

The Whitney Land Co.

EASTERN OREGON FARM AND RANCH PROPERTIES

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FARM/RANCH

WHEELER COUNTY, TWICKENHAM, OR – 7,744.08 deeded ac. with 3,407 BLM ac. of grazing allotments. 47 ac. of irrigated bottoms. 2 +/- miles of John Day River frontage. Hunting for deer, elk, upland birds, waterfowl and Mouflon sheep with LOP tags. **\$3,975,000.** #RG03414

UMATILLA COUNTY, PENDLETON, OR – 1,200 +/- acres of dryland wheat farm near Pendleton. Good soils and solid yields. Asking price **\$2,975,000**

WALLOWA COUNTY, ELGIN/TROY, OR - Grande Ronde River frontage with great conservation easement potential. 6 tax lots, all with power available. End of county road with good big game elk and deer hunting and terrific steelhead fishing. Timber. Ranch home with private landing strip and hangar. **\$2,900,000** #RG01811

MORROW COUNTY, HEPPNER, OR – 5,200 +/- acres of dryland wheat farm with 1000 sq. ft. home and barn. Numerous creeks and ponds. Grazing rights leased long-term. **\$1,900,000**

GILLIAM COUNTY, ARLINGTON, OR – Rare rural investment property. 1,271 +/- of dryland crop, CRP, pasture and wind turbines. 88 ac. currently seeded to wheat, 732 ac. in CRP w/7 yrs. remaining, 444 ac. of range and 10 wind turbines all contribute to the diversity of this investment located in north Central Oregon. **\$1,800,000.** #RG01214.

SHERMAN COUNTY, WASCO, OR – 1,086.67 +/- deeded acres of which 854 +/- are dryland wheat, 175 +/- are rangeland, and 56.7 +/- are in CRP. Solid yields of dryland wheat with good soils. Mule deer, upland bird and goose hunting. **\$1,200,000.** #RG00915

UMATILLA COUNTY, PENDLETON, OR – 75-80 bu. average. **\$978,960.** #RG00815

BAKER COUNTY, KEATING, OR – 1,312 acre timber parcel with mountain pasture. Located 10 miles from Keating Valley and 1 mile from Balm Creek Reservoir. Stream and springs. LOP tags for deer and elk. Located adjacent to Wallowa Whitman National Forest. **\$899,000.** #RG00714

BAKER COUNTY, BAKER VALLEY, OR – 207 +/- acres. Irrigated grass pasture, house, working facilities. 197 ac primary w/129 ac supplemental rights. 100 ac rangeland. Located near town. **\$725,000.** #RG03314

MORROW COUNTY, IONE, OR – 853.48 ac. ranch with 507.5 ac. currently in CRP. Located 10 miles south of Ione on Eight Mile Creek and the Lone-Gooseberry Road. 2,402 sf home, outbuildings, recreation. **\$700,000.** #RG01014

BAKER COUNTY, BAKER CITY, OR – 42 acres, home, equestrian facility, timber, pasture, springs and USFS adjacent. 6 mi from town. **\$650,000.** #RG00115

BAKER COUNTY, HAINES, OR – 160 acres, 120 acres water rights. Home with life estate. **\$640,000.** #RG02215

UMATILLA COUNTY, PENDLETON, OR – 394.73 total acres of which 172 ac. enrolled in CRP through 2022 with balance of acres in production. Farm is located in the Missouri Gulch area northwest of Pendleton. Clean farm. Production records available. **\$633,000.** #RG02914

UNION COUNTY, ELGIN, OR - Located on the Grande Ronde River, this 361.76 ac scenic property has great fishing for trout, steelhead and salmon. With access from Palmer Junction Road the property has a cabin. Looking Glass Creek flows through the property. Good hunting with LOP Tags. **\$608,000.** #RG02711

MALHEUR COUNTY, ONTARIO, OR - 115 acres, 66 acres irrigated. Pond, 2500 sq. ft. home and outbuildings. Wildlife, views, 6 miles from Ontario. **\$599,000.** #RG01915

UMATILLA COUNTY, HERMISTON, OR – 1/4 mile of secluded Umatilla River Frontage. 42.95 total ac. of which 40 ac. tillable soil. Mobile home, shop with apartment, arena and horse facilities. **\$595,000.** #RG02315

GILLIAM COUNTY, CONDON, OR – 897.76 +/- deeded acres consisting of 480 +/- acres of CRP and 417 +/- acres of range. Located close to Condon, OR. Mule deer and upland bird hunting. **\$560,000.** #RG01815

UNION COUNTY, UNION, OR – 325.97 +/- acres. Timber parcel with 1/2 mile of Catherine Creek. 1 mm BF timber per 2010 cruise. Adjacent to USFS. Downstream from wilderness access area. 11 mi South of Union. **\$499,000.** #RG02614

REDUCED! GILLIAM COUNTY, CONDON, OR – Columbia Plateau farm, 80 ac, 40 crop, 2,950 sf remodeled 4 bd, 2 bath home, shop, lg. barn and views of Mt. Hood and Mt. Adams. **\$365,000.** #RG00415

