

Client Full

Residential

11/3/2021 10:25AM

\$3,500,000 6 bd | 2 / 0 ba | 1610 sqft

Status: **Active**

List Date: 10/30/2021

DOM: 4

Acres: 35.51

MLS#: 21167437

Year Built: 1962 / RESALE

88110 RUSTAD LN Veneta, OR 97487

Unit #:

Condo Loc:

XST/Dir: HWY 126 to LFT on Rustad to RT at property

Property Details:

Property Type: Detached

Area: 236

Style: 1 Story, Ranch

Zoning: E40

County: Lane

Seller Disclosure: Disclosure

Nhood/Bldg:

Waterfront: River Front

CC&Rs: N

Lot Desc: Level, Private, Trees

Legal: TL 02100

Lot Size: 5 to 6.99 Acres

Warranty:

Lot Dimensions:

55+ w/Affidavit Y/N: N

View: Mountain(s), River,

Open House:

Trees/Woods

Body Water: Long Tom

Tax ID: 519593 1904406

[VirtualTour #1](#)

[VirtualTour #2](#)

Upcoming Open House:



This amazing 4 bedroom, 2 bathroom main home with attached 2 car garage includes a second home offering 2 bedrooms, 1 bathroom and a 2 car attached garage. Approximate 1800 sq foot barn with a office and deck, small outbuilding approximate 400 sq feet - all sit on over 35 acres of E40 zoning with water rights from the Long Tom River. Do not disturb, shown by appointment only. More photos coming of 4th bedroom at main house!

Schools:

Elementary: Elmira
Middle: Fern Ridge
High: Elmira

Residence Information:

Upper SQFT: 0 SQFT Source: RLID
Main SQFT: 1610 Total Up/Main: 1610
Lower SQFT: 0 Fireplaces: 1
Additional SQFT: Garage: 4 / Attached, Detached,
Unreinforced Masonry Building: Foundation:

Levels: 1
Roof: Composition
Parking: Driveway, Parking Pad
Basement: Crawl Space
Road Surface: Gravel

Green Certification:
Energy Efficiency:
Exterior: Wood Siding
RV Description: RV Parking,
RV/Boat Storage

Approximate Room Sizes and Descriptions:

Living:
Kitchen:
Dining:
Primary Bedroom:
2nd Bedroom:
3rd Bedroom:
Bedroom 4:

Baths - Full/Part Upper Level: 0/0 Main Level: 2/0 Lower Level: 0/0 Total Baths: 2/0

Features and Utilities:

Kitchen: Built-in Oven, Built-in Dishwasher, Free-Standing Refrigerator, Island, Range Hood

Interior: Laundry, Separate Living Quarters/Apartment/Aux Living Unit

Exterior: Second Garage, Garden, Greenhouse, Outbuilding, Patio, RV Parking, RV/Boat Storage, Yard

Accessibility: One Level, Parking

Cool: Wall Unit(s)

Water: Well

Heat: Ductless

Security:

Sewer: Septic Tank

Hot Water: Electricity, Other

Fuel: Electricity, Gas

Internet:

Windows:

Financial:

Property Tax/Yr: \$2,998.06 / 2020 **Rent, If Rented:**

HOA: N

Dues:

Short Sale: N

Other Dues:

Bank Owned/Real Estate

Owned: N

Association Amenities:

Terms Considered: Cash

Comparable Information:

Original Price: \$3,500,000

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SCHOOL AVAILABILITY SUBJECT TO CHANGE.