


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.


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**

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

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.



LOWER PRICE!
\$119,000

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!

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

1st Time Home Buyers \$8,000 tax credit*

1st Time Home Buyers (or you or spouse not owned principal home in last 3 years) It's time to buy now! You may qualify for the Stimulus Package up to an **\$8,000 tax credit*** Let me find you a home

*Homebuyer Tax Credit - The bill provides for a \$8,000 tax credit that would be available to first-time home buyers for the purchase of a principal residence on or after January 1, 2009 and before December 1, 2009. The credit does not require repayment. Most of the mechanics of the credit will be the same as under the 2008 rules: the credit will be claimed on a tax return to reduce the purchaser's income tax liability. If any credit amount remains unused, then the unused amount will be refunded as a check to the purchaser.

2 Bedroom 1 Bath needs some TLC

Put in some TLC and have yourself a nice home. 2 Bedroom 1 bath in Heppner. Fundamentals are good: roof, foundation, plumbing and wiring. Full basement, central FA oil with a shop and small garage.



New Listing! **\$74,000**

NEW LOWER PRICE!

3 bedroom 2 bath home on 6 wooded acres

Secluded mountain property at Blakes Ranch. Catch trout out of the 860 feet of creek frontage that runs through the property. Large insulated garage/shop combination. Lots of pine, tamarack and fir trees. Sit on the deck, watch the deer, and enjoy the solitude of your own private home in the forest. Close to hunting. Lots of winter and summer outdoor activities.




\$145,000

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.

All offers considered.



New lower Price \$120,000

Lots of Trees!

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!!**

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**

Snow Mountain Parcel 15


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



\$265,000
NEW LOWER PRICE

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.



\$65,000 each

Call for more details. **See the video**

Lots of house with a big lot

This 4 bedroom, 1 bath home has lots of work done already. New sheetrock inside, new flooring in the bathroom, has a foundation and a good roof, and much more. Plenty of storage in the barn in the backyard on this extra large lot. Check it out!



\$85,000

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.



New Lower Price \$129,000

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.

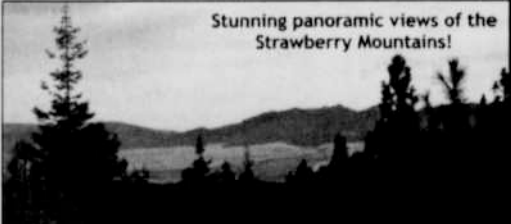


\$89,500

2,132 m/l acres near Prairie City

Stunning panoramic views of the Strawberry Mountains!

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

Restaurant & Lounge

LOWER PRICE! Profitable restaurant and lounge. Has Oregon lottery. Real property included.



\$139,000

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

188 W. Willow • P.O. Box 337
Heppner, OR 97836
Phone (541) 676-9228

Cell (541) 980-6674 • Fax (541) 676-9211
E-mail: david@sykesrealestate.net
www.sykesrealestate.net
Information deemed correct not guaranteed
If you are looking for a particular property please contact me



Owner/Broker David Sykes
To have your property listed here call me

See video of these properties on sykesrealestate.net
Look for this symbol!