

Residential/SiteBit
 1705/1709 NW Abbey Court
 Waldport, OR 97394
 County: Lincoln
 Major Area: Waldport/Seal Rock
 Minor Area: Bayshore
 Cross Street: Bayshore Dr

# 24-1589	Active //	\$549,500
Total Bedrooms 3	Total Baths: 3	Total SqFt.: 2,404



Property Sub-Type: Single Family Residence
Parcel Nbr: 131213DA-3000-00
Property Tax ID #: R99527
Year Built: 1995
Subdivision: Bayshore
Levels: Two
Zoning: R-1-A Residential

Public Remarks: Versatile multi-generational living with ocean views in Bayshore Beach Club! This updated home offers a cozy upper unit with a Mother-in-Law space below and a separate game room for guests. Enjoy a unique touch with a custom poker table space at the bar, creating a serene experience listening to the ocean while watching the waves. Whether a full-time residence or vacation spot, it provides comfort and enjoyment. The additional lot is ideal for a future garage. Fully furnished, .39 acres, 2404 sq ft, 3 beds, 3 baths, and an ocean view complete this coastal gem on a large double lot.

Directions: Hwy 101 north of the Waldport bridge head West on Bayshore Drive. Right on Abbey to property.

Showing Information

General Property Information	Interior Information	Exterior Information
<p>Style: Traditional # of Acres: 0.39 Property Tax ID #: R99527 Tax District: 326 Tax Lot: 3000 Tax Map Number: 131213DA Tax Remarks: For both lots Tax Year: 2023 Taxes\$: 5,256.44 Additional Tax ID #s: R97152 Additional Parcels Description: 131213DA-3100-00 Outbuildings: Shed Condo/Association: Association Fee\$: 540; Condo/Assoc Fee (MQY): Yearly Street Surface: Gravel Miscellaneous: Pet Friendly: Yes Hwy 101: West Side</p>	<p>Internal Features: Water Heater: Electric; Dishwasher; Washer/Dryer: Electric; Range/Oven: Electric; Microwave; Refrigerator; Window Coverings; Furnished: Yes Ceiling: Flat Flooring: Vinyl Basement: Daylight Heating/Cooling: Electric Wall Furn; Gas Wall Furnace Condo/Association: Association Fee\$: 540; Condo/Assoc Fee (MQY): Yearly Heating/Cooling: Electric Wall Furn; Gas Wall Furnace Water: City Electric: On Property Gas: Propane Sewer: Septic In</p>	<p>External Features: Exterior Color: Beige Roof: Composition Siding: Hardi Plank Foundation: Slab Deck/Patio: Deck; Patio Primary View: Ocean Secondary View: None Frontage: None Outbuildings: Shed</p>

Construction	Listing/Contract Information
<p>Main Floor Living: Yes Garage Type: None Heating/Cooling: Electric Wall Furn; Gas Wall Furnace Foundation: Slab Roof: Composition Sewer: Septic In Sellers Terms: Cash; Conventional; Forms Preference: OREF Water: City Neighborhood Code: BCNM CC&Rs: Yes</p>	<p>Listing Type: Exclusive Right To Sell 3rd Party Approval: No List Price Sqft: 228.58 Bank/Lender Owned?: No Short Sale: No Association: Yes Frontage: None Sellers Terms: Cash; Conventional; Forms Preference: OREF Possession: Close Of Escrow BA Comm: 2.5%</p>

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