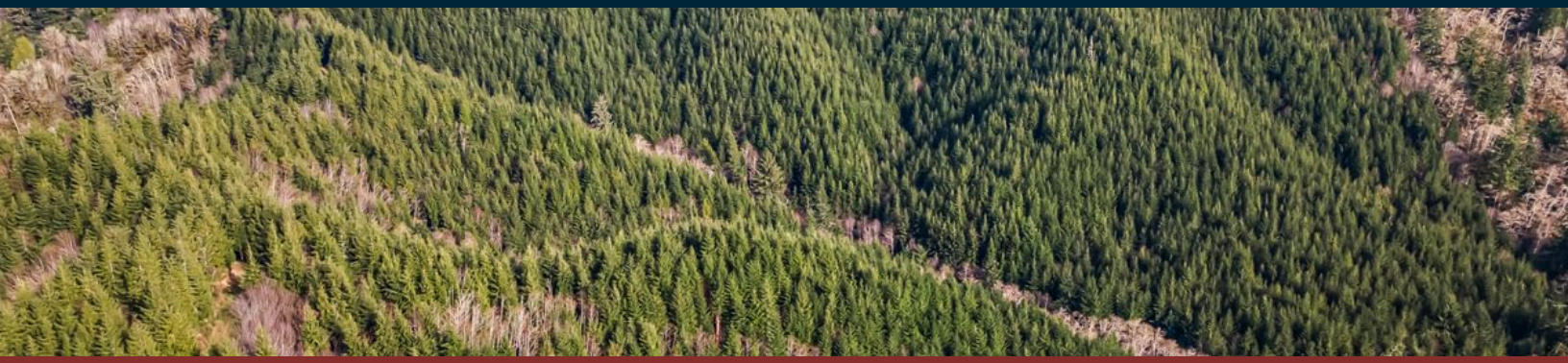


ACTIVE · SET PRICE

Toledo Timber Tract

± 112 Acres | Lincoln County | Oregon | Near Toledo

Coastal Investment Timberland With Dramatic Views

PRICE	PRICE / ACRE	ACREAGE
$999,000	$8,881	± 112

PROPERTY OVERVIEW

Discover ±112 acres of investment-grade timberland in the heart of Lincoln County, offering a compelling blend of long-term income potential, privacy, and recreational appeal. This well-managed tract is stocked primarily with 34-year-old Douglas-fir and Hemlock, thriving on highly productive NRCS Site Class II soils (116–125), supporting strong growth and future harvest value for the discerning investor. Access is provided via a gated entrance off a county-maintained road, leading into a developed network of rocked internal roads that provide functionality and ease of travel to opposite corners of the property. Once off of the roads, hiking boots are recommended as the terrain is predominantly steep, which is typical of the region, yet features natural benches and a handful of gentler slopes. The roads follow the ridgetops, and with selective tree removal, will open up sweeping, panoramic views overlooking the Yaquina River and the town...

PROPERTY DETAILS

TYPE
Timberland (Douglas Fir Plantation)

ACCESS
Gravel Road

WATER FEATURES
Creeks / Streams

VIEWS
River

IMPROVEMENTS
Roads · Gate

COUNTY TAX PARCEL IDS
R171594 R192932 R190515 R188178

DOCUMENTS INCLUDED
Aerial Map · Topo Map

LOCATION



Lincoln County, Oregon



Chris Marshall
Real Estate Broker, OR
O: 541.664.9200 C: 541.930.2087
chris.marshall@afmforest.com
Principal Broker: Colton Jacobson (Oregon)

SCAN TO VIEW

Information contained herein was obtained from sources deemed reliable, but American Forest Management, Inc. makes no warranty or guarantee as to its accuracy. Acreage is approximate and based on available records; prospective purchasers are urged to independently verify all information. Property is subject to prior sale, price change, or withdrawal without notice. Generated September 14, 2026 · https://www.afmrealestate.com/properties/112.49-acres-land-for-sale-in-lincoln-county-oregon/toledo-timber-tract

