



*View of southwest portion of Parcel B near headwater of Trail Creek, and corrals*

**PARCEL B - 1,260± ACRE CAMP CREEK  
PUBLISHED RESERVE: \$995,000\***

The 1,260± acre Camp Creek parcel is located in the northeast corner of the ranch and has only seasonal access from Camp Creek Road. Elevations range from 4,200± to 5,000± feet, with a steep canyon wall in the southeast portion of the property. There is an estimated 800 acres of ridgetop and rolling prairie grasslands. The middle of Parcel B has headwaters of Trail Creek, and holding pen and corrals used for cattle operations. The seller has done some additional riparian restoration along Trail Creek in the section along Camp Creek Road. The Nature Conservancy Zumwalt Prairie Preserve is along the entire northern boundary, and the northwest corner.

The bulk of the land is ridgetop, with some timber along Trail Creek drainage providing canopy for wildlife, including elk and bear. Parcel B could accommodate some grazing. There is a good system of ponds and springs. There are spectacular views southwest to the Wallowas and Seven Devils in Idaho, providing excellent sites for base camps or cabins. The property could easily be combined with Parcel A or C to increase property size to 2,300± or 3,860± acres. Zoning is EFU – Exclusive Farm Use.

This 1,260± acre parcel is eligible for three landowner preference tags from ODFW.



*Ranch has accommodated some cattle grazing through lease with nearby ranch*



*Over 30 stock ponds throughout entire ranch*



*Headwaters of Trail Creek on Parcel B*





*View to northwest of Nature Conservancy Zumwalt Prairie Preserve. Camp Creek Road provides seasonal access to Parcels A and B*



*Elk*



*Mountain quail*



*Hungarian partridge*



*Mule deer*



*Big Horn Sheep*

*Pocket Ranch has been managed for conservation and wildlife*