

KEN THOMAS
REAL ESTATE LLC



CRANE, OREGON

www.KenThomasRealEstate.com

FOR SALE

EXCLUSIVE PARTNER OF
LAND LEADER

KEN THOMAS 541-589-3433
DALLY ZANDER 541-589-2195



**LICENSED IN THE
STATE OF OREGON**

64347 HARNEY AVE

CRANE, OR

**160 DEEDED
ACRES**

REMOTE

ACCESSIBLE

GREAT VIEWS

NOT FENCED

\$45,000.00

**160 DEEDED ACRES
CATLOW VALLEY**



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.

160 DEEDED ACRES CATLOW VALLEY

LOCATION: This land is located about four miles west of Beaty Butte. This is one tax lot, account #10116 , tax lot 5000, T36S, R28EWM. Go east from Adel, OR on Highway 140 about 25 miles to the base of Doherty Slide, then go north about 26 miles to the west side of Beaty Butte, then west about 4 to 5 miles. This last part is a good two track road. You could also come in from the north from Frenchglen, OR.

PROPERTY: A very nice property located in a remote area of Eastern Oregon. It is sage-brush ground and very remote. This land is not fenced, and there is no water source. There is no power close and no wells on the land. There are a couple of wells in the vicinity but they are deep wells. There are antelope and deer in the area. Hart Mountain Refuge is about one mile to the west.

TAXES: 2022-2023- \$23.44

REMARKS: A very unique property in a very remote area. There is plenty of room to camp, ride horses, ride ATVs, and hunt. This is in a Sage Grouse habitat area and they do not allow building of homes. To find out zoning and building requirements, contact Darwin Johnson, Lake County Planning Director, at 541-947-6036. There seems to be quite a lot of obsidian in this area. So, if you are looking for someplace to get away from it all, this property can provide peace and quiet and beautiful views if you love the high desert of Eastern Oregon.

PRICE: **\$45,000.00**

Ken Thomas is a licensed real estate broker in Oregon

Dally Zander is a licensed real estate broker in Oregon

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160 DEEDED ACRES CATLOW VALLEY

