

Land MLS#220195910  
688 Crooks Creek Road  
Selma, OR 97538  
County: Josephine  
Section: Not Applicable  
Cross Street: Deer Creek

Lot Size Square Feet:  
1,623,046

Annual Taxes:  
\$22.12

\$215,000

Lot Size Acres  
37.26

Zoning:  
Wr; Woodlot Resource

Active  
DOM: 150 CDOM: 150



Parcel Number: R3270412  
Property Sub Type: Agriculture  
Subdivision Name: N/A  
Zoning: Wr; Woodlot Resource  
Additional Parcels: No

**Public Remarks:** Private natural beauty! 37.26 Acre parcel with wonders to explore. Your choice of a sport, great hiking or quad riding adventure along the developed road system. Some sloping and wooded areas. The property features spring-fed ponds, garden area established for agricultural use full of sunshine, and diverse wildlife. Zoned Woodlot Resource. Septic system approved and in place with power pole to the property. Seller has inquired with Pacific Power to re-establish the service meter. Views at the top are spectacular! The forest contains Douglas Fir, Oak, Madrone and Cedar. Mountain views, opportunity, and seclusion make this a must see property! You can not find a better site in the Illinois Valley. Many possibilities for the right buyer. OWNER MAY CARRY. Inquire for maps and more information today!

General Property Information	Exterior Information	Land Information
<b>CC&amp;R's:</b> No <b>FIRPTA:</b> No <b>Association:</b> No <b>Elementary School:</b> Evergreen Elem <b>Middle Or Junior School:</b> Lorna Byrne Middle <b>High School:</b> Illinois Valley High <b>Tax Annual Amount:</b> \$22.12 <b>Tax Lot:</b> 500 <b>Tax Year:</b> 2024 <b>Senior Community:</b> No	<b>Lot Features:</b> Level; Marketable Timber <b>Home/Build Site:</b> Not Applied For <b>Railroad:</b> Not Available <b>View:</b> Forest; Territorial	<b>Current Use:</b> Vacant <b>Utilities:</b> Electricity Available; Electricity Connected <b>Utilities Location:</b> At Street
Listing Office Information	Listing/Contract Information	Construction
	<b>Original List Price:</b> \$265,000 <b>List Price per Acre:</b> \$5,770.26 <b>Listing Contract Date:</b> 02/15/2025 <b>Listing Terms:</b> Cash; Conventional; Owner Will Carry <b>Special Listing Conditions:</b> Standard	<b>Power Production:</b> None <b>Utilities:</b> Electricity Available; Electricity Connected <b>Sewer:</b> Septic Tank <b>Water Source:</b> Spring <b>Irrigation Water Rights:</b> No

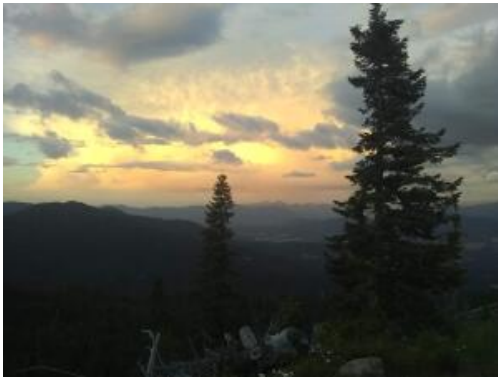
Listing courtesy of:



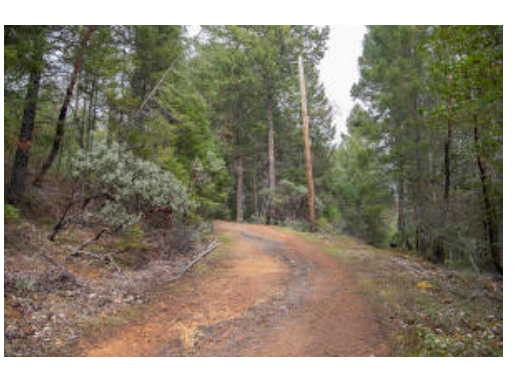
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