & etc. Very nice large lot, with shade.

CRATER LAKE REALTY
413 N. Central SP 3-3123
Eves. & Sun. SP 2-5665

EXCELLENT BUYS
\$10,500
3-BR on paved street, large Youngstown kitchen. Attached garage. Large lot, with separate garage. Large enough for small cabinet shop repair business. Owner, out of state. Hence the low price.

\$10,000
Family home of 2-BR & family room, covered patio, garden spot, paved street. A real bargain. Or would trade for income property.

526 E. MAIN SP 3-7363
Across From Hawthorne Park
Bill Thompson SP 2-4782
Pat Gilhousen KE 3-2235
Bill Abbott UL 5-1484

VIEW LOTS
See us before building
Reduced to \$14,000

Suburban 1/2 acre, modern home with storage building & shop could be used for barn. 2-BR & 1 1/2 bath. Additional acreage available.

CALL:
Keith Bates SP 2-5532
Sun & Eves SP 2-6034

MACKENZIE AGENCY
8th St. between Central & front
MULTIPLE LISTING SERVICE

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HUNTING

For homes with acreage—try putting your bucks down on these dandys...

● SPRING STREET
2 Bedroom with 2 irrigated acres, carport and shade trees. About \$2,000 down on price of \$10,500.

● DELTA WATERS
3 Bedroom home with 3 irrigated acres, & home with a view — well kept and neat. Fireplace, guest room. Full Price \$19,500 with good terms on this one.

● BEAL LANE
2 Bdrm. home 2 yrs. old with large rooms & 1 irrig. acre. Very attractive yard. Ranch type home. Full price \$16,300 with FHA terms.

● FERN VALLEY RD.
4 Bdrm. & sleeping porch, home has all large rooms, two irrig. acres, good view, well built home, about 2,000 sq. ft. Full Price \$15,000 with good terms.

● CRATER LAKE HWY.
3 Bdrm. with fireplace, 1 irrig. acre, family orchard, barn, chicken house. About 3 mi. past Eagle Point. Full Price \$13,450 with \$3,000 dn. Good terms on balance.

● SO. STAGE RD.
5 Bdrm., older home, very neat & clean with approx. 12 acres could sub-divide, \$17,500. GOOD TERMS.

● Northeast Medford
3 Bdrm. home with den, dark room, about 1/2 acre. Very attractive yard & well worth the money. Would trade for 2 or 3 brdm. near High School. Full Price \$15,500 with good terms.

BY OWNER
Open noon to 6 p.m. today
3 Bdrm. Eastside Home
2 Full Baths
Selling \$555 Under
FHA Appraisal of \$14,500
\$500 DOWN
See this Home at
2119 CAPITAL AVE.

526 E. MAIN SP 3-7363
Across From Hawthorne Park
Bill Thompson SP 2-4782
Pat Gilhousen KE 3-2235
Bill Abbott UL 5-1484

MULTIPLE LISTING SERVICE
"Buy of the Week"
EASTSIDE DISTRICT
AMONG OTHER FINE HOMES

Attractive 3 bedroom home, living room with fireplace, dining room, compact kitchen, large bath, attached garage—PLUS covered back patio full length of house, landscaped back yard with trees.

FULL PRICE . . . \$15,750.00. FHA loan commitment, \$14,750.00.

Ask your favorite MULTIPLE LISTING SERVICE member for No. 1336.

MULTIPLE LISTING SERVICE will have 31 realtors plus their salesmen working on this ONE listing — helping you sell your home in a qualified manner.

BEAUTICIAN WANTED

Full or part time. Must be willing to work evenings. Experience preferred.

Write Tribune Box D-3860

The Shortest Distance Between Buyer and Seller—A Classified Ad in The Mail Tribune

Convenient Order Form For Quick Results

Write Your Ad Below — 1 Word to a Space — Cost Appears to Right of Last Word

An Average Word Contains 5 Letters. Name and Address Count the Same as Other Words.

Table with columns for word length and cost per line. Two lines consecutive insertions. Two lines minimum. 1 day \$1.00, 3 days \$1.00, 6 days \$1.40.

Mail Now to Classified Ad Dept., MAIL TRIBUNE, Medford, Oregon

Please run my ad for.....DAYS in THE MAIL TRIBUNE under Classification..... I enclose \$..... in full payment

NAME..... PHONE..... ADDRESS..... City or Town.....

18—Medford Realty Board

Home Loan Headquarters

To Buy Build or Refinance Loans on older homes in good condition Also money for personal use

224 W Sixth St SP 2-6076 Spencer-Bagley Agency

When You Think of real estate, think of the Spencer-Bagley Agency 224 W 6th Medford. All Brokers are Not Realtors BE SURE Deal with a REALTOR

19—FOR SALE REAL ESTATE

2-Acre Homesite on Griffin Creek Rd. 1 1/4 mi. S. of school on paved road. Desirable location SP 3-1371

For Sale Or Trade \$9,750. New 2-BR. with covered patio, carport & storage. Forced air heat, insulated walls & ceiling. Equipped for washer & dryer. 2 lots with trees. Will trade for small rental, unfinished house, trailer or late car. SP 3-1145.

