



**Jett Blackburn
Real Estate Inc.**



66140 S. Newton Road, Burns

\$385,000

Presented by
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ADDRESS: 66140 S. Newton Road, Burns OR 97720

LEGAL: T25E, R24S, Sec 32V, W.M., Tax Lot 7300

PRICE: \$385,000

TAXES: \$1,357

FINANCING: Cash or bank financing option available for the property

YEAR BUILT: 2006 manufactured home

SQ. FT.: 1876 sq ft (+/-)

ACREAGE: 80 acres

HEAT SOURCE: Electric furnace w/ forced air

BEDROOMS: 3 bedrooms

BATHROOMS: 3.5 bathrooms

DINING: Walkthrough from the kitchen; sliding door to back porch

FAMILY: Large open room with see-through gas fireplace and mantel

APPLIANCES: Refrigerator, island cooktop with vent, dishwasher, microwave

GARAGE: None

OUTBUILDINGS: 12 x 24 Tack Room/Storage with concrete floor; outside power and water
10 x 48 Kennel and Milk Stanchion; concrete floor
RV 50amp hook up and dump site

CORRALS: 300 x 150 Arena
60 foot round pen with tipped out sides
2 - lofting pens (approximately 75 x 75 feet); water and power accessible
4 - lofting pens (approximately 60 x 60 feet); water and power accessible
2 - catch pens (approximately 75 x 75 feet); no climb fence
2 - 100 yard wide x ¼ mile long; piped water in pens

All corrals built with railroad ties and juniper slabs; unfinished alleyway connecting main paddock area with arena

WELLS: 1 - domestic; as per well log 300 ft, cased with steel down to 278

SEPTIC: As per septic permit, 1500 gal concrete tank; 225 feet of drain field



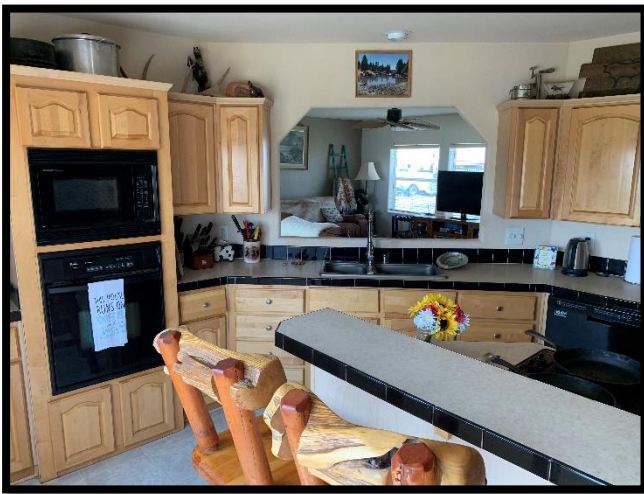
Eastern Oregon Horse Property

If you are looking for great country property in eastern Oregon, this is a place you should consider. Located just 20 minutes southeast of Burns Oregon, this 80-acre property has a frontier feel with views of Steens Mountain and surrounding hills.

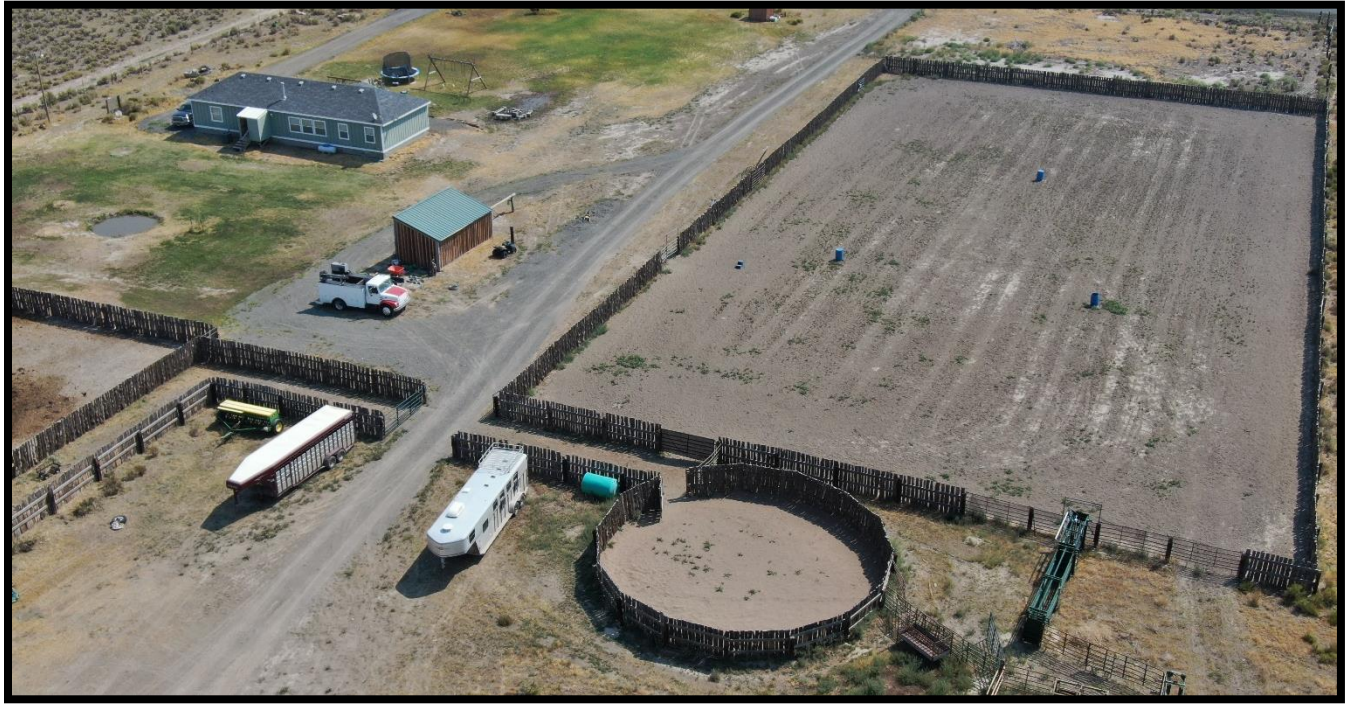
The current owners use the property for raising horses, a small bunch of cattle, and hay storage. They have worked hard to construct corrals, water systems, dog kennel spaces, and a large arena. There is a tack room/storage building for housing your riding and livestock supplies

