



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

F A R M | R A N C H

100± ACRES
OWYHEE COUNTY, ID
\$2,500,000



OFFICE (208) 505-9998 | WWW.SMALLTOWNPROPERTIES.COM

THE OWYHEE 100

PROPERTY PROFILE

LOCATION:

- N Jump Creek Road
Homedale, ID 83628
- Owyhee County
- 2.8± Miles SE of Homedale
- 7.6± Miles E of the
Oregon State Line
- 18± Miles SW of the
Indian Creek Plaza
- 45± Miles W of
the Boise Airport

COORDINATES:

- 43.59237, -116.90875

TAX INFORMATION:

- \$360.78 in 2024

PROPERTY USE:

- Multi-Use
- Development
- Farm/Ranch
- Cattle/Horses
- Hunting
- Recreation

PROPERTY INFORMATION:

- 100± Acres
- Live Water
- Two Pivots
- Irrigation
- Views
- Ample Road Frontage



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OSCAR EVANS, ALC

DESIGNATED BROKER

C: 208-258-0715

O: 208-505-9998

oscar@smalltownproperties.com

5700 E Franklin Rd, Ste 120 - Nampa, ID 83687

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

WELCOME TO THE OWYHEE 100

WELCOME TO THE OWYHEE 100: THE INTERSECTION OF PRODUCTION AGRICULTURE, RECREATION, AND INVESTMENT POTENTIAL. Located near the growing town of Homedale, Idaho, this 100± acre multi-use farmland offers frontage on E Market Road and N Jump Creek Road. Jump Creek winds its way through the northeastern boundary line all the way to the southwestern corner of the tract. Two pivots provide the majority of the irrigation for the cropland, while the creek provides stock water, as well as wildlife habitat and recreational enjoyment. Currently producing high-quality hay, feedstock, and grazing, the multi-use zoning allows maximum versatility for your personal or investment goals. Enjoy the close proximity to a desirable small town with the convenience of a quick drive to the larger Boise metropolitan area and a short trip to the Sunny Slope Wine Trail, the Owyhee Mountains, and a host of recreation, dining, and entertainment opportunities.

This is a truly unique and versatile property for the savvy buyer!
Contact Oscar Evans today to learn more and schedule a personal tour.



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ABOUT OWYHEE COUNTY

CLIMATE: Owyhee County enjoys a semi-arid, mild climate with significant seasonal variation in precipitation. The county receives an average of 4 to 18 inches of rain annually. Summers are warm and dry, while winters are cool with potential for snowfall. The area is characterized by a cool season with maximum precipitation and a warm, dry season. Approximately 80,000 acres of productive farmland is possible only with irrigation.

RECREATION: Owyhee County is home to millions of acres of public land and miles of trails and waterways. The beautiful Owyhee River winds through remote areas of the county and is ideal for rafting, fishing, camping, or hiking its majestic canyons. The Snake River forms the north and east boundary of the county and provides unlimited outdoor options as well. Hike or ride horses or off-road vehicles on miles of trails and back roads. Enjoy recreation from Bruneau Dunes State Park to Succor Creek State Park and the Jump Creek recreation area. Hunt big game and birds from elk and mule deer to chukar, upland birds, and waterfowl. Don't say you've been to Owyhee County unless you visit the famous mining town of Silver City.



THE SNAKE RIVER



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ABOUT HOMEDALE

HOMEDALE is a vibrant but quiet and desirable little community on the Snake River. It's far enough out to maintain its traditional culture but close enough to be convenient to services and activities. In the near future, it will be home to a D&B Farm Supply and several new establishments. This new development is sure to complement the existing variety of good food, shopping, supplies, and everything needed to keep the home and ranch running smoothly. School sports, rodeo, hunting, fishing, farming, and ranching still reign in the culture and lives of the residents and surrounding area.

The Owyhee County Fair brings in people from miles around as FFA and 4H take center stage for the culmination of a year of hard work.



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OWYHEE COUNTY, IDAHO



Property lines are approximate - Not an official survey



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FARM | RANCH

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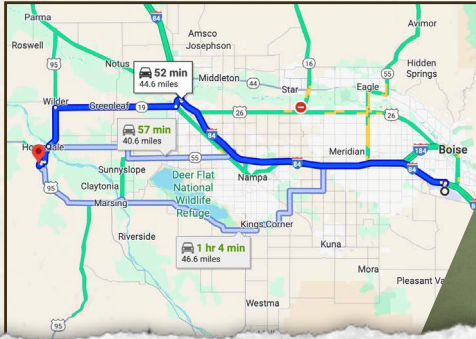
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OWYHEE COUNTY, IDAHO

land id. LINK



Directions From The Boise Airport:
Travel W on I-84 to Exit# 27. S on
Centennial. W on Hwy 19/Simplot
Blvd. S on Hwy 95. E on Market Road
to the intersection of Jump Creek Road.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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