



Cory Neu Neu Real Estate

541-746-6440

info@neurealty.com



Client Full Residential 3/8/2026 9:00PM

\$660,000 3 bd | 2 / 1 ba | 2560 sqft

Status: **Active**

List Date: 3/8/2026

DOM: 0 Acres: 6.16

MLS#: 501039478

Year Built: 1992 / APPROX

90750 HILL RD Springfield, OR 97478

Unit #: Condo Loc:

XST/Dir: Marcola Road, just over Hayden Bridge, Left on Old Mohawk, Old Mohawk becomes Hill Road.

Property Details:

Property Type: Manufactured Home on Real Property
Style: Triple Wide Manufactured
County: Lane
Nhood/Bldg:
CC&Rs: No
Legal: See Forms & Documents
Warranty:
55+ w/Affidavit Y/N: No
Open House:

Area: 250
Zoning: RR5
Seller Disclosure: Disclosure
Waterfront: Creek
Lot Desc: Gentle Sloping, Level, Pasture, Pond, Stream, Wooded
Lot Size: 5 to 6.99 Acres
Lot Dimensions:
View: Mountain(s), Trees/Woods, Valley
Body Water:
Tax ID: 1799442 1799459
Supplements: 1
Opportunity Zone:
Short Term Rental Allowed:
Floor #:

Upcoming Open House:
Lot/Land Lease/Rent Payment: /
Lot/Land Lease: No

Schools:

Elementary: Yolanda
Middle: Thurston
High: Thurston

Matterport
3D/360° Virtual Tour

A Prime Country Location just minutes from town, this spacious 3+ bedroom home offers the perfect rural setting with everyday convenience just minutes away! Freshly painted inside and out and topped with a new in 2025 roof, it welcomes you with bright, open living spaces designed for comfort and functionality. The kitchen features an island, walk in pantry, quartz sink, abundant cabinetry, garden window and opens easily into the home's main gathering areas. Picture windows and skylights fill the formal dining room, living room, and large family room with natural light. A pellet stove adds warmth and charm, while sliders lead to a partially covered patio ideal for year round enjoyment. Laminate flooring flows through the living areas, with carpet in the bedrooms. The primary bedroom has double closets and includes a versatile bonus room with sliders to a covered deck—perfect for an office, reading nook, or private retreat. Its en-suite bathroom offers a garden tub, walk in shower, double sinks, and a walk in closet, too! Two forced air heating systems with central air ensure comfort in every season. Nearly every window frames sweeping mountain views overlooking your own fenced pasture. For those who need space to work, create, or store, the property includes a 48' X 36' garage/shop AND a 36' X 24' SECOND SHOP! ideal for a home business, hobbies, recreational vehicles, animals, or a wide range of rural pursuits!

Residence Information:

Upper SQFT: 0
Main SQFT: 2560
Lower SQFT: 0
Additional SQFT:
Unreinforced Masonry Building: NO
SQFT Source: Lane Co.
Total Up/Main: 2560
Fireplaces: 1
Garage: 5 / Detached, Extra Deep, Oversized
Foundation:

Levels: 1
Roof: Composition
Parking: Driveway, RV Access/Parking
Basement: Crawl Space
Road Surface: Paved

Green Certification:
Energy Efficiency:
Exterior: Oriented Strand Board, T-111 Siding
RV Description: RV Parking, RV/Boat Storage



Approximate Room Sizes and Descriptions:

Utility Room:	M	8 X 6	Bathroom, Exterior Entry, Sink, Vinyl Floor
Living:	M	16 X 11	Laminate Flooring, Skylight(s)
Kitchen:	M	16 X 13	Built-in Oven, Built-in Range, Garden Window(s), Island, Laminate Flooring, Pantry
Dining:	M	11 X 11	Laminate Flooring
Family:	M	20 X 18	Ceiling Fan(s), Laminate Flooring, Pellet Stove, Skylight(s), Sliding Doors, Vaulted Ceiling(s)
Entry:	M	15 X 6	Laminate Flooring
Primary Bedroom:	M	18 X 16	Closet, Ensuite, Soaking Tub, Walk-in Shower, Walk in Closet, Wall to Wall Carpet
2nd Bedroom:	M	12 X 11	Closet, Wall to Wall Carpet
3rd Bedroom:	M	12 X 11	Closet, French Doors, Laminate Flooring
Baths - Full/Part	Upper Level: 0/0		Main Level: 2/1
			Lower Level: 0/0
			Total Baths: 2/1