Property Photos

Toledo Timber Tract · Lincoln County · Oregon · Near Toledo











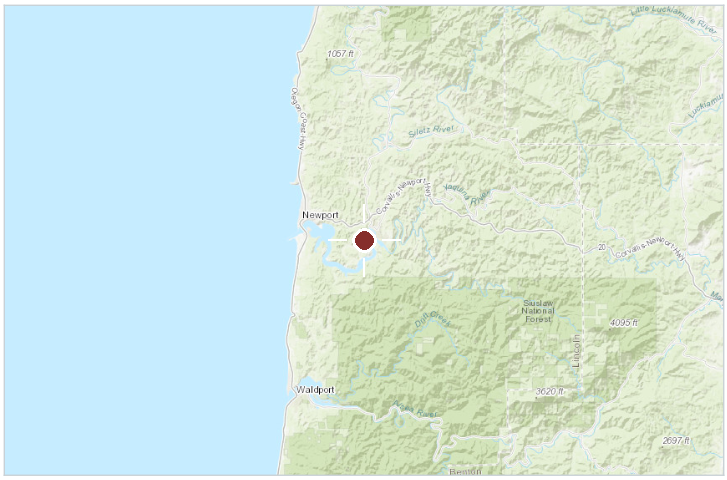


Location & Access

Toledo Timber Tract · Lincoln County · Oregon · Near Toledo



Aerial imagery centred on the tract. Boundaries shown elsewhere in this package are approximate and for illustration only.



