

**SWEETHEART OF A LOT ON A TREE-LINED
RESIDENTIAL STREET**
WILLAMETTE HEIGHTS — BUILD YOUR OWN LOVE NEST



3481 NW Thurman Street

Rarely available, .52-acre lot in coveted Willamette Heights neighborhood, where the street ends in birdsong and forest with Leif Erikson trail at Forest Park. Conservation overlay on back half of property. City required pile-and-tie back wall embedded in hard rock in place and approved by city. Lot is geotechnically ready to build per city engineer. City to approve foundation design and building permit. Soils tests available. Zoned Rr and R5c 70' x 320' RLMS #20607783 \$325,000.

**LIFE IS LIKE A BOX OF CHOCOLATES
IN THIS ALPHABET DISTRICT CLASSIC**



2468 NW Kearney Street

Spacious, light-filled architectural gem where one can walk to everything. Plenty of room to spread out for home office and home schooling. RARE 2-car attached garage with Tesla charger and unfinished basement — perfect for off-season gear storage. Kitchen recently remodeled (2019) in keeping with turn-of-the-century era. 4 bedrooms, 2½ baths, 3,099 Sq. Ft., 2-car garage. RMLS #20503431 \$1,375,000

“ We had a great experience selling with the Volkmer team. Our house needed a little work to get ready to sell and they did an amazing job at finding people to do the work and get them scheduled. It was a huge relief to have someone doing this so we could focus on moving. Once the house was ready we put in on the market and had several offers within a week. They helped guide us through all the negotiations and paperwork to close the sale. If you want a true full-service realtor, The Dan Volkmer Team is a great choice. ”

— Matt Keogh & Jessica Hubbs

**EVERYONE IS A POET FROM THIS FRONT
PORCH — ALL HEARTS AND ROSES**
A PRISTINE UPGRADE WITH AN ARCHITECTURAL PEDIGREE



2646 NW Cornell Road

John Virginus Bennes (architect of the historic Hollywood Theater) designed this breathtaking residence in 1909. An extensive renovation for modern function: open living, home office, guest quarters and lush private gardens. Attached garage tunnels into finished basement. Across the street from secret steps to Chapman School and all Northwest amenities. 4 bedrooms, 4 full & 2 half baths, one-car attached garage, 5,331 Sq. Ft. RMLS #20311952 \$1,295,000.

**BIRDSONG AND ROMANCE IN “CUPID’S WOODS”
SPARKLING PERFECTION IN A PRIVATE SETTING**



4691 NW Seblar Terrace

Tranquility, forest views and volumes of light from banks of windows and artfully placed skylights allows one to breathe in the Pacific NW at its finest in this contemporary home in the woods. Located in a quiet enclave of homes that border historic Pittock Mansion. High-quality custom finishes: Italian marble, Rejuvenation fixtures & lighting, quartz & tile baths, 2-car garage & 622 Sq. Ft. of entertaining deck. Nearby pedestrian bridge connects to Washington Park. 3 bedrooms, 2 full and one half baths, 2,530 Sq. Ft. on a 13,500 Sq. Ft. lot. RMLS #21061310 \$800,000.

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