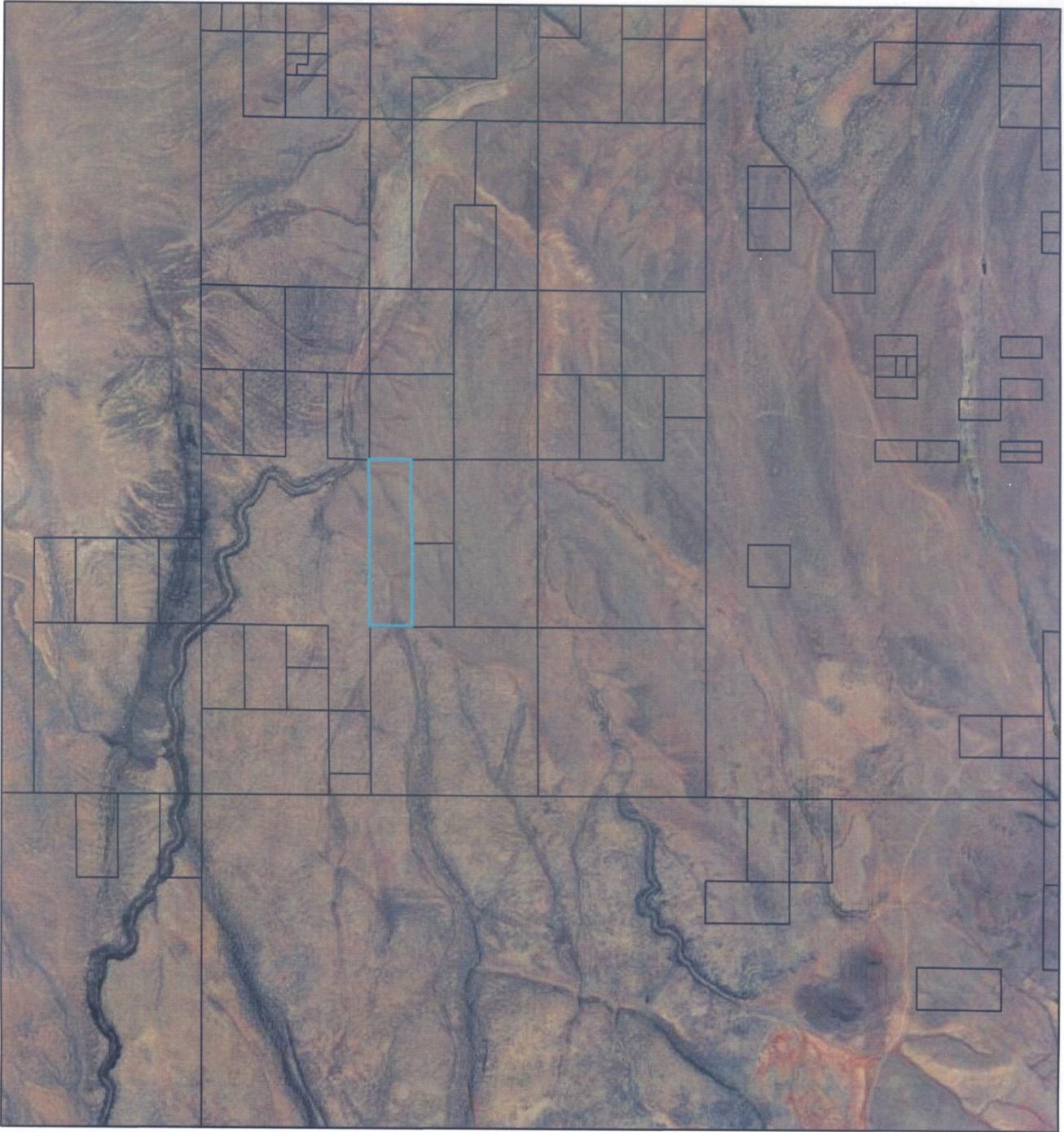


Looking south, Lone Grave Butte in the background



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160 Acres Catlow Valley



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-  County Boundary
-  Lake County Tax Lots



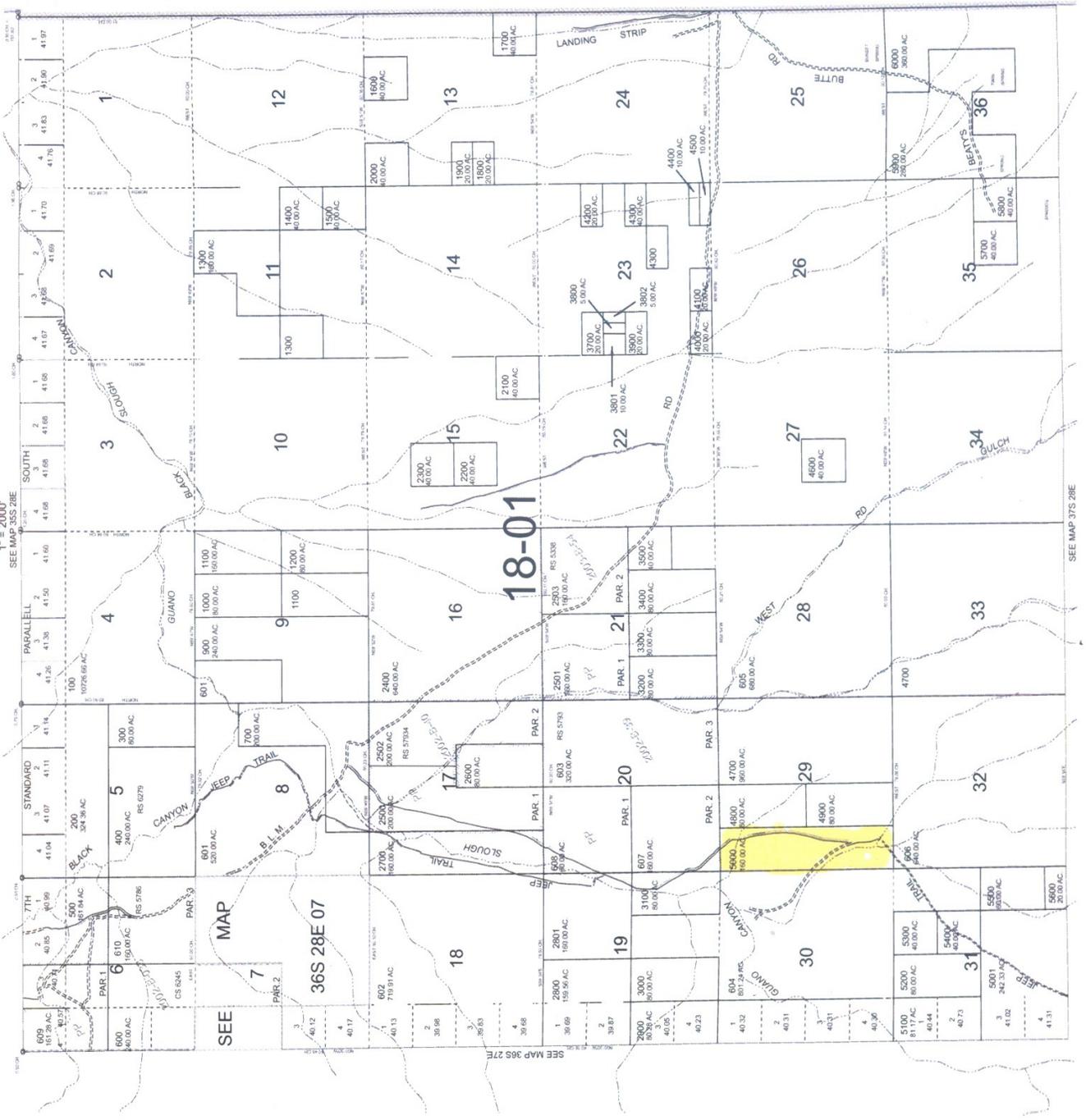
Earthstar Geographics

T.36S. R.28E. W.M.
LAKE COUNTY

1" = 2000'



THIS MAP WAS PREPARED FOR
ASSESSMENT PURPOSE ONLY



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