

The Juneau Home Finder



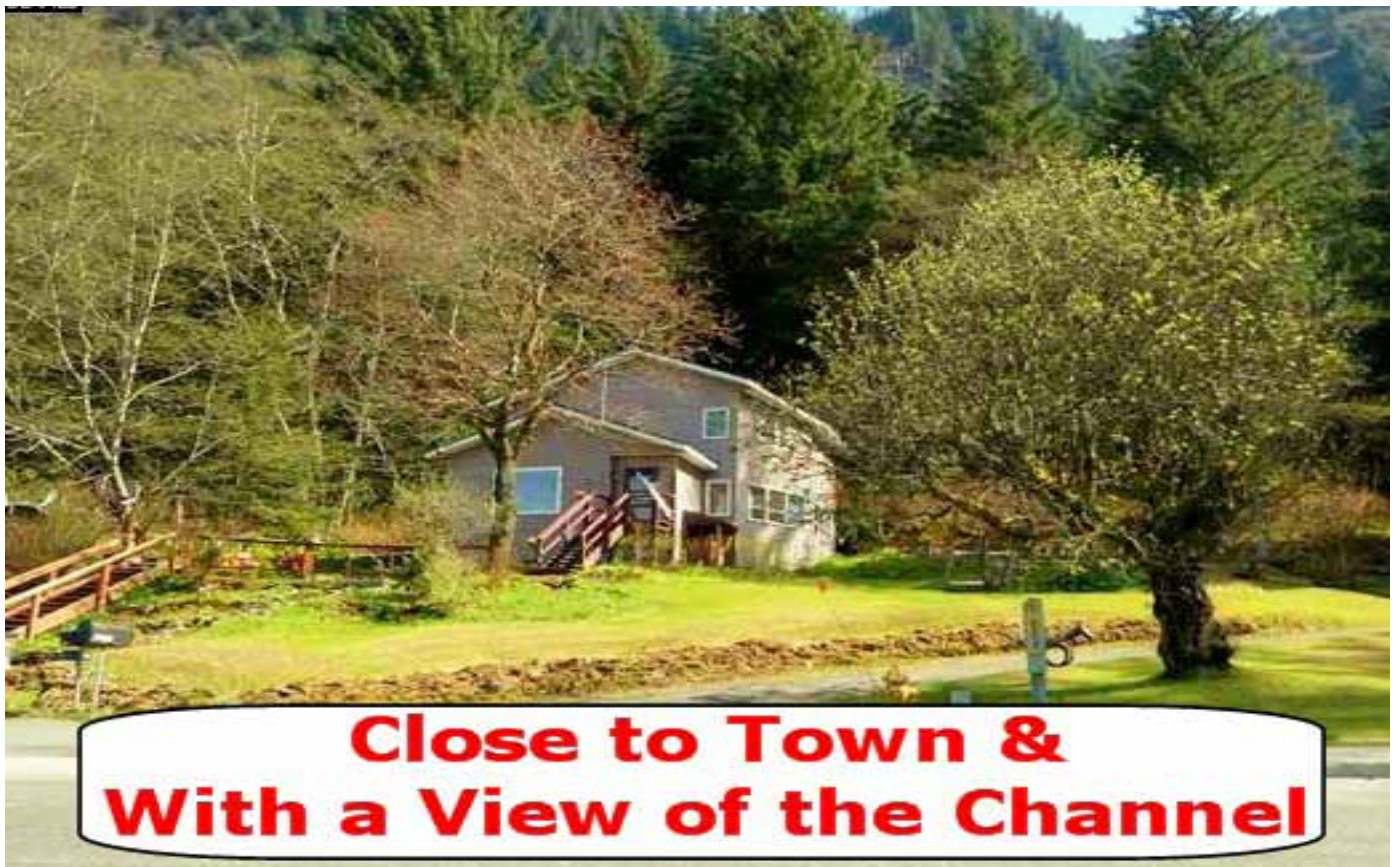
EXIT Realty of Juneau

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**Close to Town &
With a View of the Channel**

JUNE 2018

The easiest way to search for your new home...

www.JuneauHomeFinder.com

Each Office Is Independently Owned And Operated

 **MLS** 

Invest in Real Estate... It Never Goes Out of Style!



Don't miss this 3BD/2BA Home in the heart of the Valley which has been updated from the floor up. This home has a large sunny yard and mountain views, right on the bus line and glacier trails and close to schools. Master has a gorgeous en suite. This home is a must-see!

