



Columbia Hills is a new quality residential community. It is located in the foothills overlooking the Columbia River Valley, a convenient commute from Portland and Beaverton.

Homesites average over one acre in size, providing wonderful opportunities for you to build your dream home. Most of the homesites are set in trees and many have views. The views to the south and east see Mount Hood, the Columbia River Valley and the lights of cities. The view to the north overlooks a pastoral valley and, to the northeast, Mount St. Helens and Mount Rainier.

Quality estate home builders construct the majority of the homes in the community. Homes are available for your inspection.

The community, limited to 138 homes, occupies 300 acres at the end of the road. Across the creek on the west side and to the south lie thousands of acres of forest, including Bureau of Land Management (BLM) lands.

Columbia Hills is a pleasant one-half hour commute from Portland along the uncrowded Columbia River Highway. It is 15 miles from Beaverton over the Cornelius Pass Road.

The community is located two miles from Scappoose, a small town oasis in the modern world. Scappoose offers convenient shopping, including a Fred Meyer superstore. Wildwood, an 18 hole golf course, a yacht club on the Columbia River and an airport are located nearby.

The Scappoose School District has a reputation for quality, as reflected in the test scores of its students and its extremely low drop-out rate. Donations from Columbia Hills homeowners are currently funding Cisco internet wireless access throughout the high school.

Water, electricity, phone service, natural gas and internet cable are provided to each homesite. Each site has been approved for an on-site septic system.

The homeowners association has architectural review available to guarantee quality homes. The intent is not to require any specific style of home, only to insure quality. Review is prompt and open-minded.

Homesites in a quality residential community

Large estate (averaging 1+ acres) homesites; mountain views and/or wooded settings

Quality home builders available

Limited number of homes in a natural forested environment

Convenient commute from Portland and Beaverton

Convenient shopping and community features

Good schools

Utilities and services

Guarantee of quality homes