LOT ON RIVERSIDE Approx. 50'x200' . . . \$5,000 160 ACRES, SPRINGS 10 miles out . . . \$4,250

STROUT REALTY HARRY F. MERRIKEN, Rep. SP 3-6570 NO 4-1928

463 acres, 20 irrig. 525 Gov't. leased, large barn, shed, grade A milk house, older 2 bedroom house. \$2,500 equity for sale or trade. HI-6-3692 after 5 p.m.

BY OWNER—80 A. ranch in Sarns Valley, 70 A. cultivated. Drilled well, spring, unfinished 3-bdrm. house. Small barn. \$8,000. Ph. 3-2361

WATKINS-MALONE REALTY
326 East Main St. Medford
Across From HAWTHORNE PARK

Open to Offers
3/4 acre on Delta Waters road. Nice home, 4 years old. 2 large bedrooms, large living room with fireplace. Recently zoned for business. An ideal spot to combine home and small business.

Applegate Home
Extremely nice 2 bedroom home with 24 acres. Nice yard, nice view. Home all weatherstripped and insulated. A wonderful spot for a retired couple.

Cute 'n Cozy
2 bedroom home on S. Keeneway. Very well arranged, compact and in excellent condition. Lots of storage space. Fenced back yard. FHA commitment. Priced at \$9,000.

Thankful You'll Be
To own this unusually attractive 3 bedroom East side home. Lovely sunken living room with circ. fireplace. Forced air heat, 1 1/2 baths, wall to wall carpeting in living room. Well worth price of \$17,750.

Suburban Beauty
Personality plus in this cute 2 bedroom home on 1 1/2 acre. In area of new, well kept homes. Lovely yard, garden, fruit trees, grapes, berries, some pasture. All for \$12,000.

T. J. HIGHT AGENCY, INC.
221 N. Central
PHONE SP 2-5223

Bert Free SP 3-4229
Ben Tucker SP 2-9943
Rollin Watson SP 3-5831
Jean Anderson SP 3-4724
Max Cramer SP 2-5931
Bill Holbrook SP 2-2650
Ed Kubli SP 2-8805
Fred Patterson SP 3-5719

CUSTOM KILLING
CLEAN — RELIABLE
at Your Place and
Delivery to Your Locker
Aging room available. Expert cutting, wrapping & marking of your meat for locker or home freezing.
PHONE SP 2-6219
MEDFORD ICE & STORAGE CO.

19—FOR SALE REAL ESTATE

WATKINS-MALONE

326 E. Main OFFERS—

1—Sound advice on HOW TO SELL YOUR HOUSE. 2—Latest information on FINANCING of homes by GI-Loans—Fed. & State FIA-Loans—K-DOV

3—Conventional Loans 4—Contracts 5—THREE TYPES OF LISTINGS a—Multiple Listing b—Exclusive Agency c—Exclusive Agency

6—New homes by Caulkins Const. Co. on your lot or ours. 7—ADVERTISING that gets results. We are currently advertising in

2 Calif. Papers 3 Oregon Papers 1 Magazine—Farm 1 Trade Journal 1 Radio—K-DOV 1 Mail Tribune

"Come in or Phone" SP 3-7393

WATKINS-MALONE REALTY
326 East Main St. Medford
Across From HAWTHORNE PARK

Open to Offers
2 bedroom, clean and well located. Rented now for \$80.00 per month.

EASTSIDE 3 BEDROOM
1,334 sq. ft. of real living in the neat 3 bedroom family home—in the popular wooded residential area south of East Main and north of Verde Hills. A big enjoyable outdoor patio that's second to none. New FHA commitment available and ready for you.

IN BUSINESS FOR YOURSELF
Located within 1 block of Main and Central. A ready business going full blast. Little competition. Approx. \$8,000.00 down will handle. Act quick.

THIS IS IT—JUST PUT UP FOR SALE
Beautiful, almost new, custom built, 3 bedroom home on an east side lot with a terrific view. Immaculate inside and out. Owner must sell, so this "Quick Deal" price of \$17,000.00 for 1500 sq. ft. of real comfort.

OVERLOOKS COUNTRY CLUB
In that "TOP" country club estates area where you seldom find a home for sale. Owner moving to the country. Just list: 3 bedrooms, 2 1/2 baths, sunken bedroom wing, 2 fireplaces, den, banquet sized dining room, fish pond, big oak trees, practically a 1/2 acre lot—all in lawn and what a view. This is shown by special appointment only. If you're looking for a substantial home, please call us.

328 S. Central Ph. SP 3-5391
Or Phone Evenings
Florence Fagalde TR 8-2611
Don Whalin SP 2-5879
Bob Stokes SP 2-7919
Bill Kerr SP 3-2910
Multiple Listing Service

For Immediate Possession
Brand new home with 3 large bedrooms, full dining room, 1 1/2 baths, den, patio, double garage, lifetime roof. Beautiful mahogany paneling. View of valley, 1 1/2 acre. Built-in range, oven and dishwasher. 2 hot water tanks. MOVE RIGHT IN.

Suburban Beauty
Personality plus in this cute 2 bedroom home on 1 1/2 acre. In area of new, well kept homes. Lovely yard, garden, fruit trees, grapes, berries, some pasture. All for \$12,000.

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