Asking >>> \$365,900.

THIS ONE'S A GEM!!!

2 Bedroom, 1 Bath attached is beautifully maintained & with great attention to detail. 3 heat sources, electric, monitor and wood stove keep your energy costs to a minimum. New exterior paint and roof in 2017. Bathroom remodeled in 2017 with new paint, linoleum, sink & faucet, toilet and counter-top.

Asking >>> \$265,000.



TOP FLOOR CONDO

This nicely maintained 2/BR upper-end unit is in a Great Valley location on Tongass Blvd. Plenty of windows offer excellent lighting and the sliding glass door leads onto your private covered balcony which also includes a storage room. You will love the roomy floor plan. Although the building has a laundry room available to all residents, this condo has its own washer & dryer in the unit! The dues (\$475) include heat and hot water, garbage, building maintenance & snow removal, and the association is in excellent financial condition. **SELLER IS OFFERING \$5000 TOWARDS CLOSING COSTS OR PRE-PAIDS WITH FULL PRICE OFFER!**

Asking >>> \$134,900.



PROFESSIONAL PROPERTY MANAGEMENT: Commercial, Single family, Multi-family and Condominium Management. Contact Ron Haffner or Angela Ecklund at 790-3948.

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Fabulous Custom Home.

No details were missed on the building of this home. Home was built with all high-tech features and systems. Custom title floor, two fire places, triple pane windows, granite counter, everything is top of line. Must see home.

Asking >>> \$485,000.

2461 O'DAY DRIVE

Fresh interior paint and a remodeled kitchen and bath rooms await the new owner of this comfortable 3 bedroom home.

(MLS #17373)

ASKING >>> \$339,000.



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4 BEDROOM VALLEY HOME

Nice 4 bedroom, 2 bath home with 1818 sq. ft. and 546 sq. ft. 2-car garage. Recent re-roof, new interior paint upstairs, new carpet downstairs, vinyl siding, laminate flooring upstairs. You don't want to miss this one!!! **Asking >>> \$420,000.**



NEW LISTING* DUPLEX--5921 & 5926 Woods St.

Estate sale duplex in pretty good condition being sold AS-IS. Both sides are 2 bedroom & one bath at 1838 Sq. Ft. total on a 12,000 Sq. Ft. lot. Each unit has its own garage and fenced-in yard. Great opportunity to let the one side help pay your mortgage. Nice quiet neighborhood on cu-de-sac. A little bit of cosmetics could have you swimming in equity! **ASKING >>> \$339,000.**



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With Channel & Mountain View

Very well maintained home in a Great Location and on a large lot has Kitchen upgrades and new back deck with hot tub. This is a Must-See home and ready to move into and enjoy. Excellent view of Channel and mountains on Douglas Island. (MLS #18425)

ASKING>>> \$344,000.



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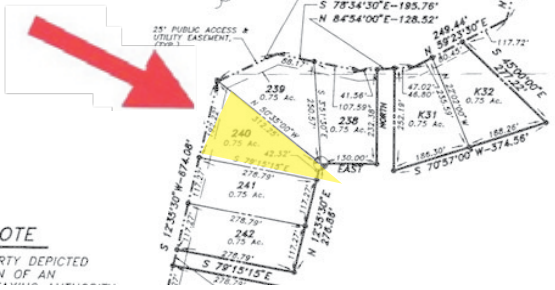


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**Killisnoo Island
Beachfront**
Short boat ride from
Angoon
(MLS #15755)
Asking \$25,000



TAXING NOTE

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GUSTAVUS LAND

Your chance to own a piece of paradise in Gustavus, with this Approximately 1 acre of raw land. This is an interior parcel, with access by way of a roughed-in road off of Mountain View Drive about 500 feet north of Spruce Lane.

(MLS #12871) Asking >>>\$15,000



NORTH DOUGLAS WATERFRONT

Build your dream home on this North Douglas waterfront property with city water and sewer readily available. With 198 feet of beachfront and .65 acres, this is a great place to build your new waterfront home. Seller is a licensed Realtor.

ASKING >>> \$135,900.



NO STAIRS!

Evergreen Condo with Good sized one bedroom. 718 sq ft. Currently undergoing some renovation including all new paint. Dues are \$475 & include heat and hot water. Cash or conventional financing. Current pet rules do not allow dogs.