In addition to the improvements, the property features an over 1800 square foot manufactured home with a wonderful layout. In this 3 bedrooms, 3.5 bathroom home, the main bedroom is separated from the other bedrooms by the living room and kitchen spaces. The main bedroom features a walk-in closet, bathroom with shower and jetted tub, and dual sinks. The kitchen has great works space, storage, an island cooktop, all major appliances, and a large open area to the living room. Additional bedrooms host their full baths and large closet spaces.

The owners have cared for this property and look forward to working with you!







66140 S Newton Road, Burns OR 97720

Harney County, Oregon, 80 AC +/-



- Pens
- Trough
- House
- Well
- Boundary
- Fence

Curt Blackburn

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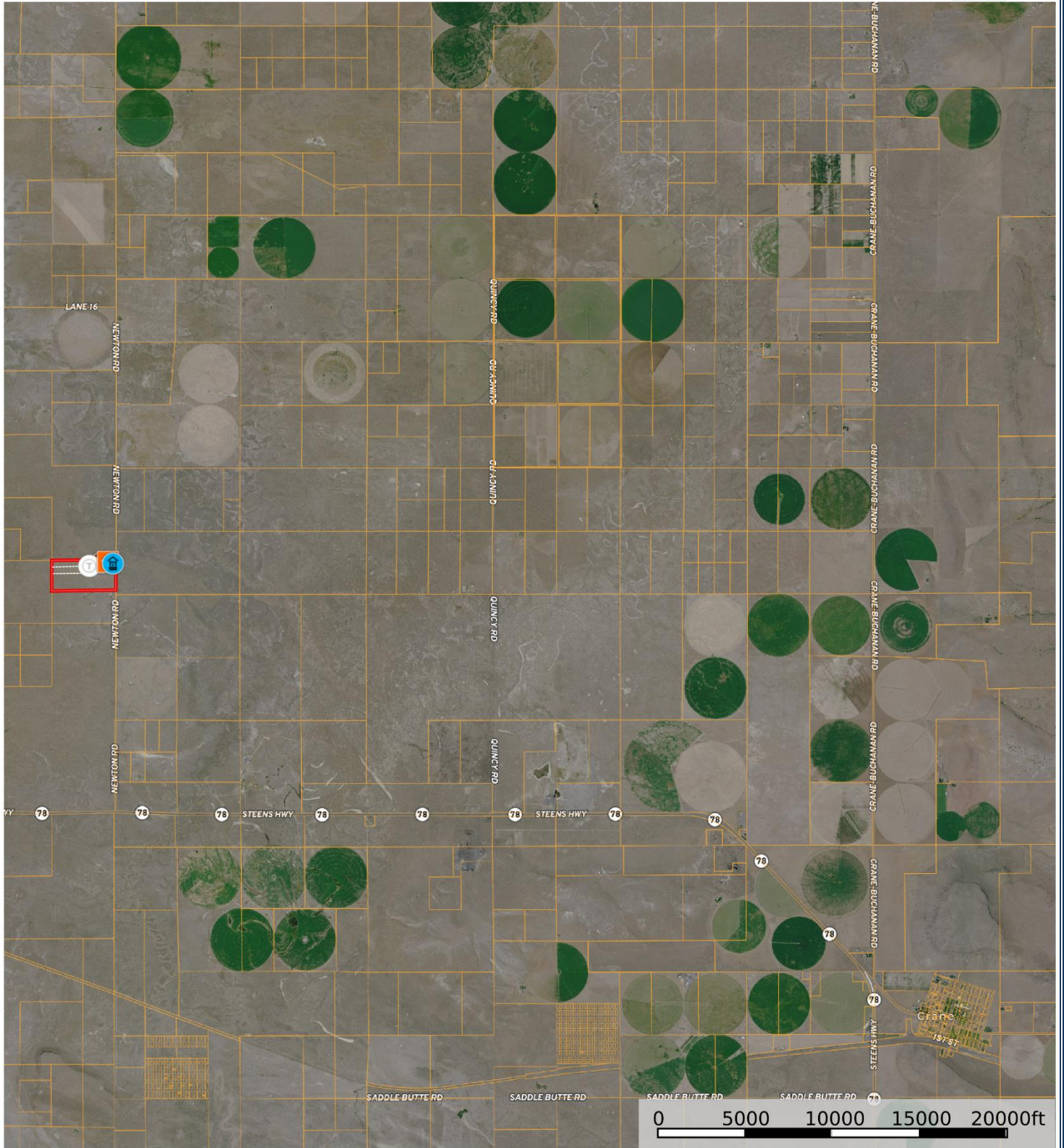
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