

**2.17 Acre Beautiful View Property, Eugene, OR.**  
87405 Greenhill Rd.  
Eugene, OR 97402

**\$899,000**  
2.170± Acres  
Lane County



**2.17 Acre Beautiful View Property, Eugene, OR.  
Eugene, OR / Lane County**

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**SUMMARY**

**Address**

87405 Greenhill Rd.

**City, State Zip**

Eugene, OR 97402

**County**

Lane County

**Type**

Residential Property

**Latitude / Longitude**

44.032561 / -123.207859

**Dwelling Square Feet**

2156

**Acreage**

2.170

**Price**

\$899,000

**Property Website**

<https://www.landleader.com/property/2-17-acre-beautiful-view-property-eugene-or-lane-oregon/41171>



## **2.17 Acre Beautiful View Property, Eugene, OR. Eugene, OR / Lane County**

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### **PROPERTY DESCRIPTION**

Welcome to Life on the Hill, at approximately 860 ft elevation this home offers breathtaking views to the east overlooking the city. Imagine waking up each morning to the gentle rays of sunlight streaming through the large windows, filling your home with warmth and natural beauty. Step out onto your private balcony and savor a cup of coffee while soaking in the awe-inspiring views of rolling hills, lush greenery, and the enchanting cityscape below.

Whether it's the vibrant colors of fall, the glistening snow in winter, or the blooming flowers of spring, this property provides a front-row seat to nature's ever-changing spectacle. Inside, you'll find a well-laid-out floor plan that seamlessly combines spaciousness and functionality. This well cared for home has a mix of flooring including hardwood, tile and newly installed carpet. The fully finished daylight basement has a wet bar and a bonus room perfect for a gym or gaming room.

Established landscaping adds a touch of beauty while the low-maintenance design ensures that you can spend more time enjoying your surroundings! There is a fenced area to provide a safe and secure space for your furry friends to play. In addition there is approximately 1 acre of undeveloped land perfect for a garden or small livestock.

For the bmx/motocross enthusiast there is also about 1/3 of an acre with a jump/ track.