Super Deal at >>> \$114,500.



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ON ALMOST 3 ACRES!
With Auke Lake out your front window-- and situated on a 2.85-acre lot -- you have both an incredible View and Privacy! This property has a 4-bedroom home, borders on University of Alaska property and is within walking distance to the university campus, Statter Boat Harbor and Chapel By The Lake. (MLS #12800) **ASKING >>> \$515,000.**

NICE TOWNHOME
Charming 3 bedroom 2 bath townhome in the heart of the Valley with large yard and shed / chicken coop. New roof and New deck in 2017.
ASKING >>> \$295,000.



Aurora Harbor Boat House For Sale
Conveniently located on the end of recently refurbished G-Float, the purchase price of **\$68,000** is for the entire Boat House which provides covered moorage for 2-44 x 17 boat slips. Or each slip may be purchased separately for **\$34,000**. CBJ Docks & Harbors has completed the re-build of all the Boathouse Floats, new electrical service & meters have been installed adjacent to each boathouse along with City (freshwater) faucets. CBJ Live Aboard Monthly Fee is \$69.00.



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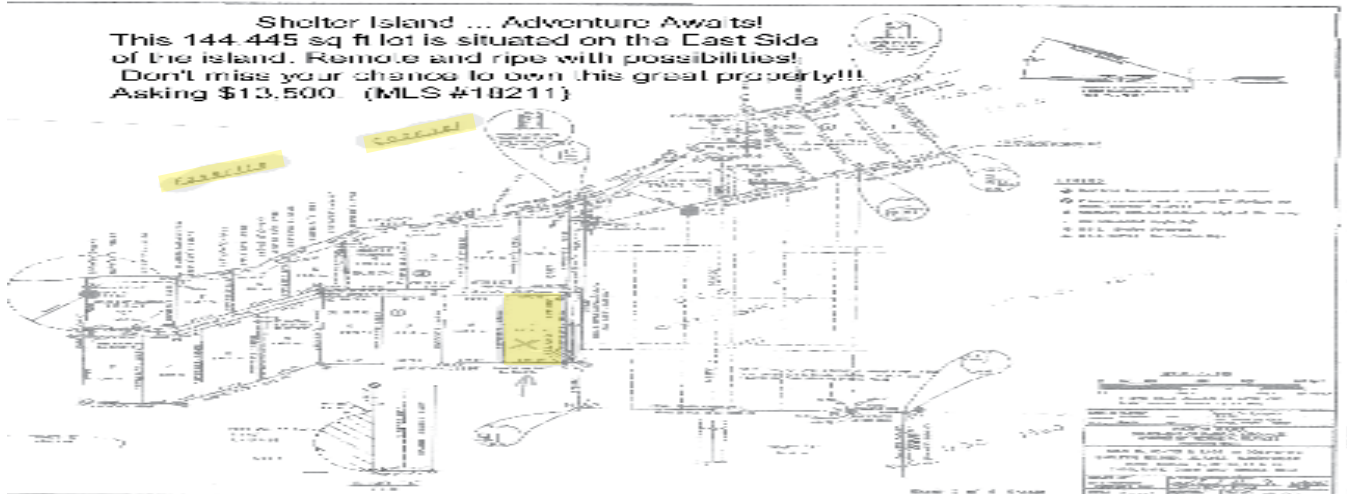


DOUGLAS ISLAND VIEW CONDO

You sure don't want to miss this North Point condo with stunning views of Gastineau Channel and Downtown Juneau and featuring 2 bedrooms & 2 baths, a large kitchen, walk-in closet, en-suite bathroom and a covered balcony to enjoy the fireworks from! This unit has been immaculately cared for.

ASKING >>> \$280,000. .

Shelter Island ... Adventure Awaits!
 This 144 445 sq ft lot is situated on the East Side
 of the island. Remote and ripe with possibilities!
 Don't miss your chance to own this great property!!!
 Asking \$13,500. (MLS #18211)



PRESS SHOP MARKETING 1-765-935-5480

**PRICE
 REDUCED**



DARLING AND COMFORTABLE AND DOWNTOWN

This 2 bedroom condo is move-in ready. With new kitchen flooring, nice appliances and a completely updated bathroom this amazingly spacious unit is just what you have been looking for.

**(MLS #17335) Asking >>>
 \$155,500.**

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