

# 101

## Residential Parcel Redmond, Oregon



LOCATION: Canal Blvd., Redmond, Oregon.  
APN: 15-13-30-1421.

PUBLISHED RESERVE: \$18,500

LAST ASKING: \$30,000

SIZE: 2.09± Acres

ZONING: R-2 (Residential)

PROPERTY INSPECTION: At Any Time

FINANCING: None – All Cash

**DESCRIPTION:** This residential parcel is located along Canal Blvd between Badger Avenue and 35th Street in Redmond, next to Auction Property #23. The city of Redmond includes some of the larger resort communities in central Oregon. Additionally, this parcel is near both the golf resort community of Eagle Crest and The Greens at Redmond, an 18-hole executive golf course. The city of Bend is a 20 minute drive south of Redmond and Mt. Bachelor Ski Resort is within an hour drive. This parcel is located in the southwestern section of Redmond, near the new high school.

This parcel is impacted by various easements which reduce the developable portion to an estimated 1.25± acre. (Please see Supplemental Information Package for preliminary title reports.) Development will require extension of water and sewer, which are approximately 1,500 linear feet southwest. Electricity, telephone and gas are available. Auction property #23 is being sold in the Oral Auction.

SEALED BIDS DUE NO LATER THAN 5:00 P.M., NOVEMBER 14, 2012

# 102

## Willow Creek Tract within Crooked River National Grasslands Jefferson County, Oregon



LOCATION: Township 12 South, Range 14  
East, Section 6, Tax Lot 500

PUBLISHED RESERVE: \$13,975

LAST ASKING: First Time Offered

SIZE: 32.8± Acres

ELEVATION: 2,675± Feet to 2,775± Feet

ZONING: RL (Rangeland)

PROPERTY INSPECTION: At Any Time – 4 Wheel Drive Required

**FINANCING:** Subject to Seller's approval of Purchaser's credit: A 20% down payment with five annual payments and interest at the prime rate plus 2%. See Supplemental Information Package for detail regarding financing terms.

**DESCRIPTION:** This 32.8± acre Willow Creek tract is located five miles southeast of Madras, just east of Highway 26, and is within the Crooked River National Grasslands which is managed as part of the Ochoco National Forest. It is surrounded by public lands, which provides opportunity for physical access to the property, which is primarily rangeland. There is seasonal access to the property to the northern boundary from Highway 26, one half mile to the west.

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