

4/20/2025 6:40PM



No Photo Available

Agent Full Residential
\$500,000 3 bd | 2 / 0 ba | 1343 sqft
18385 SW DELORIS LN Beaverton, OR 97007
Unit #: Condo Loc:
Status: **Active** DOM: 0
List Date: 5/7/2025 Acres: 0.16
Year Built: 1984 Resale MLS#: 488732535
XST/Dir: SW Farmington to SW 185th Ave to SW
Deloris Ln

ShowHrs:

Occ: Vacant

Show: Aligned Showings,
Combination Lock Box,
VacantLB/Loc/Cmb: Door code
1579Offer/Nego: Seller's Agent
Only

AG: Kathryn King

AG Ph: [503-997-9035](tel:503-997-9035)AG Cell/Text: [503-997-9035](tel:503-997-9035)

CoAgent:

CoPh:

Private: Buyer must verify sq.ftgs. and schools. Seller exempt from SPDF. Offers must expire weekdays 9-5pm. Allow 72 hours for seller response. CBO Tours days 1-7, offers days 8-14. Escrow Chicago Title, Molly Kearney, teamkearney@ctt.com. Include County Addendum + SPDE with offers.

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Public: Great "Adult Foster Care Home" adapted property. 3 locking bedrooms, 2 bathrooms with good functionality for a variety of mobilities, open kitchen, locking office, completely sprinklered. Family room and living room and dining room. 2 exterior doors that head out to a sizeable deck that shows some rot. Desire to sell home to similar user due to community need.

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Property Details:

Property Type: Detached
County: Washington
Nhood/Bldg: COOPER MOUNTAIN
Area: 150
Zoning: R-9
Elementary: Errol Hassell
Middle: Mountain View
High: Aloha
Internet: Yes
Address: Yes
No Blog: Yes
No AVM: Yes

Legal: GUNTHER'S HEIGHTS,
LOT 14, ACRES 0.16
Tax ID: R1303342
Warranty:
Seller Disc: Exempt
Other Disc:
List Type: Exclusive Right to Sell
Limited Representation: No
Style: 1 Story
Opportunity Zone:
Short Term Rental Allowed:
Floor #:

Lot/Land Lease/Rent
Payment: /
Lot/Land Lease: No
Lot Size: 7,000 to 9,999 SqFt
Lot Dimensions:
Lot Desc: Level
View:
Waterfront:
Body Water:
CC&R:
55+ w/Affidavit Y/N: No

Open House:
Upcoming Open House:
Broker Tour:
Upcoming Broker Tour:

Residence Information:

Upper SQFT: 1343
Main SQFT: 0
Lower SQFT: 0
Total SQFT: 1343
Total Up/Main: 1343
Additional SQFT:
Levels: 1
SFSrc: TRIO

Fireplaces:
Green Cert:
Energy Eff. Report:
Exterior: Cedar, Wood Siding

Roof: Composition
Parking: Driveway
Garage: 2 / Attached, Partially
Converted to Living Space
RV Description:

Foundation: Concrete
Perimeter
Basement: Crawl Space
Road Surface: Paved
Unreinforced Masonry
Building:

Approximate Room Sizes and Descriptions:

Living:	M	Vinyl Floor, Wainscoting			
Kitchen:	M	Built-in Microwave, Eat Bar, Free-Standing Range, Free-Standing Refrigerator, Vinyl Floor			
Dining:	M	Exterior Entry, Vinyl Floor			
Family:	M	Exterior Entry, Vinyl Floor			
Laundry:	M				
Primary Bedroom:	M	Vinyl Floor			
2nd Bedroom:	M	Vinyl Floor			
3rd Bedroom:	M	Vinyl Floor			
Office:	M				
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 Microwave, Built-in Dishwasher, Disposal, Free-Standing Range, Stainless Steel Appliance(s)		
Interior: Luxury Vinyl Plank, Sprinkler, Vinyl Floor, Washer/Dryer		
Exterior: Deck, Fenced, Garden, Tool Shed, Yard		
Accessibility: One Level, Accessible Entrance, Accessible Approach with Ramp, Ground Level, Past Accessibility, Utility Room On Main, Walk-in Shower		
Security: Handicap Access, Fire Sprinkler System		
Internet: Other		
Windows: Vinyl Frames		
Cool: Wall Unit(s)	Heat: Forced Air	Fuel: Gas
Water: Public Water	Sewer: Public Sewer	Hot Water: Gas

Financial:

Property Tax/Yr	\$4,800.00 2024	Spcl Asmt Balance:	Tax Deferral:	No	Short Sale:	No
HOA:	No	Dues:			\$ Pre-Approv:	
Escrow Pref:	Molly Kearney -Chicago Title		Other Dues:		3rd Party:	No
Terms:	Cash, Conventional				Bank Owned/Real Estate	
Assumable Interest Rate:					Owned:	No
Assumable Remaining Months Ending:					Rent, If Rented:	
Assoc. Am:						

Broker/Agent Data:

Agent: Kathryn King	Agent Lic: 971100115	Agent Ph: 503-997-9035	Agent Cell: 503-997-9035	SAID: KINGKATH
Email(s) Agent: kathryn@kjkproperties.com				
CoAgent:	CoSAID:	CoBRCD:	CoPh:	
CoAgent Email:				
Office: KJK Properties PC	Office Lic: 200402352	Office Ph: 503-772-8825	Agent Ext:	Fax: 503-772-0351
BRCD: KJKR01		Owner Perm. Resid:	FIRPTA: No	
Owner(s): HOUSING AUTHORITY OF WASHINGTON COUNTY		Tenant/Other:	Contact1:	
Tran: 4/4/2025		Exp: 4/9/2027	Contact2:	
Poss: Close Of Escrow				

Comparable Information:

Original Price: \$