



Government Road

Pacific County, WA | ±199.00 Acres | Price | \$2,300,000.00

Description

±199 acres of timberland in Pacific County, WA with road frontage on Hwy 101. County zoning is classified as Transitional Forest which does allow for development potential. The sloped terrain has an elevation range of ±80-680ft. Internal roads developed throughout parcel. Approximately ±113 acres of merchantable timber. Remaining acreage replanted in 2019.

Parcel ID # 11101510000

S/T/R: 15/T11N/R10W

Directions

From Naselle, WA turn left onto State HWY 4 and drive for 7 miles. Turn right onto Government Rd and travel for 0.8 miles. Property will be on the right.

For more information about this listing, please contact:

KAITLIN MCFARLAND *BROKER*

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Neither seller nor its representatives warrant the completeness or accuracy of the information. Each prospective purchaser should make its own determination as to timber volumes, timber quality, logging feasibility, acreage, access, and federal and state environmental and regulatory constraints relating to the use of the property and the harvest of timber therefrom. Seller, its brokers, managers, agents, and employees, make no representation or warranties, express or implied, as to the accuracy or completeness of the information contained herein or as to the property, its condition, boundaries, timber volumes, acreage, wetlands, or fitness for a particular purpose. The successful purchaser will accept the property in its present condition, "AS IS, WHERE IS, with all faults", at closing.

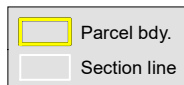


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This product is for informational purposes and may not have been prepared for, or suitable for legal, engineering or survey purposes. Users should review or consult the primary data sources to ascertain the usability of the information.

Approx. parcel boundaries from
County Assessor GIS



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REAL ESTATE**



T11N, R10W - S15

IMAGERY: NAIP 2021
COUNTY: Pacific
STATE: Washington
DATE: 8/25/2022



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