



ACTIVE · SET PRICE

0 Shingle Bolt Road

± 173 Acres | Lincoln County | Oregon | Near Otis

Timber Investment and Recreation Property near Lincoln City

PRICE	PRICE / ACRE	ACREAGE
\$865,000	\$4,986	± 173

PROPERTY OVERVIEW

Located just 15 minutes from Lincoln City, this property offers a strong combination of timber investment potential and recreation value due to the proximity to Lincoln City along with the abundant wildlife on site. Two year-round streams run through the land, complementing more than 1,000 MBF of merchantable timber – mainly Douglas fir. Local log markets are strong and there are four age classes of timber which will support periodic income from the property if so desired. The timber types include an estimated 74.1 acres of age 40+, ±10 acres of 12-year-old, ±25 acres of 22-year-old and ±20 acres of 28-year-old. Additionally, there are ±40 acres of riparian area. The existing roads provide access throughout the property, and the U.S. Forest Service surrounds it on three sides.

PROPERTY DETAILS

TYPE

Recreation (ATV-UTV)

ACCESS

Gravel Road

WATER FEATURES

Creeks / Streams

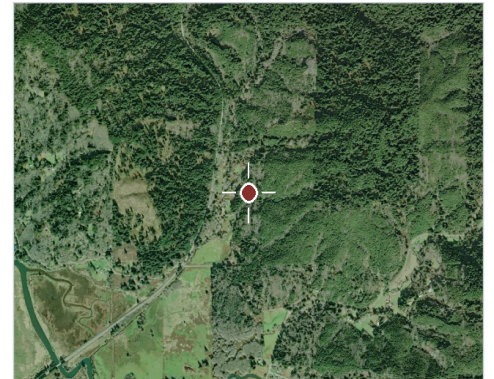
VIEWS

Timber · River

COUNTY TAX PARCEL IDS

R131652 R153033 R150670

LOCATION



Lincoln County, Oregon



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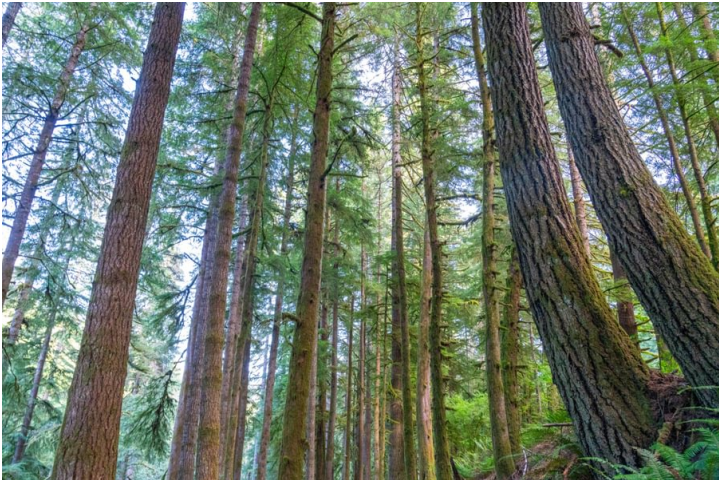
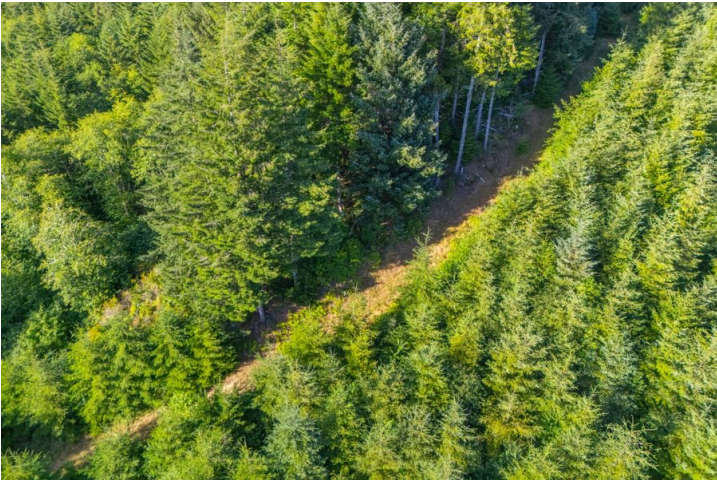
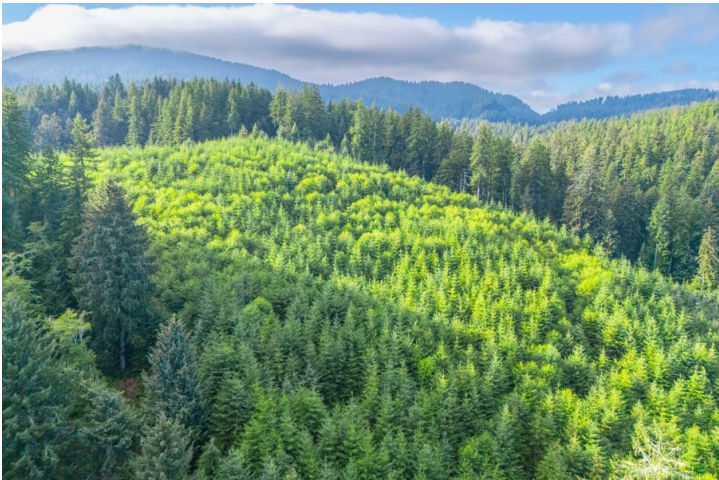
Principal Broker: Colton Jacobson (Oregon)

