

# 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+/- acre farm and 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+/- acre farm with full cabin. 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** – 1,200+/- acre dryland wheat farm near Adams, Oregon. 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** – 1,200+/- acre grass pasture, house, working facilities. 197 ac primary w/129 ac supplemental rights. 100 ac range, including Balm Creek. **\$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 Ione-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

**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, STARKEY, OR** – Secluded 100+/- acres of recreation including a newer 1 room off-grid cabin. Year-round stream, trees and abundant wildlife. LOP tag for deer and elk. US lands on 3 sides. Near wildlife study enclosure. **\$210,000.** #RG01715

**MORROW COUNTY, HEPPNER, OR** – Rare 4.6 acre farm with a pine trees setting. 4.6 acres with a 2,956 sq. ft. home, 2 shops, bunkhouse, and garage. Located the peaceful setting 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



**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



**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.



**REDUCED! GILLIAM COUNTY, ARLINGTON, OR** – 3,659.43 total ac with 900+/- ac of CRP, 578 ac dryland wheat, 1,200+/- ac of range, 23 ac of CRP. Home, shop, corn crib and income-producing wind turbines 8 mi south of Arlington. **\$3,250,000.** #RG00315



**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. **\$2,300,000.** #RG02115



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



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



**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, DURKEE, OR** – 100+/- ac. Ranch or hunting getaway. 100+/- ac. Sagebrush/bunchgrass. Remote setting, quick I-84 access. **\$1,199,000** #RG03214



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