Features and Utilities:

Kitchen: Built-in Oven, Built-in Range, Cooktop, Built-in Dishwasher, Free-Standing Refrigerator, Island, Pantry, Tile
Interior: Ceiling Fan(s), High Ceilings, Laminate Flooring, Laundry, Skylight(s), Soaking Tub, Vaulted Ceiling(s), Vinyl Floor, Wainscoting, Wall to Wall Carpet
Exterior: Second Garage, Covered Patio, Fenced, Gazebo, Outbuilding, Patio, Porch, RV Parking, RV/Boat Storage, Workshop, Yard
Accessibility: One Level, Main Floor Bedroom w/Bath, Utility Room On Main, Walk-in Shower
Security:
Internet: Cable, DSL
Windows: Double Pane Windows, Vinyl Frames
Cool: Central Air, Heat Pump **Heat:** Forced Air **Fuel:** Electricity
Water: Well **Sewer:** Standard Septic **Hot Water:** Electricity

Financial:

Property Tax/Yr: \$4,061.31 / **Rent, If Rented:** **Short Sale:** No **Bank Owned/Real Estate**
2025 **Dues:** **Other Dues:** **Owned:** No
HOA: No
Association Amenities:
Terms Considered: Cash, Conventional
Assumable Interest Rate:
Assumable Remaining Months Ending:

Comparable Information:

Original Price: \$660,000

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SQUARE FOOTAGE IS APPROXIMATE & MAY INCLUDE BOTH FINISHED & UNFINISHED AREAS - CONSULT BROKER FOR INFO.
SCHOOL AVAILABILITY SUBJECT TO CHANGE.

MLS#: 501039478 - Photo



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Photo Report

Residential

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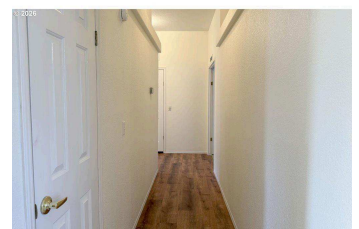
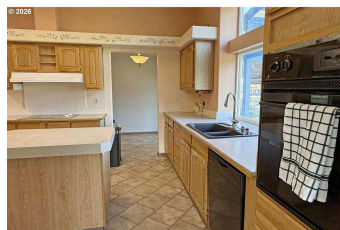
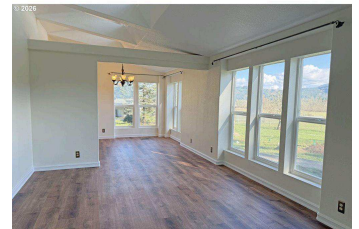
Style: TRI-WDE

Lot Size: 5-6.99AC

Property Tax/Yr: \$4,061.31 / 2025

Area: 250

High: Thurston



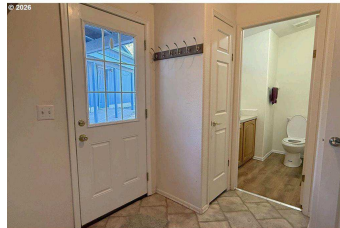
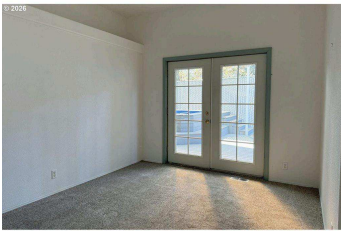
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Area: 250 ML#: 501039478
90750 HILL RD Springfield, OR 97478

Price: \$660,000



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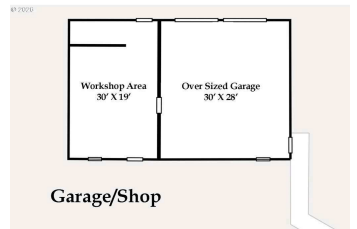
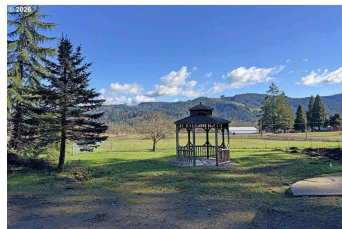
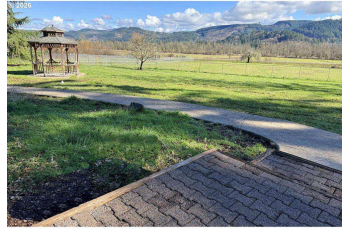
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