



## 119 Acres

### \$775,000

**Klamath County, Oregon**

landresellers.com/properties/7b53b0e0292



## Property Details

**Property Types:** Land, Recreational, Farms and Ranches

**State:** Oregon

**County:** Klamath County

**City:** Crescent lake

**Price:** \$775,000

**Total Acreage:** 119

**Property ID:** crescent 119

**Property Address:** Crescent lake, OR

**APN:** 147861

**GPS:** 43.483858840242, -121.91749538889

**Roads:** Dirt

**Power:** at property

**Taxes:** \$1,770

**Seller Fees:** 175

Klamath County Oregon

**119 lush Forested acres**

**with year round Crescent Creek**

**Private \* Picturesque \* Heavily Timbered**

- SIZE: 119 +/- acres
- APN#: 147861
- Map Tax Lot#: 2407-02000-00300-000
- LEGAL DESCRIPTION: Legal description Link and GIS Map
- STATE: Oregon
- COUNTY: Klamath
- GENERAL LOCATION: about 86 miles north of Klamath Falls. 11 miles west of Gilchrist. 2 miles east of Crescent Lake.
- GPS (approx.): center corner pt: 43.482769 , -121.917946 Hwy turn off GPS: 43.486774 , -121.908030
- GIS Map email us for Google Earth .KMZ file
- GENERAL ELEVATION: 4645 feet - 4665 feet
- GENERAL INFORMATION: Pristine Forest land with year round Crescent Creek that meanders through the NE portion of the property (approx 700-750 ft). Parcel adjoins Forest service lands to the east. Lots of trees, Open Meadows. Wildlife. Fish. heavily timbered with old growth spruce and pines.
- TYPE OF TERRAIN: level
- ZONING: Forest
- POWER: No
- PHONE: No
- WATER: Crescent Creek flows through the property. must install well or holding tank.
- SEWER: No. Only needed when/if you build.
- ROADS: dirt
- PROPERTY TAX: \$1770 a year
- CLOSING/DOC. FEES: \$175
- TIME LIMIT TO BUILD: none
- ASSOCIATION DUES: none
- MORE PICTURES

<https://youtu.be/qM5v0a8s4d4>

Go to 1881.com Klamath county Oregon land page

## Seller Information



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1881.com Investments is a land company that specializes in Selling and Buying Real Estate. Types of property we specialize in is vacant land, mountain land, mining claims, and patented mining claims. We offer various land for sale in both large acreage and smaller parcels and lots.