



PUBLISHED RESERVE: \$115,000

LAST ASKING: No Prior Sale

SIZE: 1,300± Square Foot Home on 1.13± Acre Lot

ZONING: RR2 - Residential

PROPERTY INSPECTION:

Date	Time
Saturday, April 19	10:00 a.m. to 12:00 noon
Saturday, May 3	10:00 a.m. to 12:00 noon

FINANCING: Subject to Seller's approval of Purchaser's credit: A 15% down payment with the balance amortized over 25 years, with 6 7/8% interest. All due and payable at end of ten years.

DESCRIPTION: This three bedroom, two bathroom, 1,300± square foot manufactured home is in excellent condition, and has views of the McKenzie River. Eugene is a forty minute drive west. The home is heated by both forced air electric furnace and wood stove. A shared water system with approximately six other homes provides spring water. Power is by Lane Electric Co-Op. On-site septic system has a drain field shared with the lot across Highway 126. Stove, refrigerator, washer and dryer are included. The property was recently rented at \$850 per month.



LOCATION: 49545 McKenzie Highway, Vida, Oregon. Lane County Map/Tax Lot #17-35-02-30-1100. Take Highway 126 East just past mile post 35 to property on the left.