

Lower Indian Creek Ranch
68881 Indian Creek Road
Elgin, OR 97827

\$2,800,000
792± Acres
Union County



Lower Indian Creek Ranch
Elgin, OR / Union County

SUMMARY

Address

68881 Indian Creek Road

City, State Zip

Elgin, OR 97827

County

Union County

Type

Farms, Horse Property, Hunting Land, Ranches, Recreational Land, Residential Property

Latitude / Longitude

45.5365 / -117.9007

Dwelling Square Feet

2000

Bedrooms / Bathrooms

3 / 2

Acreage

792

Price

\$2,800,000

Property Website

<https://whitneylandcompany.com/property/lower-indian-creek-ranch-union-oregon/99047/>



Lower Indian Creek Ranch Elgin, OR / Union County

PROPERTY DESCRIPTION

Property Overview

This property consists of approximately 792 contiguous acres of productive farmland situated along Lower Indian Creek, just outside the community of Elgin, Oregon. The land offers a blend of rich agricultural soils, creek frontage, and diverse terrain, making it suitable for a variety of farming and ranching operations.

Location

The farmland is located near Elgin in Union County, northeastern Oregon. Positioned along Lower Indian Creek, the property enjoys direct access to fresh water and scenic views of the surrounding Blue Mountains. Access to the property is available via maintained county roads connecting to State Highway 82, providing convenient transportation routes to Elgin and neighboring towns.

Land Features

- Acreage: Totaling 792 acres, the property includes a mix of irrigated and dryland fields suitable for crop production, grazing, or pasture.
- Topography: The terrain is gently rolling to moderately sloped, with fertile bottomland along the creek and upland areas providing excellent drainage and vistas.
- Water Resources: Lower Indian Creek runs through the property, offering a reliable water source for irrigation, livestock, and potential recreational uses.
- Soil Quality: The soils are predominantly silty loam and loam, well-suited for hay, small grains, and pasture grasses, with good overall productivity ratings.
- Fencing: The perimeter and interior fencing are in place, supporting efficient cattle or livestock management.
- Vegetation: The land supports native grasses, riparian vegetation along the creek, and portions planted in cultivated crops depending on operational needs.

Climate and Agricultural Potential

The Elgin area benefits from a temperate climate with four distinct seasons, ample sunlight, and moderate annual precipitation, supporting a wide range of crops and livestock. The combination of creek frontage, fertile soils, and established agricultural infrastructure makes this 792-acre property ideal for expansion or diversification of farming operations.

Potential Uses

- Crop farming (hay, grains, specialty crops)
- Cattle ranching or livestock grazing
- Recreational activities (fishing, hunting, horseback riding)
- Conservation or habitat enhancement

Summary

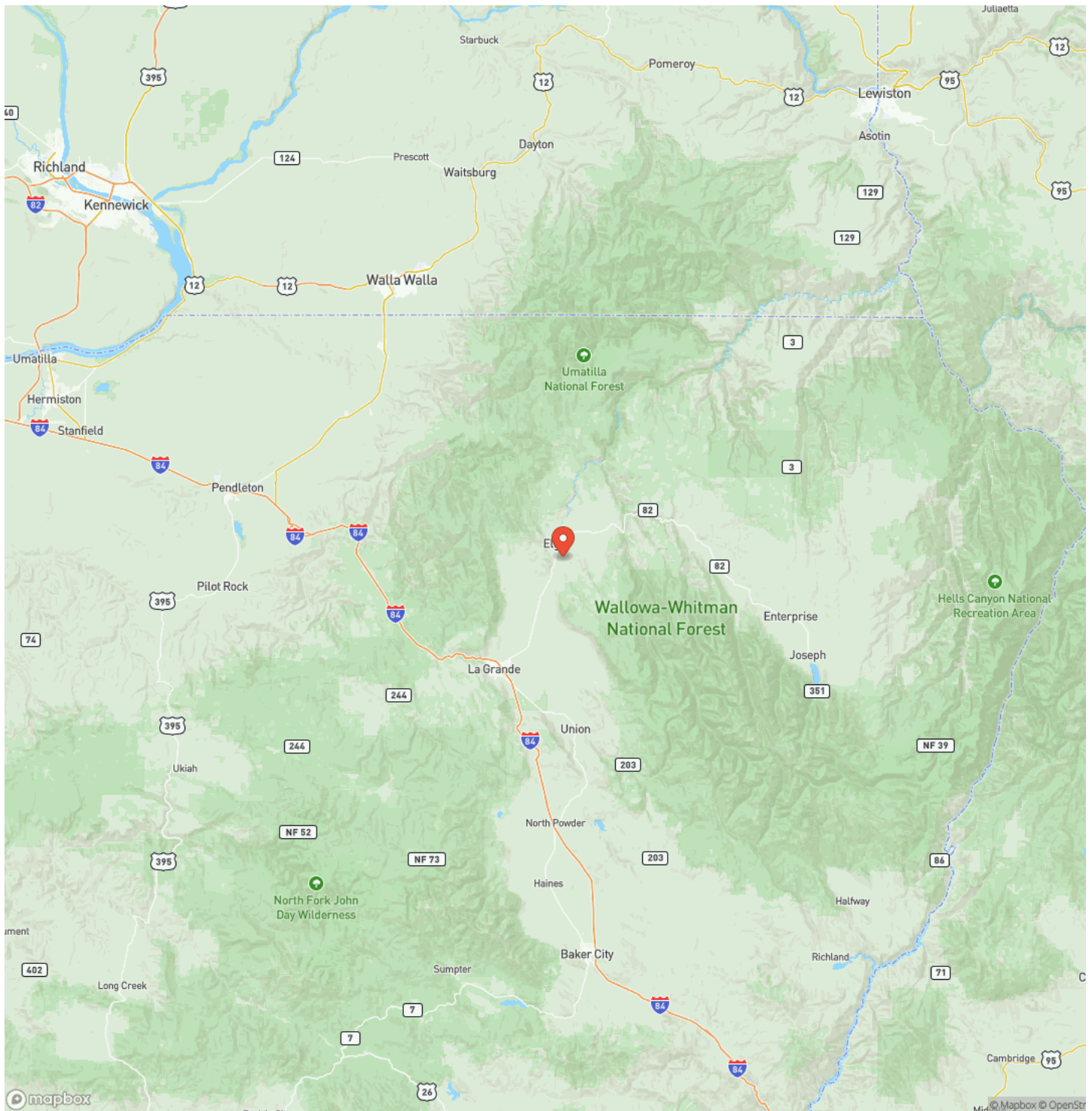
This 792-acre tract on Lower Indian Creek near Elgin, Oregon, presents a rare opportunity to acquire large-scale farmland with abundant water, quality soils, and excellent access. Its location and features make it well-suited for a productive and sustainable agricultural operation or as a versatile investment in the heart of Union County.



