

49690 NW HILLSIDE RD, FOREST GROVE

All lines approximated and should be verified



THE
KELLY
GROUP
REAL ESTATE

Kelly Hagglund, Principal Broker
Licensed in Oregon





Opportunity Awaits

- ◆ Big Barrel Farm & Vineyard is one of the oldest modern-day (post-prohibition) vineyards in the Willamette Valley
- ◆ 28.46 total acres, low elevation with south and easterly slopes





Approximately 13 total acres in grapes:

- 6.0 acres in Pinot Noir
- 3.5 acres in Pinot Gris
- 1.5 acres in Gewurtztraminer
- 1.0 acres in White Riesling / Sylvaner
 - Sylvaner is a white grape wine grown primarily in Germany and is used to produce some of Germany's most elegant wines
- 1.0 acres in Chardonnay



Most of the vines were planted in the 1960's and 1970's with shoot clippings from France smuggled into the United States by Charles Courys' son. It is a low elevation vineyard with south and easterly slopes on a small hill at the end of a fairly narrow valley. The soils are predominantly sedimentary but well-drained and excellent for wine grape production.



Simple, straightforward and sustainable cultural practices in the vineyard make for healthy and balanced vines over time.





Thank you for visiting

Big Barrel Farm & Vineyard is one of the oldest modern-day (post-prohibition) vineyards in the Willamette Valley. One-family property since 1880. 28.46 total acres, low elevation with south and easterly slopes. Well-drained soils, excellent for wine grape production. Current varieties are Gewürztraminer, Riesling, Pinot Gris and Pinot Noir. Two artesian wells, one developed. House sold as is, no value. Some equipment comes with sale of property.



RMLS



Address: 49690 NW HILLSIDE RD
City: Forest Grove
Additional Parcels: /
Zoning: AF-20
County: Washington **Tax ID:** R0768413
Subdivision:
Manufhs Okay: **CC&Rs:**
Elent: Harvey Clark **Middle:**
High: Forest Grove **Prop Type:** RESID
Legal: ACRES 28.46, ZONED FARMLAND-POTENTIAL ADDITIONAL TAX LIABILITY
Open house: N
[Virtual Tour](#) [Video Tour](#)

Unit/Lot #:
Zip: 97116

GENERAL INFORMATION

Lot Size: 20-49.99AC	Acres: 28.46	Lot Dimensions:	
Waterfront: /	Body Water:	Availability: SALE	#Lots: 1
Perc Test: /	Rd Frntg: Y	Rd Surf: PAVEDRD	
Seller Disc:	View: TERRITR, TREES	Soil Type/Class:	
Lot Desc:		Present Use: AGRICUL	
Topography: SLOPED			
Soil Cond:			

IMPROVEMENTS

Utilities: POWER, SEPTIC, WELL
Existing Structures: Y / FIXER, NO-VALU, STORAGE, OTHER

REMARKS

XSt/Dir: Hwy 8/Gales Creek to R @ Clapshaw; or Hwy 47 to W @ Purdin; R @ Thatcher; L @ Hillside
Public: Big Barrel Farm & Vineyard is one of the oldest modern-day (post-prohibition) vineyards in the Willamette Valley. One-family property since 1880. 28.46 acres (~13 in grapes), low elevation w/south & easterly slopes. Well-drained soils, great for wine grape production. Current varieties: Pinot Noir, Pinot Gris, Gewurtztraminer, Riesling, Chardonnay. 2 artesian wells, one developed. House sold as is, no value. Some equipment comes w/sale.

