


525 Commercial Property

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525 Commercial Property

Processing Plant, Warehouse, Offices. Property includes 5.14 Acres and 77,000sqft of buildings and office space. Hot pack processing line, warehouse, and offices. North of Salem, OR. Close to I-5. \$3,000,000. Email: farmforlease18@gmail.com

531 Real Estate Wanted

Ranch wanted that will support 100 to 200 pair. Idaho, Eastern Oregon. Ontario, OR. 701-202-9230

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540 Recreational Property

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546 Rentals, Leases

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LAND FOR RENT
70 Acres in Roseburg, OR. Water rights on Umpqua River. Former vineyard ground. Class A soils. Row crops, Alfalfa, etc. Roger: 559-355-3830

546 Rentals, Leases

Grazing Land Available for lease. 750 Acres. New crop, mixed grasses. Multiple, easy access. Seasonal or long term. Eugene, OR. 541-610-3033; tcf1234@gmail.com



3180 acre cattle ranch for lease: can run 400 pairs. May 20th- October 15th Klamath, OR. krs.rox124@gmail.com.

FOR LEASE
Vegetable Processing Facility and 2 Storage Buildings Hermiston Oregon. Processing Facility approximately 58,000 sq. ft. with office, lunch room, receiving area, packing room, two large cold rooms, shop/parts room, staging room, shipping/ loading dock for three (3) trucks, scales); 2 Storage Facilities (30,000 sq. ft. facility with dehumidification; 60,000 sq. ft. facility with computerized refrigeration and dehumidifiers), private railroad spurs for transportation, water rights (well), septic, electricity, water lagoon for waste water. Will possibly rent processing facility and storage facilities separately. Contact Larry Blunck at 503-656-1654 or larry@bluncklaw.com

70+ acres pasture for lease. Mixed grasses. Fenced. Home also available. Morton, WA. 360-878-3233

561 Ranches



720 acres - Hay ranch located in Northeastern CA. Great water, 560 acres under production, 8 pivots with flood irrigated corners. A very efficient and productive ranch. In Williamson Act, lower taxes. Mule deer and Antelope. Two landowner deer tags a year. Very nice home and improvements. Shasta Land Services, Inc. Ben Urricelque DRE#02108958 530-221-8100 www.ranch-lands.com

Looking for a farm or ranch? VISIT **FarmSeller.com**

561 Ranches

Don't Miss This One!

The Buckhorn Ranch. Located 40 miles east of Truth or Consequences, New Mexico, has been in the same family since 1929. This award winning 42,000+/- acre ranch consists of 45 paddocks and is intensively managed under the concept of Holistic Management/ regenerative grazing since 1990 and is rated at 504 cattle year round. Priced at \$3,500,000. View detailed write-up and photos at www.sidwellfarmandranch.com Email: tom@sidwellfarmandranch.com or call Tom Sidwell, 575-403-6903



Panoramic Mountain Views: 118 +/- Acres, Winlock, WA. 6 parcels, (2) 40x150 buildings, 50x100 barn. Great for horses, cattle. 3900sqft. 4 bedroom, 3.75 bath home. Pond, creek, fruit trees, garden. \$1,700,000. Willy Young, Chehalis Valley Realty 360-520-9878; willard@chehalisvalleyrealty.com



39789 Higbee Rd. NE., Albany, OR 97322 Oregon farmland with generous water rights! Class one and two soils. Great for Hazelnuts or nursery. Outbuildings include: newer shop, greenhouses, addition shop, drying facility/ barn all with high power capacity. Three buildable home spots on two parcels. Call or email Nydrie Edwards, Oregon Licensed Real Estate Broker 503-507-2307 nydriedwards@comcast.net www.nydriedwards.com Coldwell Banker Mountain West Real Estate, Inc.

561 Ranches

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WORKING RANCH
460-880 Lakecrest Rd Janesville, CA Offered at **\$3,450,000**

ABOUT THE PROPERTY
Working Ranch located on the edge of beautiful Honey Lake in Janesville, CA. Includes 597 usable acres suitable for hay and cattle. Multiple ag wells, including a new well drilled in 2020, supply all the water needed for your hay production and livestock. Features include a heated shop, 100 acre pivot, 200 acre pivot. Both currently under production. SELLER FINANCING AVAILABLE

FEATURES
• 2 Homes
• Barn, Shop, Outbuilding
• Equipment Storage Shed
• Irrigation & Farm Equipment

MOUNTAIN VALLEY APPRAISAL & REALTY
Andy Joy, Broker
Mountain Valley Appraisal & Realty CA LIC #02013086
Email: ajoymvar@gmail.com

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561 Ranches

295+/- ACRE HAY & CATTLE RANCH. Modoc County, CA. Flood irrigated meadow hay, only 1st water right, home, barns, corrals, granary, now \$1,299,000. Adjacent 2nd home with shop; and 176+/- acres spring grazing with ponds, well, & view homesites, available separately. Call for details. Broker 775-829-2122.

THIS AD SPACE could be yours!
1-800-882-6789 or FAX 503-370-4383
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564 Farms

Owyhee River Ranch - OR
205± acres with 1.4± miles of Owyhee River frontage. 114± acres irrigated and rated Prime Farmland by the USDA. An old home on the property is currently rented. Great hunting. **\$3,500,000**

Salmon River Ranch - ID
182± acres with over 1/2 mile of river frontage, irrigated land, waterways, and trees. 104± acres is platted into 42 lots. Ranch, sell a few lots, or develop. **\$2,999,000**
208.345.3163 knipeland.com

564 Farms

HORSEPOWER REAL ESTATE
Pacific NW Cattle Ranch Cottage Grove, OR
223 acres rolling & level, 2 homesites & creeks, and beautiful forested areas **\$1,599,000**



Junction City, OR
139 acres with 3-Phase, 2 homes, pond, creek, and greenhouses. Tier 1 license available separately. **\$1,750,000**

Lisa Johnson, Principal Broker, ALC 541-510-4601
CountryProperty@gmail.com
WesternOregonFarmsAndRanches.com
Licensed in Oregon 5281812-1

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