



PUBLISHED RESERVE: \$395,000

LAST ASKING: \$695,000

SIZE: 12.6± Acres with 103,650± Square Feet of Improvements

ZONING: R-1 -- Residential; RR-2 -- Rural Residential

PROPERTY INSPECTION:	Date	Time
	Saturday, October 31	11 a.m. to 1 p.m.
	Wednesday, November 11	11 a.m. to 1 p.m.

FINANCING: None – All Cash

DESCRIPTION: This former retail nursery complex is located along Oregon's central coast in the resort community of Waldport, 15 miles south of the city of Newport. Newport is home to Oregon's largest commercial fishing fleet, is the major hub for marine research and education in Oregon, and is a year-round tourist destination that includes the Oregon Coast Aquarium. Waldport is located within a 90-minute drive of Corvallis, and the I-5 corridor.

The property was operated until 2011 as the Oregon Coast Garden Center. The property contains 103,650± square feet of improvements which include greenhouse buildings, shop/warehouse, office, home, potting shed, and 26 hoop houses. Please note that the property is being sold As Is, and prospective bidders should inspect the property in order to determine condition of improvements.