



---

has become a "must see" in the local village tours of the area.

Viewing is "By Appointment Only" to qualified buyers. To view this outstanding property, please be prepared to fax your offer letter to along with a number you can be reached at, you will be contacted to arrange a mutual date/time to view the property. We are looking forward to hearing from you.

Additional and existing features include:

Great Quite and Safe Community Three Living Levels 5 Bedroom, 4.5 Bathrooms 3 Master Bedrooms 2 Large Jetted Tubs Two Stairways Balcony Views Second Kitchen Large Office with Built In Book Selves Wood/Gas Fireplace Sunken Patio and Upstairs Deck Large Bonus Rooms Small Shop Space in the Garage Near Golf Course 5,269 Sq. Ft. House

This property is an excellent centrally located location.

The house is located just off Hwy 15 in the Charbonneau Community area. Has quick and easy freeway access going North to Portland (approx. 20 min.) or South to the state capital Salem (approx. 20 min.)

Charbonneau Community has a nice golf course, near water and boat ramps, is a safe and friendly multi-generational community. Click on this link for more information. <http://charbonneaulive.com> PROPERTY FEATURES Clubhouse/Rec. Room Exercise Area Community Golf Course Security Features Community Swimming Pool Community Tennis Community Basketball Community Activity Center Community Playground Community Park Within 5 Miles from Park Within 5 Miles from Fitness Center Within 5 Miles from Town/City/Shopping Country View Rooftops View Golf Course Parking Garage Sidewalks Street Lights Stove Dishwasher Refrigerator Laundry Electric Hookup Storage Room Children's Playroom Carpet Hardwood Granite Countertops Stainless Steel Appliances Central Air Forced Air Central Heating Fireplace Renovated Corner Lot Smoke Alarms Smoke Free Pet Free Deck Fenced Yard Swimming Pool Garage (Attached) Attached Parking Dining Room Living Room Family Room/Great Room Den/Office Home Office Laundry Room Sun Room/Screened Porch Bonus Room Main Floor Bathroom Main Floor Bedroom Security System Modern Stylish Traditional Seller Information Home is shown by appointment.