

The Juneau Home Finder



EXIT Realty of Juneau

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www.KayakersDream.com

JANUARY 2016

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!

DOWNTOWN

[www.156 Behrends Avenue.INFO](http://www.156BehrendsAvenue.INFO)

The perfect Downtown Juneau Home, within walking distance to everything. Two story with full basement. Large 2270 Square Feet , 4 bedrooms, 2 full baths and 2 - 1/2 baths, plus garage. Great views and lots of sun. Major upgrades.

(MLS #14830)

ASKING \$389,000.



IN WEST JUNEAU

[www.3111 Douglas Highway.Info](http://www.3111DouglasHighway.Info)

Spacious 4 bedroom, 2.5 bath West Juneau home on the upper side of Douglas Highway overlooking Gastineau Channel and the City of Juneau, about mile from the Juneau Douglas Bridge. 2400 square feet Plus another 480 in a detached garage, full basement, metal fence and garden area. Adjacent lot is included in the price! (MLS #14712)

ASKING >>> \$478,000.



**PRICE
REDUCED**

SOLD

Thunder Mountain MHP

This 1996 Double wide is has 3 bedrooms, 2 baths, is 1080 Sq Ft and in great condition – and best of all True North FCU can finance to a qualified buyer! Located near the Thunder Mountain office in space #99, the asking price is just

>>> \$79,900.



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

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GREAT BUY IN A GREAT LOCATION!

[www.1108 Siim Williams.Info](http://www.1108SiimWilliams.Info)

This Spacious Single Story 4BR & 2BA attached home in Brigadoon Estates is close to Skater's Cabin and Mendenhall Lake, and offers many recent improvements, such as new windows, doors, lighting and roof, a privacy patio with a hot tub and three storage/ outbuildings. Call today to see this great property!

(14930) Asking >>> \$297,000.



CABIN IN GUSTAVUS

www.GustavusProperties.com

This 2-story Dry Cabin on 4.01 acres was moved to the site and placed on creosote treated railroad ties. Take Gustavus Road south from the airport where the road bends to the west & look for an unpaved access drive on the left. The property's driveway is located on the left approximately 800 ft. from the Gustavus Road turnoff.

(MLS #13180)

Asking >>> #104,900.



www.AuroraBoatHabor.Info

Just in time for winter, Aurora Harbor Boat House for sale. Covered moorage for two 45 x 17 slips, great location right on the end of G Float. Electricity, water & sewer available.

(MLS # 14918) Asking Price for the entire Boat House - \$80,000.

VA REPOSSESSION

Three bedroom, one bath valley home has access from Loop Road and Short Court.

Fenced yard, carport, storage shed.

Asking >>> \$175,000.



SALE PENDING

2015/11/02



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IN BRIGADOON ESTATES

www.1009ArcticCircle.Info

This attached starter home has 3 Bedrooms, 2 Baths and is located in the desirable Brigadoon Estates. Some of the features include newer laminate floors, custom tiled entry, oak trim throughout and open floor plan in the living area. Don't miss your opportunity on this great home.

(14910) Asking >>> \$265,000.

A BEAUTY IN WRANGELL

www.WrangellAlaskaHome.Info

The Co-Owner of this property is a former Carpenter & General Contractor and his craftsmanship and attention to detail shows throughout the home. Originally built at the turn of the last century (Circa 1903) on a hillside near downtown Wrangell, it has new features that include an attached greenhouse, New Bamboo Laminate flooring, and decks that have been replaced & rebuilt with locally cut and milled red & yellow cedar. In addition it also now has in-floor radiant heat, a new foundation and metal roof and new insulation, plus MUCH MORE! And all situated with a Beautiful ocean view in a Convenient location to downtown Wrangell, approximately 2 blocks from Wrangell High School. Call today for an appointment to see this wonderful home. **(MLS #14530) ASKING >>> \$315,000.**



www.9029LongRunDrive.INFO

Double Wide Mobile Home on a 13,143 S/F Corner Lot zoned D-5 for single family OR duplex. Don't miss this fantastic opportunity! Needs some work but still a great opportunity in a great location! Being sold AS-IS, WHERE-IS. **(MLS #14836) ASKING >>> \$132,000.**



