

Alvadore Neighborhood News

December 2023 – February 2024 Issue 24

Orchard Point Kennels

Hey Alvadore!

Orchard Point Kennels is back in business with fresh ownership. Being locals to the area, the Sevadog family is excited to breathe some life back into this awesome property by offering various dog services to our community and county. With over 10 years of experience in dog rescue, we've dreamt of building up a hub like this that would support any and all dog owners.

We host Barks & Rec who offers:

- Boarding
- Daycare

Orchard Point Kennels offers:

- Social Pack Walks
- One/Two Week Board & Trains
- 1 hr Training Sessions
- Group Lessons



GET IN TOUCH

Email - info@orchardpointkennel.com

Website - <https://www.orchardpointkennel.com>

Phone - (541)255-6040

Facebook - Orchard Point Kennels

27178 Clear Lake Rd, (next to Fern Ridge Lake)



We also invite other professionals to use our space! Our goal is to be a hub. OPK has eight fully fenced yards that are all about 1/4 acre in size. Also, Orchard Point Park is next door. Having other experts educating in the space, allows us to continue being better dog owners as a community. Reach out so we can put together a class or event, **led by you!**

Till then, please check out our website and follow us on Facebook. We hope to see you soon, either staying with us or at some of the community events coming up.

Thanks! - Jonah Misner

Mandy Cracknell, director of Sevadog, is the Co-Owner of Orchard Point Kennels/Barks & Rec. Sevadog is a safe space that supports dog or families in need of a second chance. By supporting OPK you are supporting Sevadog through investing in the safety and skills of your own dog.
Sevadog: 541-731-2930

TAKE A BOOK LEAVE A BOOK

Have a book you'd like to donate?

Need something new to read?

Thanks to Local Neighbors, you can stop by Alvadore's Little Free Library and grab some great reads any time of the day.



Behind the Fire Station
90829 Alvadore Road

Did you know the Alvadore Gas and Store also has a free book exchange in front of their store? Stop by and check it out.

90828 Railroad St

Christmas To-Do List

- ~~Be Buy Presents~~
- ~~Wrap Gifts~~ *Someone in a hug*
- ~~Send Gifts~~ *Peace*
- ~~Shop for Food~~ *Donate*
- ~~See the Lights~~ *Be*

2023 LIGHT PARADES

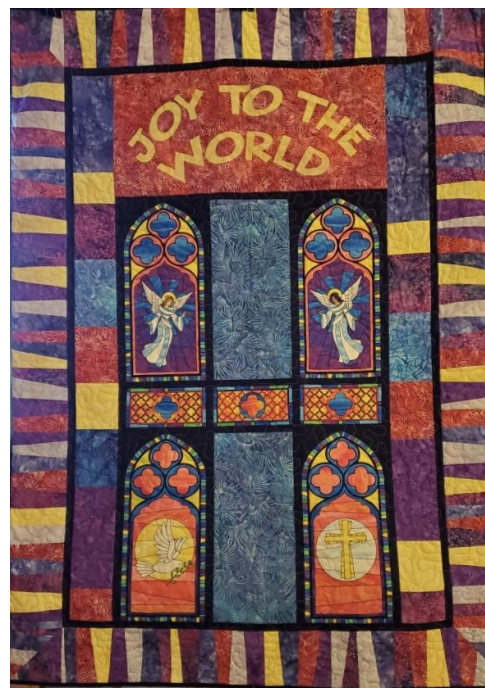
- Fri Dec 1st Junction City 7pm
- Sat Dec 2nd Harrisburg 7pm
- Thu Dec 7th Veneta 7pm
- Sat Dec 9th Coburg 6pm
- Sat Dec 9th Monroe 7pm
- Sat Dec 16th Triangle Lake 5pm

Volunteers Needed in Alvadore

Call Jim Keagy 541-915-8437 to Volunteer

The Piecemakers Quilting Group at Alvadore Church

will be participating in the Bazaar at the Alvadore Fire House on Dec. 2nd. We will have quilts and homemade items for sale and our Annual Christmas Raffle Quilt. Tickets are 1.00 each or 6 for 5.00. The drawing for the Christmas Quilt will be December 17th at the church service. Winner need not be present to win.



