



ACTIVE · PLEASE CONTACT BROKER

0 Whitney Rd

± 38 Acres | Columbia County | Oregon | Near Rainier

Timberland/ Homesite Property

PRICE \$265,000	PRICE / ACRE \$6,908	ACREAGE ± 38
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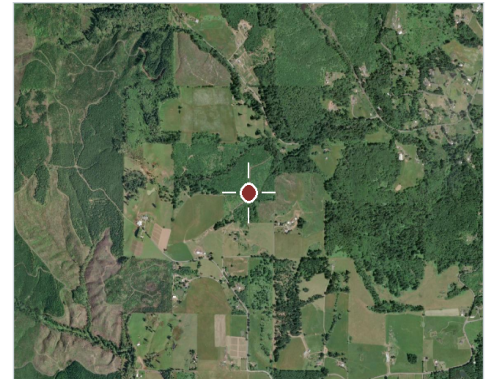
PROPERTY OVERVIEW

If you are looking for a timber investment, recreational property and potential homesite, this property represents an excellent opportunity. The property is supporting Douglas fir trees that are about ten years old and showing vigorous growth. The leader growth on these trees is indicative of a good tree growing site. Additionally, the terrain ranges from gently sloping to rolling and there are good locations for a potential homesite. The property successfully passed the county template test; however, county approval is still required for a homesite. Prospective buyers are advised to confirm homesite eligibility directly with the county. The property is close to the community of Rainier as well as strong timber markets. Access to the property is from Whitney Rd. You must go through two unlocked gates to get to the property, and these gates need to remain closed even while on the property.

PROPERTY DETAILS

TYPE Timberland (Douglas Fir Plantation)	ACCESS Gravel Road
VIEWS Timber	COUNTY TAX PARCEL IDS 21378

LOCATION



Columbia County, Oregon



Bill Marre

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Principal Broker: Colton Jacobson (Oregon)

SCAN TO VIEW



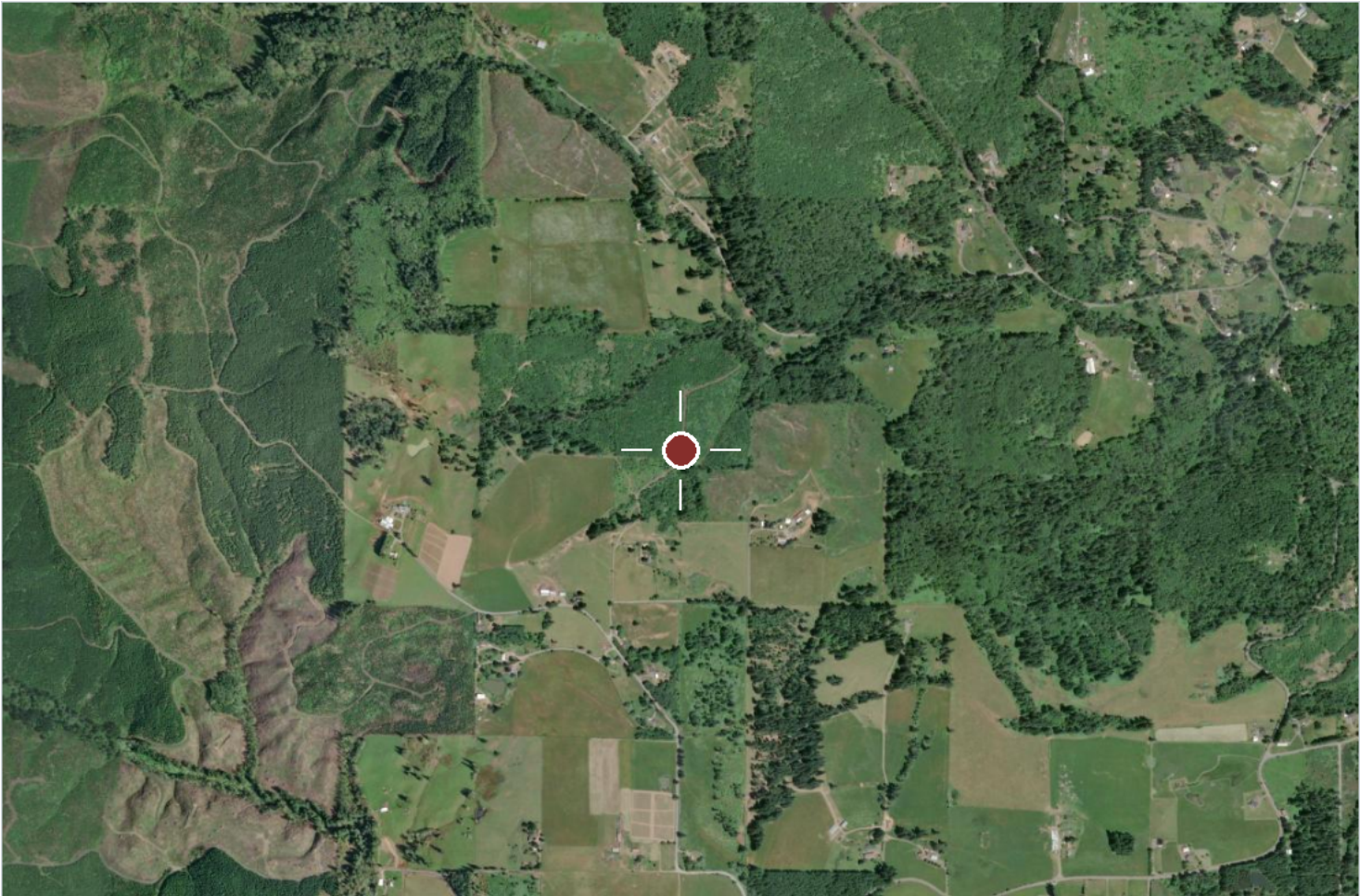
Property Photos

0 Whitney Rd · Columbia County · Oregon · Near Rainier



Location & Access

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



Regional locator

COUNTY & STATE
Columbia County, Oregon

NEAREST CITY
Rainier

APPROXIMATE CENTRE
45.99367, -122.95716

COUNTY TAX PARCEL IDS
21378

INTERACTIVE MAP



<https://id.land/maps/db490e8ecbfa9dfa3569cd1f4738341b/share>