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WWW.KAYAKERS DREAM.COM

SELLER WILL CONSIDER OWNER-FINANCING

Two waterfront lots in N. Tee Harbor have approximately 325' beachfront where you can launch your kayak or skiff and enjoy the scenic beauty and hot sport fishing the area is known for. Two cabins can be used to store equipment as you build your dream home, and the DRIVEWAY to the site is in!!

(MLS #13658) Asking >>> \$349,000.

JUST LISTED

WWW.4416Taku.com

Well laid out 3br/1.5ba/1262sf attached home w/308sf garage. Very workable kitchen + good-size Dining Area. Improvements in last five years include downstairs Carpet, Interior Paint, Stainless Steel Dishwasher & Flat Surface Stove, New Slider w/Internal Blinds, New Washer/Dryer & several New Light Fixtures. Upstairs Bedrooms & full bath are roomy. Great Fenced Backyard w/many possibilities, 12x12 Deck, Boat/Truck/RV Parking. NOTE: Carpets lookstained, but it's just the lighting. Perfect 1st-Time home!

(MLS #15127). ASKING >>> \$274,900.



FIXER IN GREAT LOCATION

Three bedroom, 2 bath with separate two-car garage and on 11,761 s/f lot on cul-de-sac. A little imagination here can go a long way.

Asking \$259,000.



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YAKUTAT STARTER HOME

This 3BR/1BA family starter home is in a quiet neighborhood, sits one street away from the beach and is ready for your personal finishing touches. (MLS #13814) ASKING >>> \$115,000.



2 Gustavus lots

The owner may finance with 1/2 down these 2 great Southeast Alaska Gustavus lots. Each is 2 acres, and electricity is available or make your own set-up for Completely Off-Grid Living. No property taxes! Enjoy all the Freedom and wilderness activity Gustavus has to offer! **Asking (MLS #14103) \$60,000 for each lot.**



YAKUTAT COMMERCIAL BUILDING

www.YakutatCommercial.com

This property affords you Endless Opportunities for your business! This building is situated in the heart of downtown Yakutat on two lots. The first floor features newer floors and paint, commercial kitchen, open floor plan and half bathroom. The second floor has three bedrooms, two baths, kitchen, a spacious living and dining room and storage galore. **Start your new business endeavor today!**

(MLS #13534) ASKING >>> \$315,000.



YAKUTAT SINGLE FAMILY + APARTMENT

www.YakutatResidential.com

Beautiful 3-story home with cedar throughout. Previously used as a B&B, it is very spacious with five bedrooms, two baths, open kitchen/living/dining room, kitchenette on the main floor and large room for entertaining. The large garage has a 1bed/1bath apartment above it and there are two large covered carports with room for all the toys. Don't miss your opportunity for Alaska living at its finest. (MLS #13535) ASKING >>> \$300,000.



CAN'T CALL THIS ONE A CABIN!

www.GustavusCabin.info.

No reason to give up your comforts when you purchase an Alaskan Retreat! This one is almost too good to call a cabin, with 1200 square feet of true Alaska luxury and a 600 square foot heated garage to keep your toys warm! Enjoy all the freedoms, fishing, hunting and other amenities that Gustavus has to offer. And do it all in style – and without paying property taxes!. **Asking (MLS #14087) >>> \$219,000.**



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www.AukeLakeView.com

Fantastic Opportunity! With its incredible view overlooking Auke Lake, this site is ideal for a Condominium/Multi-Family Development. Located on 2.85 Acres bordering University Student Housing, it's within walking distance of the University Campus' Classrooms and Library, Statter Boat Harbor, Auke Bay Lab & Chapel By The Lake. On City Sewer & its own Fresh Water Spring (City Water is available) it has a 4 bedroom home, and an Environmental Survey has been completed.