BINGO! Resumes January

Starts @ 6:30 pm Cost \$15.00 FOR ALL AGES

At the Alvadore Christian Church

Watch for Bingo Signs & The Alvadore Church Calendar & The Alvadore Community Help Facebook Page

Alvadore News Flash

The newsletter will still arrive 4 times a year in your mail box. If you have not seen an email from us and you would like to receive them, send us your email address to assistant@croregon.com

Annual Christmas Eve Candlelight Service

Dec. 24th at 7:00 PM

Join for Christmas songs, a short message and songs by the Children. Everyone is invited to come, fellowship with friends and neighbors and celebrate the birth of the son of God, our Savior. **At the Alvadore Christian Church 27373 8th St**

Listing Data as of Nov 14, 2023

Data Courtesy RMLS.com

ACTIVE Address	Details	Acres	Year Built	List Price
26916 HIGHWAY 36 #4	3 bed / 2 bath	PARK	1988	\$116,900
91979 TERRITORIAL HWY	Industrial	0.92	LAND	\$140,000
0 A ST	LAND	0.48	LAND	\$140,000
93048 S HIGHWAY 99	3 bed / 1 bath	0.64	1947	\$410,000
93030 APPLGATE	4 bed / 1 bath	1	1925	\$475,000
93009 KINSER LN	3 bed / 2.5 bath	7.25	1993	\$840,000
28171 CLEAR LAKE	4 bed / 3 bath	4.91	1973	\$849,000
90210 MERRYMAN RD	10 bed / 9 ba / 2 half ba	5.8	2001	\$849,999
89780 GREEN HILL RD	3 bed / 1.5 bath	73.92	1910	\$859,000
91992 HIGHWAY 99	MULTIFAMILY	4	1945	\$899,900
89929 SHORE LN	3 bed / 3ba / 2 half ba	4.71	1950	\$950,000
92254 Green Hill	3 bed / 2.5 bath	10.13	2004	\$999,000
28501 BODENHAMER	2 bed / 1.5 bath	10	1946	\$1,075,000
91021 STARLITE LN	3 bed / 2 ba / 2 half ba	3.25	1993	\$1,125,000
PENDING Address	Details	Acres	Year Built	List Price
27334 BARKER RD	2 bed / 1.5 bath	16.09	1928	\$649,900
Canceled/Expired	Details	Acres	Year Built	List Price
0 BUCKSKIN DR	LAND	2.02	LAND	\$600,000
27401 8TH ST	4 bed / 4.5 bath	1.01	1964	\$895,000
28393 ROYAL AVE	5 bed / 3 bath	41.86	1964	\$1,250,000
SOLD Address	Details	Acres	Year Built	Sold Price
26916 HIGHWAY 36 #46	3 bed / 2 bath	PARK	1995	\$138,900
89572 FIR BUTTE RD	5 bed / 1.5 bath	4.51	1900 APX	\$540,000
90798 ALVADORE RD	3 bed / 1 bath	.44	1924	\$320,000

Listed For Sale \$1,125,000



91021 Starlite Lane, Junction City

Hwy 99 just past Jerry's turn on Clear Lake Rd To Alvadore Rd to 8th Street to Starlite Between the Airport and Fern Ridge Lake

**Building! 50x20 RV Garage
3 Car Garage
1 Car Garage / 2 Stall Barn
Fully Fenced / Gated
Asphalt Circle Drive
This 3.25 acre estate has
amazing coast range sunset
views
Single Level
Except Bonus Room/ with 1/2
bath over game room
One the Quiet End of the
Road**



I firmly believe in building long term relationships with my clients, utilizing every means possible to assist them in achieving their real estate goals. Everyone deserves a full-time professional advocate working for them and I would be honored to work for you. Allow me to interview for the job of being your realtor and your families Realtor.

**Sincerely,
Cheryl Chambers
541-689-4621**



Buildable .48 Acre Lot
A Street in Alvadore
Listed For Sale - \$140,000





CHAMBERS
REAL ESTATE GROUP
Powered by Hybrid Real Estate

Alvadore Newsletter
Cheryl Chambers
Hybrid Real Estate
PO Box 150
Alvadore, OR 97409

The Alvadore Newsletter is created by Cheryl Chambers and staff with the intention of bringing our community together

If you have question, comments, suggestion or are looking to buy or sell a home, I am never too busy to take your call.

Cheryl Chambers
541-689-4621
Cheryl@CRoregon.com



Alvadore Neighborhood News



Shop and Hop between two Alvadore Bazaars

Camas Country Mill Bakery

Sat Dec 2nd 9 – 4pm
Sun Dec 3rd 11– 2pm

Bakery Open
Tu-Sat 8am-3pm
Breakfast and Lunch
541-915-6787



91948 Purkerson Rd, Junction City

Sat & Sun Dec 2 & 3
Support Community



Alvadore Lions

Sat December 2nd
9am – 4pm

Breakfast at 7:30am
Pancakes, Eggs & Sausage
Lunch at 11:30am
Soup with Rolls
541-688-1546



90825 Alvadore Rd,
Junction City

***Order for the Holidays! Pies, Rolls, Pastries etc. (order by Dec 16th)**