REDUCED! UMATILLA COUNTY, ADAMS, OR – 121.50 total acres of which 20 acres irrigated hay/pasture. Balance in range/pasture with open ridges and timbered draws. Includes main residence, barn, and additional outbuildings. Multiple water sources including a pond, springs and creeks. **\$339,000.** #RG01612

SHERMAN COUNTY, WASCO, OR – 102 acre parcel of range. Unique rock mine with China Hollow Jasper and opal. Income potential with BP transmission and rock mine. **\$239,000.** #RG01714

UNION COUNTY, STARKEE, OR – Secluded 120 +/- acres with 1000 sq. ft. home and barn including a newer 1 room off-grid cabin. Year-round stream, trees and abundant wildlife. LOP tag qualifies for deer and elk hunting. Near wildlife study enclosure. **\$210,000.** #RG01715

MORROW COUNTY, HEPPNER, OR – Rare rural property with pine trees setting. 4.6 acres with a 2,956 sq. ft. home, 2 shops, bunkhouse, and garage. Located the perfect distance from town with no neighbors. **\$199,000**

COMMERCIAL PROPERTY

REDUCED! GILLIAM COUNTY, OR - CEDAR SPRING INDUSTRIAL PARK is just 7 miles south of Arlington, Oregon, on Hwy 19, and 7 miles South of I-84. The property is adjacent to the Columbia Ridge Landfill and Chemical Waste Management Plant. **\$1,900,000** RG02807

REDUCED! UMATILLA COUNTY, PENDLETON, OR – 9 total acres with 3 separate commercial buildings. All 3 buildings have abundant parking and easy access to Hwy 11 and I-84. **\$1,450,000** #RG01614

REDUCED! UMATILLA COUNTY, PENDLETON, OR - Commercial Building. 3,009 sq. ft. currently utilized as a medical office. Located on major through street. Has current tenant. **\$360,000.** #RG02013

REDUCED! BAKER COUNTY, BAKER CITY, OR - This 122,726 sq. ft. lot includes a 1,644 sq. ft. building built in 1981. The property has a perimeter chain link fence and three entrances, on 9th Street, East Street and 10th Street. **\$299,000.** #RG02014



UMATILLA COUNTY, UKIAH, OR – 16,200 contiguous acres 7 miles SW of Ukiah. Premier hunting and recreational opportunities with resident deer and elk herds. Multiple creeks draining into the North Fork of John Day River. Numerous springs and stock ponds. Historically 825-850 AUMs. Adjacent US Forest Service and BLM. Well balanced and various timber species along with mountain meadows. **\$12,960,000.** #RG01015



UNION COUNTY, MEDICAL SPRINGS, OR – 5,350 acres timber parcel with mountain pasture. Additional grazing acres available for lease from seller. Ponds and springs. LOP tags for deer and elk. Located adjacent to Wallowa Whitman National Forest. **\$3,445,000.** #RG02514.



MALHEUR COUNTY, ONTARIO, OR - 245.34 acres with pivot irrigation. Farmhouse, onion storage, shop. High quality soils with great water rights in the Dead Ox irrigation area. **\$2,500,000.** #RG02115



BAKER COUNTY, RICHLAND, OR - 200 +/- acres of which 149 acres are irrigated. Custom home, outbuildings, abundant wildlife, and exceptional views. **\$1,950,000.** #RG02015



BAKER COUNTY, DURKEE, OR – 2,021 ac. Ranch or hunting getaway. Home, outbuildings. BLM permit. Sagebrush/bunchgrass, springs, timber. Remote setting, quick I-84 access. **\$1,299,000** #RG03214



MORROW COUNTY, LEXINGTON, OR - 2,009 +/- deeded acres which includes 494.31 irrigated ac. 273 ac of dryland crop with attached undeveloped water rights, 138 ac of attached undeveloped WR, 612 ac of CRP, 23 ac of CREP, 331 ac of dryland crop and 136 ac of range. **\$5,975,000.** #RG01115



REDUCED! GILLIAM COUNTY, ARLINGTON, OR – 3,659.43 total ac with 900 +/- ac of CRP, 1,578 ac dryland wheat, 1,000 +/- ac of range, 1,000 +/- ac of CRP. Home, shop, corn, and income-producing wind turbines 8 mi south of Arlington. **\$3,250,000.** #RG00315



UNION COUNTY, ELGIN, OR – 553 ac. ranch/farm. 185 ac. of irrigated farm land, 3 homes, 10 horse stalls. Grande Ronde River and Looking Glass Creek running through property. Great income and recreation potential. **\$2,000,000.** #RG01914



UMATILLA COUNTY, WESTON, OR – 989.4 ac., marketable timber, 2 cabins, 346 ac. of CRP, pasture, ponds, wells, views, good hunting for deer, elk, turkeys, and grouse. LOP tags, power and county road access. **\$1,500,000.** #RG01215



BAKER COUNTY, KEATING VALLEY, OR – 326 ac of which 238 are irrigated. Home, outbuildings and wheel-lines. 100 ac of CRP. 100 ac of CRP. Home and livestock amenities. **\$199,000.** #RG02714