Regional locator

COUNTY & STATE

Lincoln County, Oregon

NEAREST CITY

Toledo

APPROXIMATE CENTRE

44.60805, -123.95622

COUNTY TAX PARCEL IDS

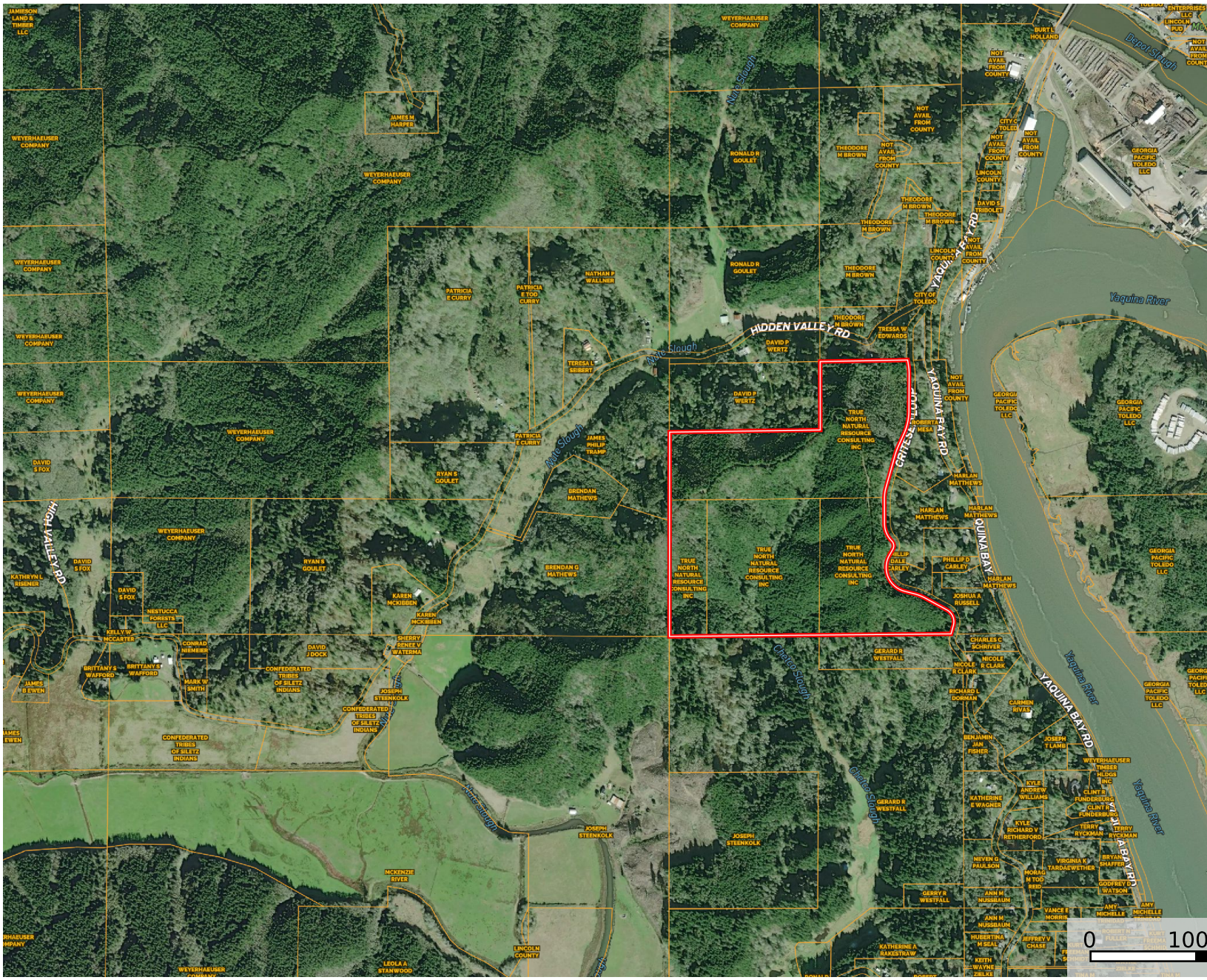
R171594 R192932 R190515 R188178

INTERACTIVE MAP

https://id.land/maps/4352dd58391315b784e01f2e5b348a77/share

Toledo Timber Tract

Oregon, AC +/-

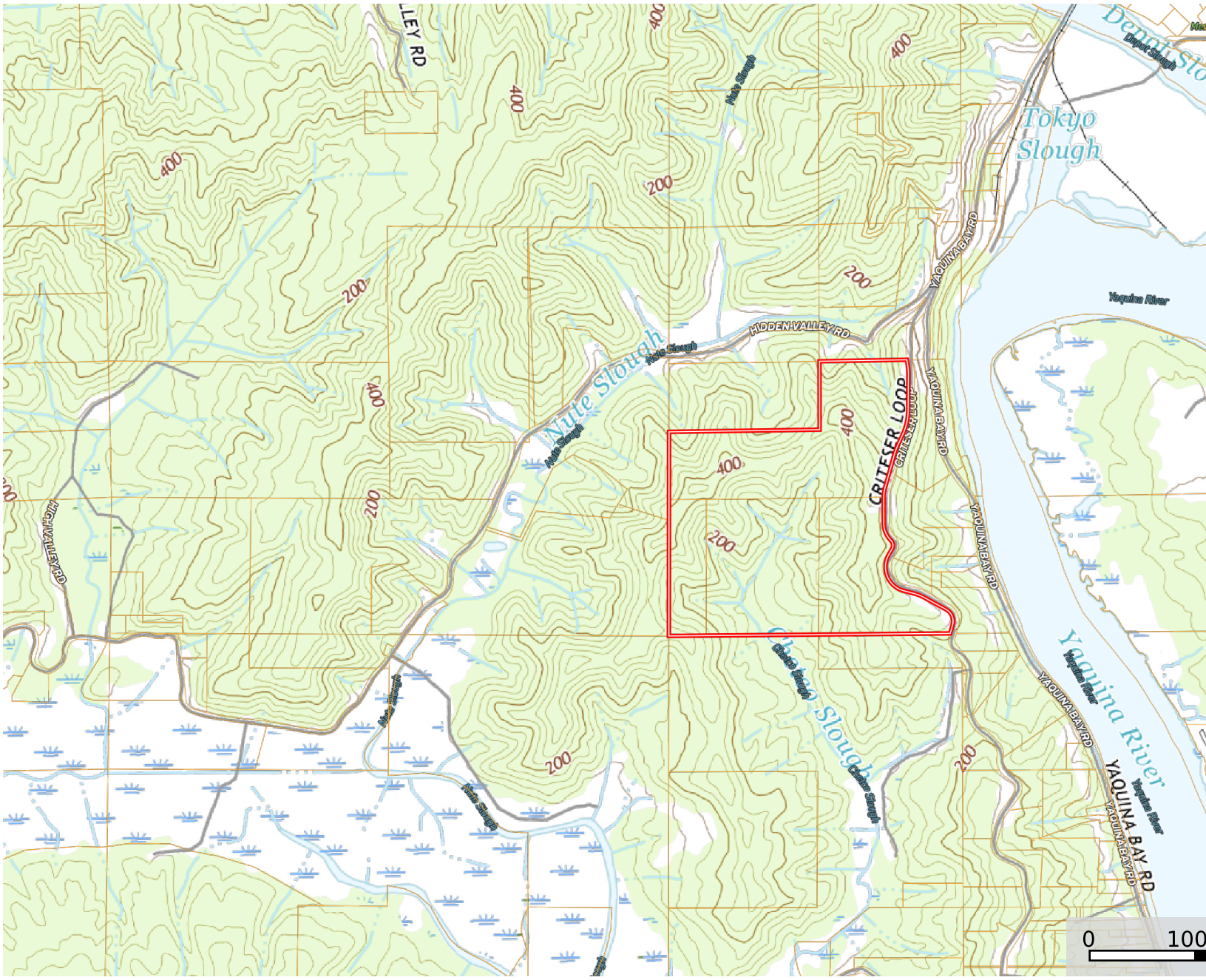


Boundary

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Toledo Timber Tract

Oregon, AC +/-



Boundary

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