SCAN TO VIEW



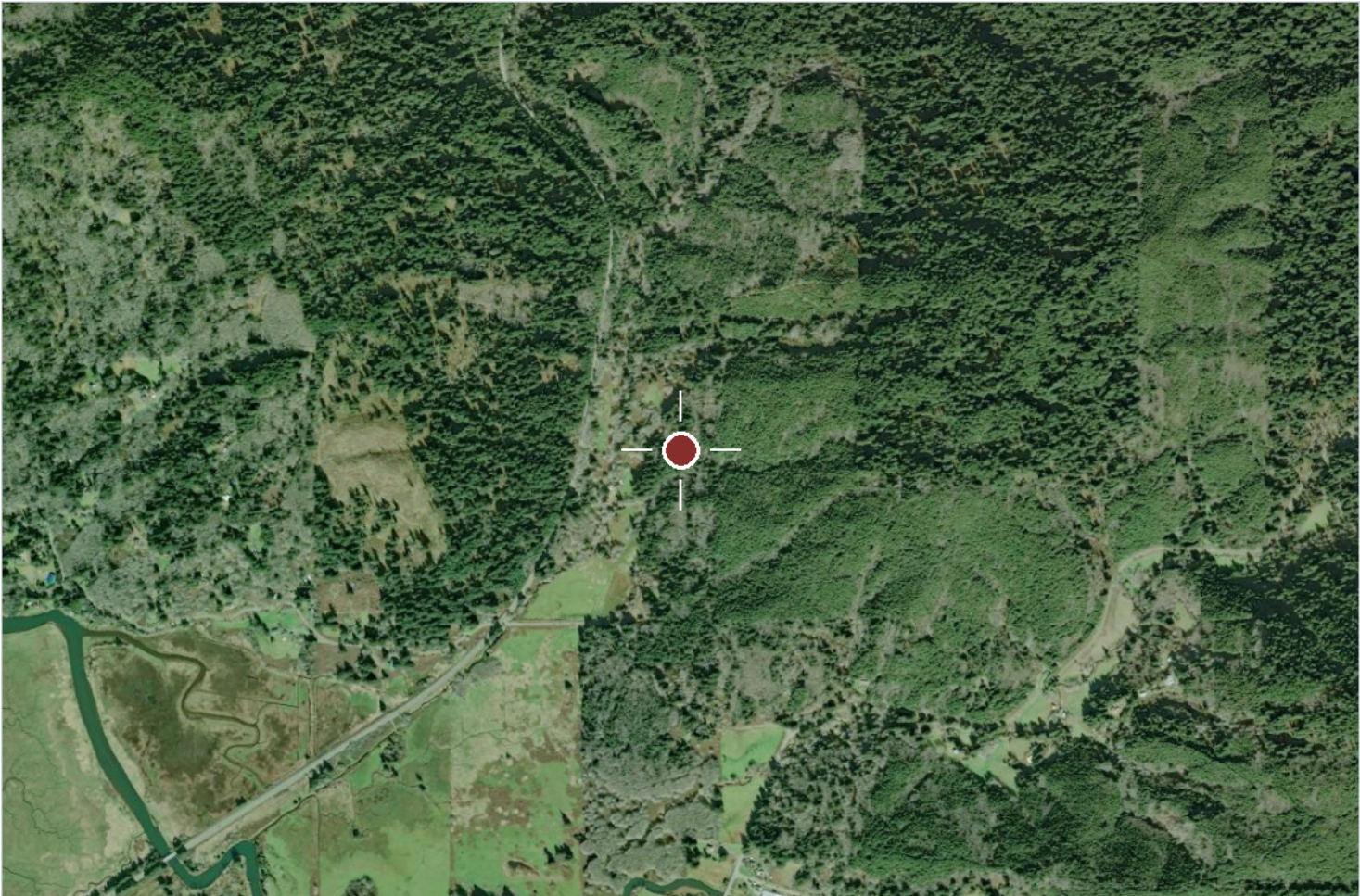
Property Photos

0 Shingle Bolt Road · Lincoln County · Oregon · Near Otis

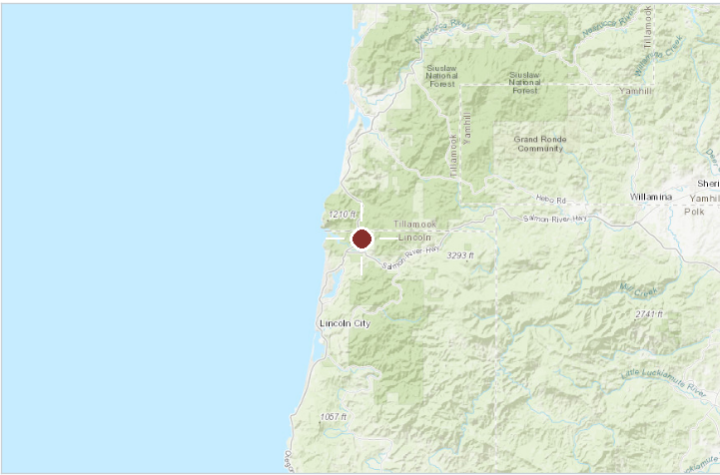


Location & Access

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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
Lincoln County, Oregon

NEAREST CITY
Otis

APPROXIMATE CENTRE
45.03519, -123.94822

COUNTY TAX PARCEL IDS
R131652 R153033 R150670

INTERACTIVE MAP



<https://id.land/maps/18ba34305bef8957ee4b963364c0dbc6/share>