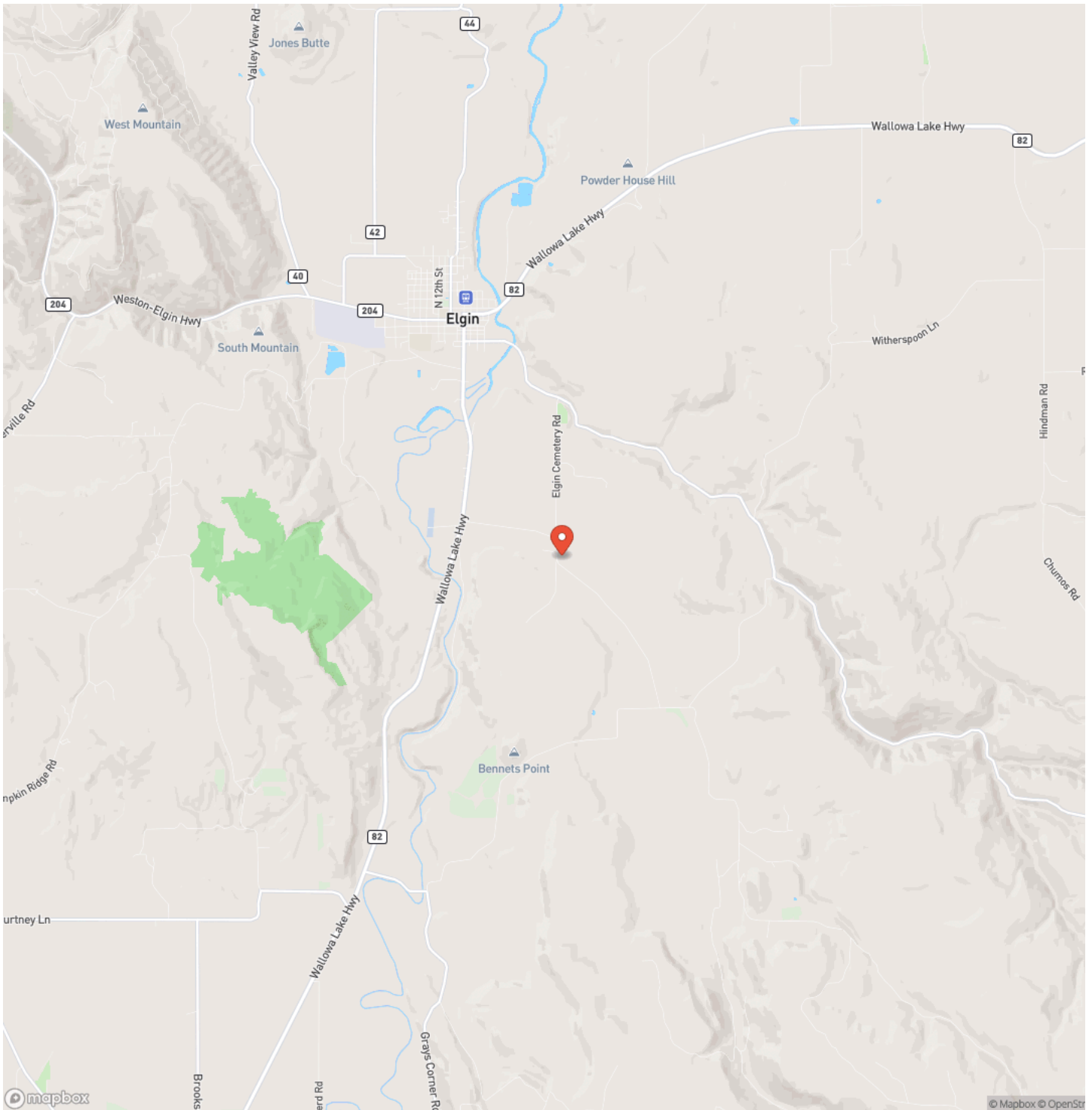
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Elgin, OR / Union County



