



64347 HARNEY AVE
CRANE, OR
Dally Zander
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**1219.7 +/-
DEEDED ACRES**

**33 ACRE OF
WATER RIGHTS
FROM DEEP
CREEK**

3 PARCELS

DEEP CREEK

BLUE CREEK

**SEVERAL
SPRINGS**

**460 TOTAL AUM
ON BLM
ALLOTMENTS**

**32'X40' SHOP
WITH
CONCRETE
FLOOR**

\$945,000



**18791 HWY 140 EAST
ADEL, OR 97620**



ALL INFORMATION IS FROM SOURCES DEEMED RELIABLE, BUT IS NOT GUARANTEED BY THIS BROKER OR HIS AGENTS. PROSPECTIVE BUYERS SHOULD CHECK ALL INFORMATION TO THEIR OWN SATISFACTION. PROPERTY IS SUBJECT TO PRIOR SALE, PRICE CHANGE, CORRECTION, OR WITHDRAWAL.

18791 HWY 140 EAST ADEL, OR 97620

HIGHLIGHTS

- 1219.7 Total Deeded Acres
- 33 Acres Water Rights from Deep Creek
- 32'X40' Metal Shop with Concrete Floor
- Rock Storage/shop building at Headquarters
- 460 AUM BLM permits

LOCATION: 18791 HWY 140 EAST, ADEL, OR 97620, Approximately 30 miles East of Lakeview, OR and 4 miles West of Adel. Tax Lots 400 & 700 T 39 S, R 23 EWM. Tax Lots 1400, 4100 & 1800 T 39 S, R 22 EWM. The town of Lakeview provides almost everything needed, including a new hospital, grocery stores, restaurants, vehicle and farm equipment dealers and hardware store. Adel has gas station, café and some supplies.

PROPERTY: 160 deeded acres at Squaw Valley, has spring with some meadow area, surrounded by BLM. 146.27 deeded acres with approx. 33 acres of water rights from Certificate #'s 9437 & 66882 at Head Quarters along hwy 140 with Deep Creek running through with 32'X40' metal shop with concrete floor, rock sided storage/shop building. 913.43 deeded acres at Blue Creek with range and timber, has BLM FFR and has Blue Creek running throughout. There is a total of 1219.7 +/- deeded acres with 460 AUM BLM permit.

REMARKS: This is a great property to summer some cows while you can hunt and fish. There is abundant wildlife in the area including, bear, cougar, bobcat, antelope, deer and bighorn sheep.

TAXES: \$1,465.15 (2019-2020)

PRICE: \$945,000 CASH OR BANK FINANCING

Ken Thomas is a licensed real estate principal broker in Oregon
Dally Zander is a licensed real estate broker in Oregon

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18791 HWY 140 EAST. ADEL, OR 97620



Headquarters
consisting of
146.27 acre.
Hwy 140 runs
through property
along with Deep
Creek. 33 acres
of Water Rights.

BLUE CREEK ADEL, OR 97620



SQUAW VALLEY AND HOME PLACE

