

# Real Estate For Sale

Heppner, Lexington and Ione Homes, Ranches and Businesses



2 creeks on the property

**1,608 acre ranch and recreation property**  
**\$1,280,000**

Located in the foothills of the Blue Mountains this ranch consists of 1608 acres (m/l), with two streams (one year-round). The property is a combination of range with some timber. It is located in the Upper Rhea Creek area with access from a county road. The property offers deer, elk and antelope hunting, and bear and cougar have also been seen on the property. In addition there is upland game bird hunting of pheasant, chukar and huns, and fishing from the creek. 3 LOP tags go with the property.



## 40 acres in the mountains

This property is located in an isolated spot in the Blue Mountains. It has two singlewide trailers and an unimproved cabin on the property. Lots of trees and pond on the property. If you want isolation this is it.

Approx. 15 miles up Willow Creek Rd turn on Black Mountain Lane.  
**New lower Price \$120,000**



Lots of Trees!



## Two 15-acre lots for sale

These two 15-acre parcels are located near the eastern edge of Heppner near the city limits. Could sell up to 20 acres in each parcel or put together in one purchase.



These parcels are zoned for building.

Call for more details.

See the video



**\$65,000 each**

## City building lot

2 adjoining city lots make up 10,250 sq ft. Overlooks town on Chase Street. City water, sewer and power all there. Owner will carry contract.

**\$15,000**



## 3 Bedroom 2 bath home in Heppner



Comes with new appliances including refrigerator, microwave, dishwasher, washer, dryer, and 32 inch TV. New flooring. All new doors and windows. Handicapped equipped bathrooms. Large fenced yard. New water heater. 10 ft X 20 ft shop with 220 power. Garage is 20 X 35 and could be used as second shop.



**\$175,000 NEW LISTING!!**

## WITH ACREAGE



Enjoy the quiet of the country in this 3 bedroom two bath well kept 1990 Fleetwood on 5.89 acres in Ione. Property is fenced with a shop, barn, corrals and cute guest home. It's irrigated with a good well. Has Willow Creek frontage and lots of fruit trees and a garden space. Range, refrigerator and pellet stove included. There is also a dog kennel, drip irrigation system for trees and a buried irrigation main line. And that's just the beginning. Call to schedule a showing of this excellent property.

**\$249,000**



## Restaurant & Lounge

**LOWER PRICE!**

Profitable restaurant and lounge. Has Oregon lottery. Real property included.



**\$139,000**

## Restaurant & Lounge

Restaurant and Lounge in Heppner.

All fixtures and inventory included in sale. Turn-key operation. Real property included.

Walk in and run your own business.

**\$119,000**

**LOWER PRICE!**

**PRICE!**



## Large commercial shop building



2736 square feet including office space in Heppner. Commercial zoned. Heavy duty floor crane inside.

**\$65,000 NEW LOWER PRICE!**

## Former Service Station in Lexington



Former service station in Lexington. Tanks removed and DEQ cleared. Would make good shop or repair building. Includes office area and shop area.

**\$65,000 MAKE AN OFFER!**

## 1823 acre m/l ranch near Heppner



Property includes about 60 m/l acres of bottom ground with water rights and wheel lines and hand lines. Includes small house and feed lot. Has springs and creek on property. Good

access, borders the city limits of Heppner. Power to the property.

**NEW LISTING! \$2,376,400**

## 4 Bedroom 1 Bath Home

Large roomy two story stick built house in Ione. Bay window looks out on Main Street. Foundation, good roof and large yard. Call for an appointment.



**\$75,000**

## 3 Bedroom 2 bath home in Lexington



This home has metal roof, cement foundation & propane F/A. 128 X 121.66 lot. 2465 sq ft home has full basement and large fenced yard with apple, nectarine and cherry trees. Garage.

**\$116,000**

## Snow Mountain Parcel 15

240 timbered acres bordering public lands. 40 miles SE of Paulina in Harney County.



**\$265,000 NEW LOWER PRICE**

## 3 bedroom 2 bath home in Lexington.

Comfortable living in this remodeled home with master bath, washroom, lots of storage, living room and family room. Includes appliances and a surround sound speaker system as well as a wood stove in the living room. Two-car carport and a shop.

**\$134,900**

## Shop on the bottom & apartment on top

On the bottom floor is a former auto body shop and a 1 bedroom apartment that needs finish work. On the top floor is a 2 bedroom apartment that has been completely redone. Building has a good roof and owner says the shop has been completely rewired. Lexington.

**\$89,500**

## Acreage Near Ione

**NEW LOWER PRICE**



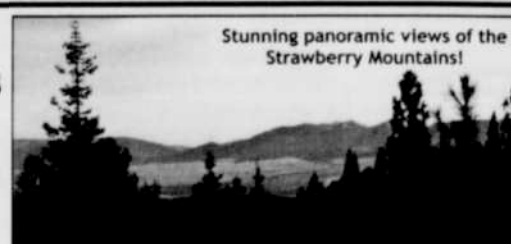
82 acres near Ione on Gooseberry Rd. There is an older double wide on the property. Good foundation and full basement. As is, or put new house on it. Acres could be used for CRP. Good well. 20 acres CRP brings in yearly income. Lots of potential in this place.

**SOLD**

**\$125,000**

**Make us an offer!!**

## 2,132 m/l acres near Prairie City



Hall Creek Tract consists of 2,132 m/l acres bordering USFS lands west of Prairie City. It has a well built internal road systems allowing for convenient motorized travel through the property. The property boasts abundant trees of varying sizes that provide cover for the wildlife on the property. Enjoy endless outdoor activities including hunting, camping, hiking, and horseback riding.

**\$2,510,000**

## Gas Station in Ione

Gas station with 5,000 gallon gas tank and 6,000 diesel tank. Absentee owners only have open 1 day per week. Lots of potential for increased business including repairs, tires and service work. Tanks have 20 year warranty and everything DEQ approved and up to code.

**NEW LOWER PRICE!**

**\$65,000**



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Information deemed correct not guaranteed

If you are looking for a particular property please contact me



**SYKES REAL ESTATE**

Owner/Broker David Sykes

To have your property listed here call me

See video of these properties on [sykesrealestate.net](http://sykesrealestate.net)

Look for this symbol!