(MLS #12800) ASKING >>> \$690,000.



MENDENHALL PENNINSULA ROAD BUILDING LOT

Large Building Lot, 50,668 Square Feet. Upper hillside lot with lot prep and driveway done. Nice view, great location, lots of sun. If you are unable to find the right home, then just build what you want on this Very private location. **(MLS #14835) ASKING \$179,000.**

LOTS AND ACREAGE

THORNE BAY: 2.79 acres with OWNER FINANCING

----- \$25,000 **SOLD**

GUSTAVUS: Two 1 acre lots ----- \$15,000 each

JUNEAU, Bartlett Ave ----- \$59,900

SOLD **SOLD**

HOONAH: HEMLOCK CORNER LOT ----- \$80,000.



BEAUTIFUL GARDEN HOME

Delightful attached home located on a quiet culdesac in the middle of the Mendenhall Valley. Convenient to everything valley living offers, and with the feel of a secluded getaway, this property is move-in ready, with 3 bedrooms and 2 baths, a bonus enclosed sun room, one-car garage and an eat-in kitchen. Fully fenced yard with gate between front and back yards, fresh paint throughout and newer appliances, 4 year old Toyo stove, updated flooring, and a beautiful garden make for a serene environment. This floor plan provides so many living options, you really need to see this home.

(MLS #14369) ASKING >>> \$272,900.

www.8108SnipeCourt.INFO



FUSION CAFÉ

Established in 2011, the FUSION CAFÉ in the Mendenhall Mall has a full commercial kitchen, and the price includes all equipment, furnishings & inventory. Monthly rent includes heat, electricity and water & sewer. **ASKING >>> \$95,000..**



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EXIT Realty of Juneau Welcomes Olena "Helen" Santana

Born in Nikolaev, Ukraine, Helen always wanted to travel, and at age 19 chose to come to the United States, living in Chicago, Hawaii, and now Alaska. In each location real estate was of great interest to her, leading her to obtain her Real Estate License in Alaska. Currently employed by the State of Alaska, Department of Revenue, Helen prides herself as detail-oriented, very enthusiastic about Real Estate, and passionate about giving "nothing but the finest service to buyers and sellers so they achieve their goals." Needless to say, we are excited to have her on our team! You can call or text Helen at 957-0213, or email her at Olena.Santana@yahoo.com.



NICK'S GARAGE

www.JuneauCommercial.Com

Known to old Juneauites as NICK'S GARAGE, this property is adjacent to a newly-developed commercial center and includes 2 lots zoned Light Commercial PLUS a 2 bedroom, 1 bath house! Currently set up as an auto repair shop, this listing has a multitude of possibilities for use. The shop and boiler room are 2592 sf, there are 2 Bay Doors, and the house is 901 sf. This is a great opportunity to locate your business in a high traffic area.

(MLS #14709) ASKING >>> \$875,000.



OVERLOOKING PORT FREDERICK

<http://www.exite-listings.com/etour.html/TOURID/146444>

Beautiful and newly Built in 2010, this Southeast Alaska Hoonah Home overlooks fabulous Port Frederick. Featuring hemlock siding, upper and lower decks, and plenty of parking for all your toys. Relax on your deck as you take in the views, watching the Humpback Whales, Sea Lions and other abundant sea life playing and feeding in front of your private Alaskan Retreat! Some of the finest fishing in the world is just minutes away! **(MLS 14220) ASKING >>> \$259,000.**



www.TakuHarbor.INFO

Located on the EAST SHORE OF TAKU HARBOR with 900 feet of water frontage, this property is almost 5 acres and is located just to the left of the boat dock ramp. This is a wonderful opportunity to own water front that has endless options for use.

ASKING >>>\$350,000

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