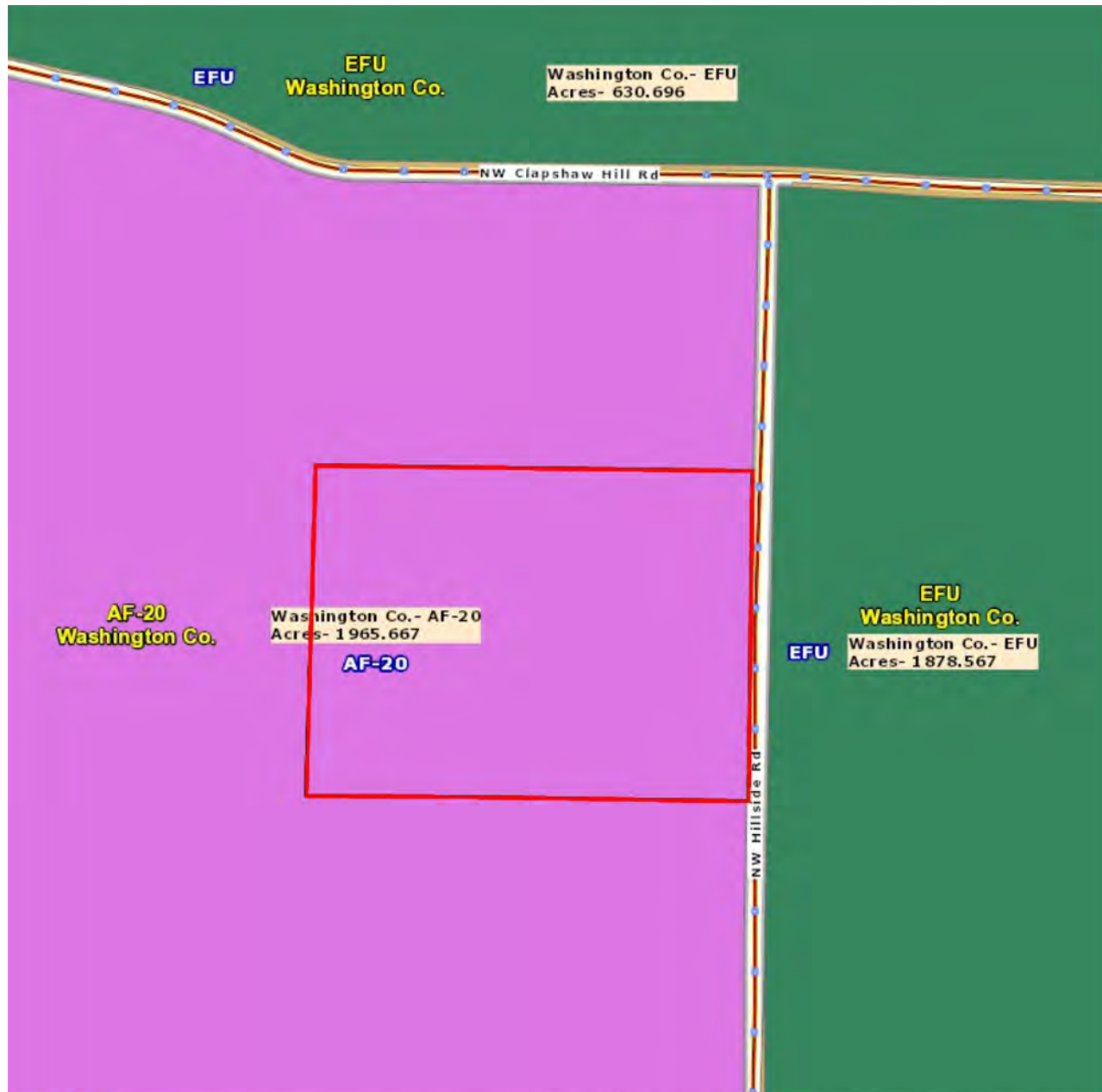
FINANCIAL

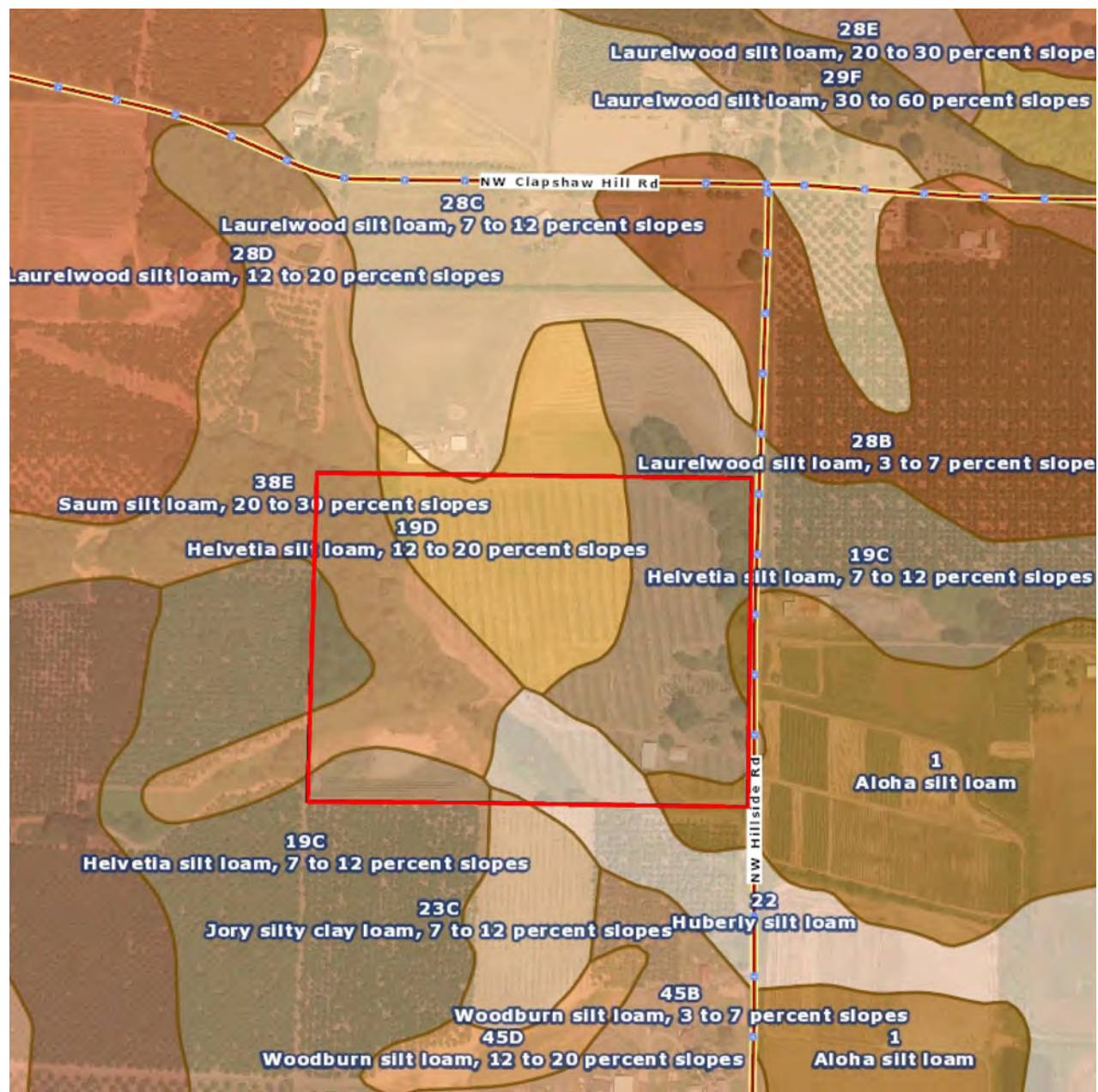
PTax/Yr: \$1,098.17 **Short Sale:** N **Bank Owned/REO:** N
HOA: N **Dues:** **Other Dues:**
HOA Incl:
Terms Considered:
List Date: 7/13/2017

COMPARABLE INFORMATION

MAPS









NOTES

NOTES



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Principal Broker

Kelly Hagglund is ranked among the top 1% of agents in the Metropolitan Portland real estate market of over 8,000 agents. How did this happen in less than 5 years? Because Kelly simply gives you more! More in professional marketing; more in service and genuine care; and more in integrity as The Kelly Group Real Estate is determined to maintain the highest of business virtues.

People are important to me. My whole life has been filled with helping people. Real Estate is a joy because I get to assist people in one of the most important events in life. Buying or selling a home sometimes feels a little like a roller coaster ride; sometimes it is not always smooth. I do my best to smooth out the ride. I share the seat right next to those I serve. Integrity and genuine concern are what I value in all areas of my life, with my family, my friends, and my clients.

The Kelly Group Real Estate was formed to give the finest service for real people with Real Estate needs. I have carefully chosen those to serve with me so that together we can give you more than I could on my own. We look forward to working with you and for you!

Kelly Hagglund for The Kelly Group Real Estate.

The Kelly Group Real Estate | 215 N Blaine Street, Newberg, OR 97132 | 503-538-4531

Home Packet Designed by The Kelly Group Real Estate. All information deemed reliable but not guaranteed. 7.18.2017