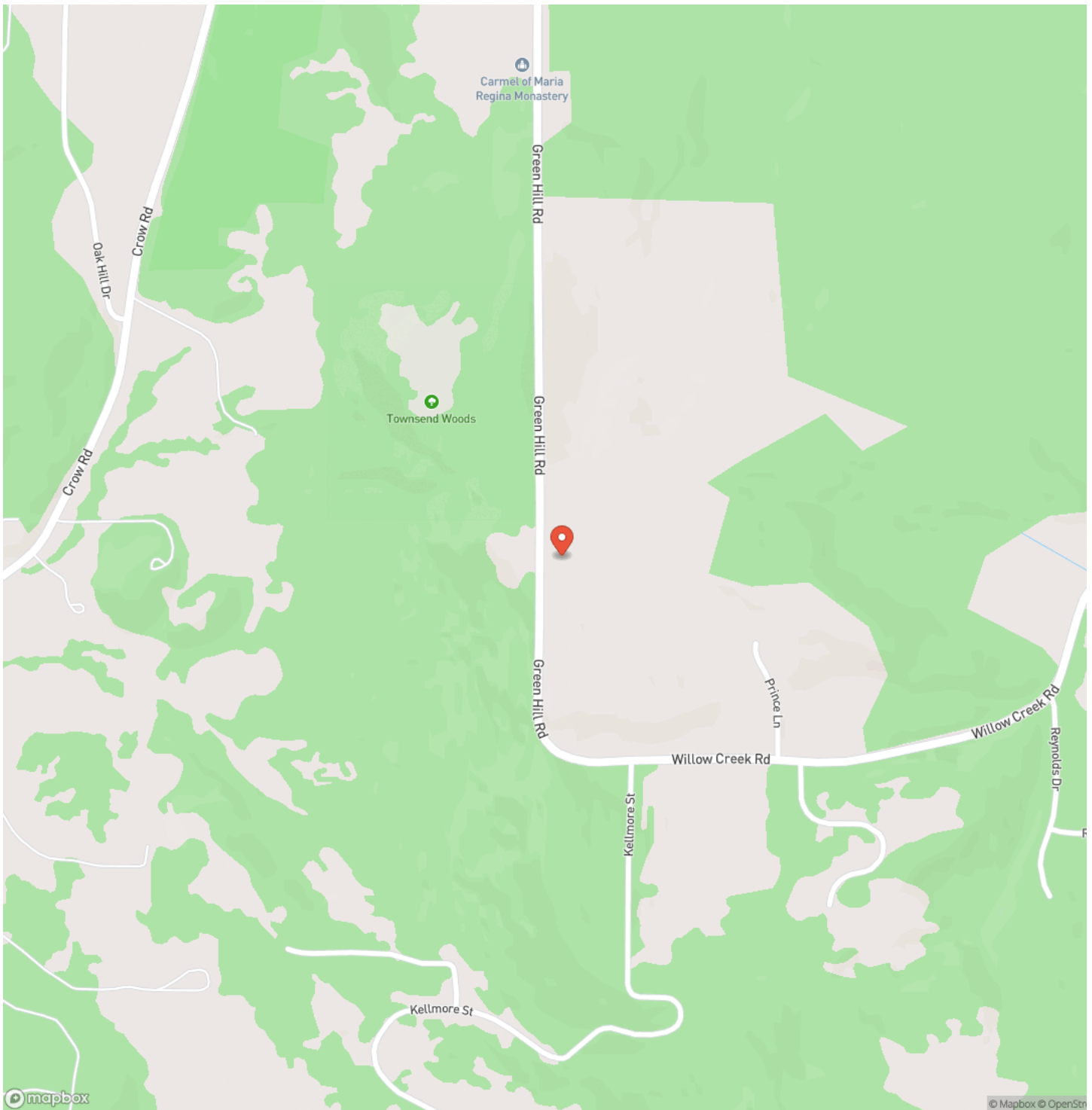


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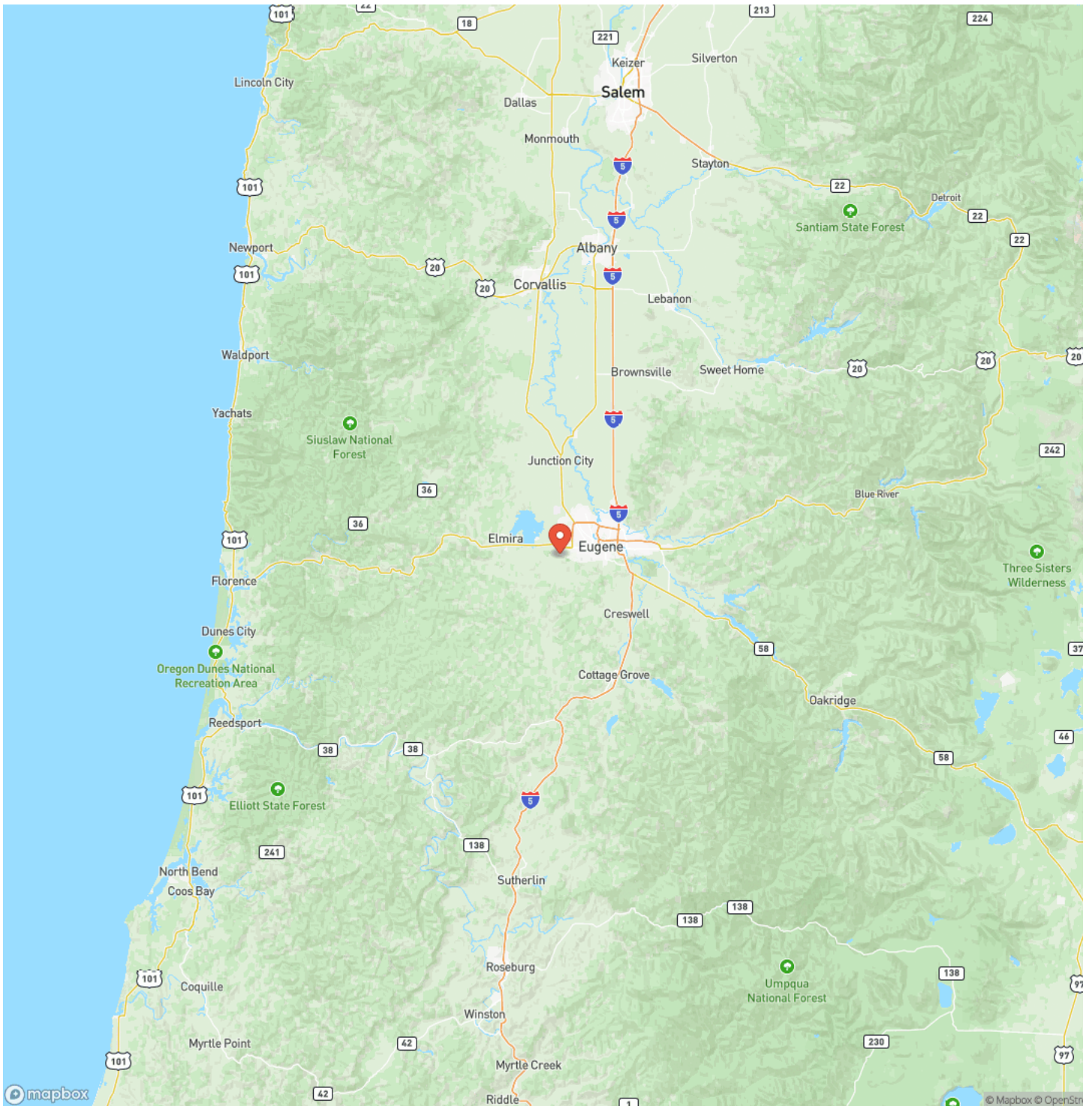


## Locator Map





## Locator Map





## Satellite Map



### 2.17 Acre Beautiful View Property, Eugene, OR. Eugene, OR / Lane County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Venus McBride

## Mobile

(541) 543-4949

## Office

(541) 543-4949

## Email

OregonHorseProperty@gmail.com

**Address**

PO Box 490

## City / State / Zip

Junction City, OR 97448

## NOTES

[illegible]

**MORE INFO ONLINE:**

**horsepowerrealestateproperties.com**



## This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



## **DISCLAIMERS**

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.





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