Single Family South Coast Home

237 Alder St., Brookings, Oregon 97415

$165,000

See reverse side for purchase details.

3 bedroom
2 bathroom

DESCRIPTION

This single family detached home has been rer-emodeled and features a nice propane fireplace, modernized kitchen. With the out-building and storage capacity, beautiful 6-foot fencing, com-bined with the location, this property is well worth considering.

PROPERTY INFORMATION

Square feet	1558
Year Built	1980
Property Type	Residential
Stories	1
Condition	Good
Roof	Asphalt shingle
Garage	Two-car attached
Basement	No
Land	Less than 0.5 acres

PROPERTY ATTRIBUTES

Exterior Features	Fenced Yard, Patio, Deck, Porch, Storage Shed, Outbuildings, Tool Shed.
Interior Features	Eat-in Kitchen, Electric baseboards, Tile Countertops, Hard Wood Flooring, Propane Fireplace, Heat Pump.
Rooms	Dining Room Living Room
Appliances	Oven/Range

TAX INFORMATION

2010-2011 Taxes	$1,196
Assessed Value	$113,610
Land	$100,430
Improvements	$74,360
Year of Assessment	2011
Tax Account No.	249530
County	Curry

GENERAL INFORMATION

Electricity	Coos-Curry Electric
Water	City of Brookings
Sewer	City of Brookings
Elementary School	Kalmiopsis
Middle School	Azalia
High School	Brookings-Harbor

A PDF of this flyer can be found at
www.oregon.gov/ODVA/HOMELOANS/properties.shtml

* This information is deemed reliable, but not guaranteed.

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See reverse side for property information.

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2 bathroom

Purchase Details

237 Alder St., Brookings, Oregon 97415

CASH SALE PROPERTY OFFERED BY OREGON DEPARTMENT OF VETERANS' AFFAIRS
Home Loan Department
888-633-6826 ext. 2235 (Toll free in Oregon)
503-373-2235
www.oregon.gov/odva/properties.shtml

FOR VIEWING AND/OR TO SUBMIT AN OFFER
Century 21 Team Realty
Jeff Krall
714 Ash St.
Myrtle Point, OR 97458
541-572-2121 or 541-294-0069 (cell)
www.tncrealty.com

PROPERTY ACCOUNT NUMBER
12503197

LEGAL DESCRIPTION
Parcel One (1) of the replat of lot 2 Coast View Subdivision recorded June 14, 1991. A1 Instruments No. 91-3050. Offical Records of Curry County, in the city of Brookings, State of Oregon.

TERMS OF SALE
This property if offered as a Cash Sale only.

No warranties or guarantees are expressed or implied as to the condition of appliances, heating, plumbing, electric, structural, or water systems. ODVA has disclosed all deficiencies which are known. Conveyance by Bargain and Sale Deed only. The property is being offered "as is".

The buyer will be required to sign a Property Acceptance Statement (Form 894-M) at closing. The buyer will also be required to sign an agreement to hold the Oregon Department of Veterans' Affairs and the State of Oregon harmless from all future claims and damages arising from any environmental or toxic hazards which might be found in or on this property now or in the future.

ODVA does not pay Title Insurance.

There are no redemption rights to this property.

OR VET HOME LOAN

Home loans exclusively for Oregon veterans.

A product of the Oregon Department of Veterans' Affairs

ORVET Home Loans are available to qualifying veterans for properties up to $417,000. ORVET Home Loans are not available for properties already owned by Oregon Department of Veterans' Affairs. Please call or visit the ODVA Home Loan Department for more information and eligibility details.

503-373-2051 | www.oregon.gov/odva/homeloans