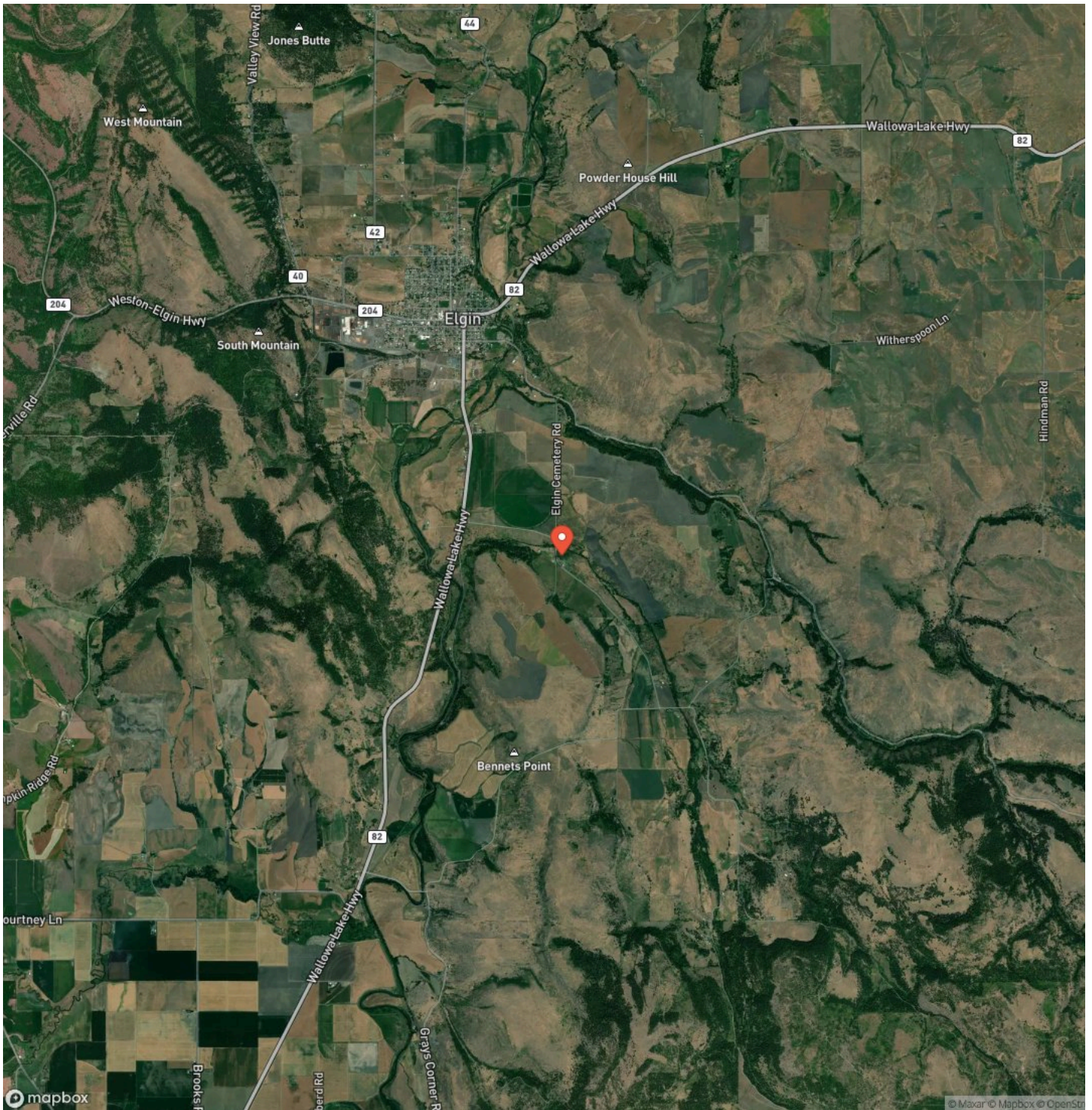
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

NOTES

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<https://whitneylandcompany.com/>

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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