

# 7

## South Immonen Road Timber Tract, by Salishan Spa & Golf Resort Lincoln County, Oregon



PUBLISHED RESERVE: \$197,500

LAST ASKING: First Time Offered

SIZE: 37± Acres

ELEVATION: 50± to 200± Feet

ZONING: TC (Timber Conservation)

PROPERTY INSPECTION: At Any Time

FINANCING: None – All Cash

DESCRIPTION: This 37± acre timber tract is located near the Salishan Spa & Golf Resort, overlooking Siletz Bay and the Pacific Ocean, just south of Lincoln City. The tract has frontage along south Immonen Road, across from Mossy Creek Pottery and Gallery. It contains an estimated total of 653 MBF, including 418± MBF of primarily 70- to 100-year old western hemlock, and the balance of Sitka spruce, red alder and western red cedar. Please see Supplemental Information Package for inventory detail.

The Douglas-fir site index is 122 and the property has moderate northeast-facing slopes.

LOCATION: Township 8 South, Range 11 West, Section 10, Tax Lot 1300.