

FOR SALE



**Jett Blackburn  
Real Estate Inc.**



**\$450,000**  
**\$395,000**

**731 King Ave, Hines OR 97738**

Website Info



**Presented By**  
Mardy Stewart

United Country Jett Blackburn Real Estate  
707 Ponderosa Village, Burns, OR 97720  
(O) (541)413-5660 | (C) (541)413-5770  
mardystewart@yahoo.com | www.jettblackburn.com

Broker Info





<b>TAXES:</b>	\$2637.20 (\$2414.68 & 222.52)
<b>FINANCING:</b>	Cash or bank
<b>YEAR BUILT:</b>	1967
<b>SQ. FT.:</b>	3392 (1936 main & 1456 daylight basement)
<b>LOT SIZE:</b>	2.45
<b>HEAT SOURCE:</b>	Electric ceiling, woodstove, cadets & fireplace
<b>BEDROOMS:</b>	5
<b>BATHROOMS:</b>	2
<b>APPLIANCES:</b>	Drop in range & refrigerator
<b>GARAGE:</b>	- Oversized attached double car garage - 2 storage sheds

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Large family home on acreage with stunning views. This well-built custom home has been a one family owner in the area that doesn't come along very often. The main level has 3 bedrooms, a laundry room (with lots of storage), full bathroom, kitchen, living room, dining room and family room. The daylight basement includes 2 bedrooms, a full bathroom and an area that at one time was going to be a kitchenette. The family room is vaulted and was added back in the 80's that has been a gathering place for the large family that grew up here.

There are beautiful views, lots of elbow room and a drive around driveway. When you walk out the front there is a deck to take in the views and a covered deck off the family room. This property consists of 2 tax lots with the house on 1 acre and the separate lot is 1.45 acres that could have many uses including another homesite with the proper setbacks. The house has its own well and is hooked to the city sewer.

The seller and his agent make these representations in good faith, from personal knowledge and experience. However, the buyer should inspect this property or cause this property to be inspected by knowledgeable persons so that the buyer may purchase without relying upon any representations made by the seller or his agent. Also, unless otherwise specified we, Jett Blackburn Real Estate, Inc. agents, represent the seller on all our listings.













**731 King Ave - Modey**  
Oregon, AC +/-



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