

Wagner Creek Road  
0 Wagner Creek Road  
Talent, OR 97540

**\$139,000**  
97.730± Acres  
Jackson County



**Wagner Creek Road**  
**Talent, OR / Jackson County**

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**SUMMARY**

**Address**

0 Wagner Creek Road

**City, State Zip**

Talent, OR 97540

**County**

Jackson County

**Type**

Recreational Land, Hunting Land, Undeveloped Land, Lot

**Latitude / Longitude**

42.166333 / -122.78561

**Acreage**

97.730

**Price**

\$139,000

**Property Website**

<https://www.landleader.com/property/wagner-creek-road-jackson-oregon/49898/>



## **PROPERTY DESCRIPTION**

### **Oregon Hunting Property For Sale**

Welcome to the Wagner Creek 97 - a 97.73 acre recreational offering that includes multiple creeks and gorgeous elevated views North into the Rogue Valley. This tract offers a diverse landscape with trails developed throughout the property for convenient access and abundant recreation! Goose and Wagner Creek cut through the property. The land is rich in character and serves as an excellent habitat for big game.

### **Oregon Hunting Property - Public Lands Access**

A true escape from the masses and a short drive to attractions such as the Rogue River, the Rogue River-Siskiyou National Forest, and Medford's conveniences! For outdoor enthusiasts, the property gives access to over 100,000 acres of public lands for trail riding, hunting, hiking, and all sorts of recreation. Located in the Applegate Hunting Unit, the property offers over the counter rifle and archery tags for deer, elk, bear, turkey, and more. The property is set amongst a vast area of public lands including US Forest Service and Bureau of Land Management property. This Oregon hunting property for sale is not just a land purchase; it's an investment in a lifestyle, surrounded by scenic views and diverse wildlife habitats.

### **Oregon Hunting Property - Southern Oregon Regional Amenities**

The Southern Oregon region is known for an intense natural beauty that includes world renowned attractions such as the Rogue River, Crater Lake National Park, Mount McLoughlin, and many more recreational opportunities. With a distinct four seasons, but mild winter, this climate is known as one of the most enjoyable in North America. Offering a unique mix of adventure and tranquility, this Oregon hunting property for sale is not only a hunter's dream but also a haven for outdoor enthusiasts.

Centrally located between the Bay Area and the Pacific Northwest Metropolitan areas of Portland and Seattle, this offering provides a buyer an opportunity to enjoy a refreshing rural lifestyle, and a charming small-town culture.

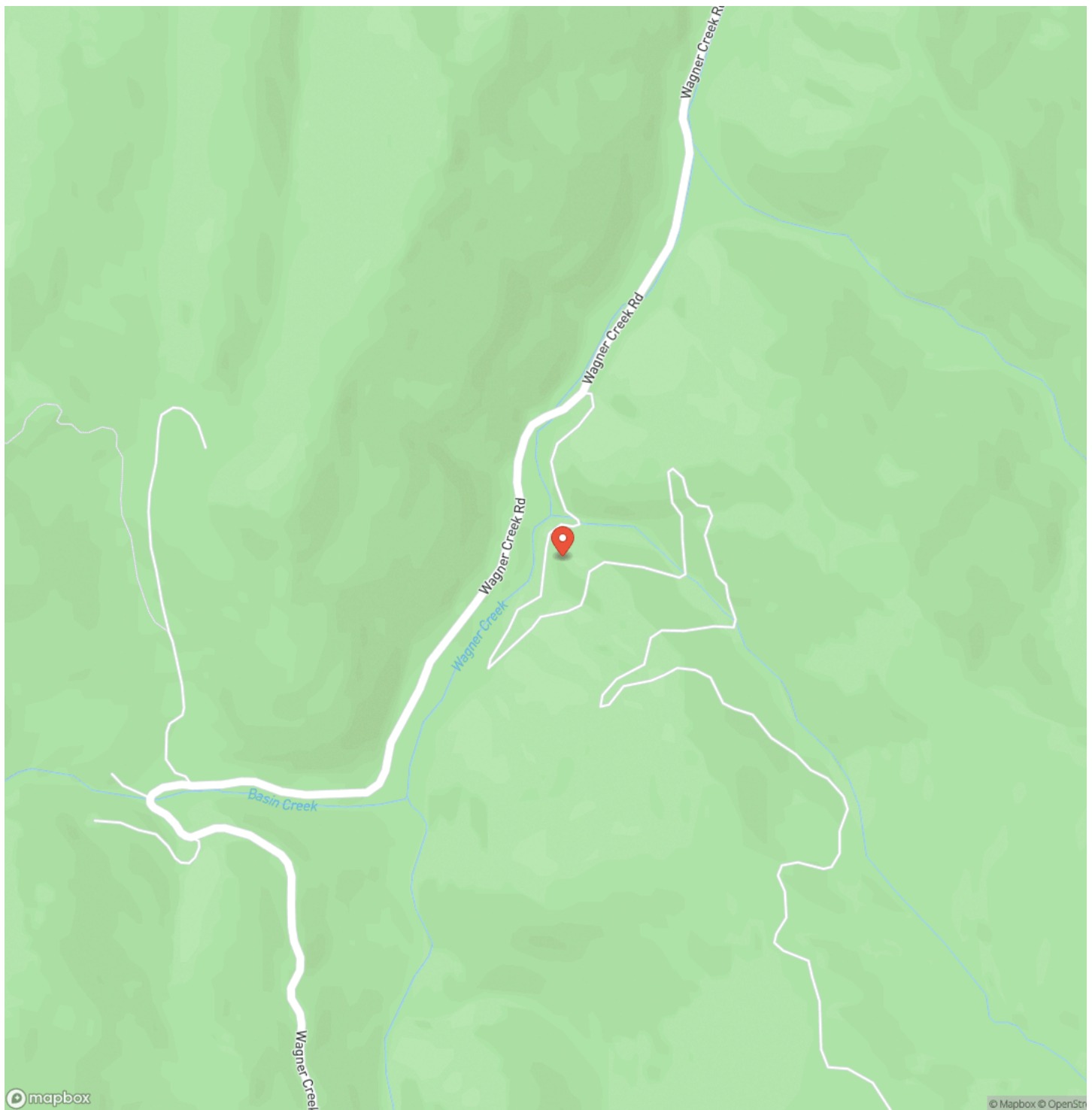
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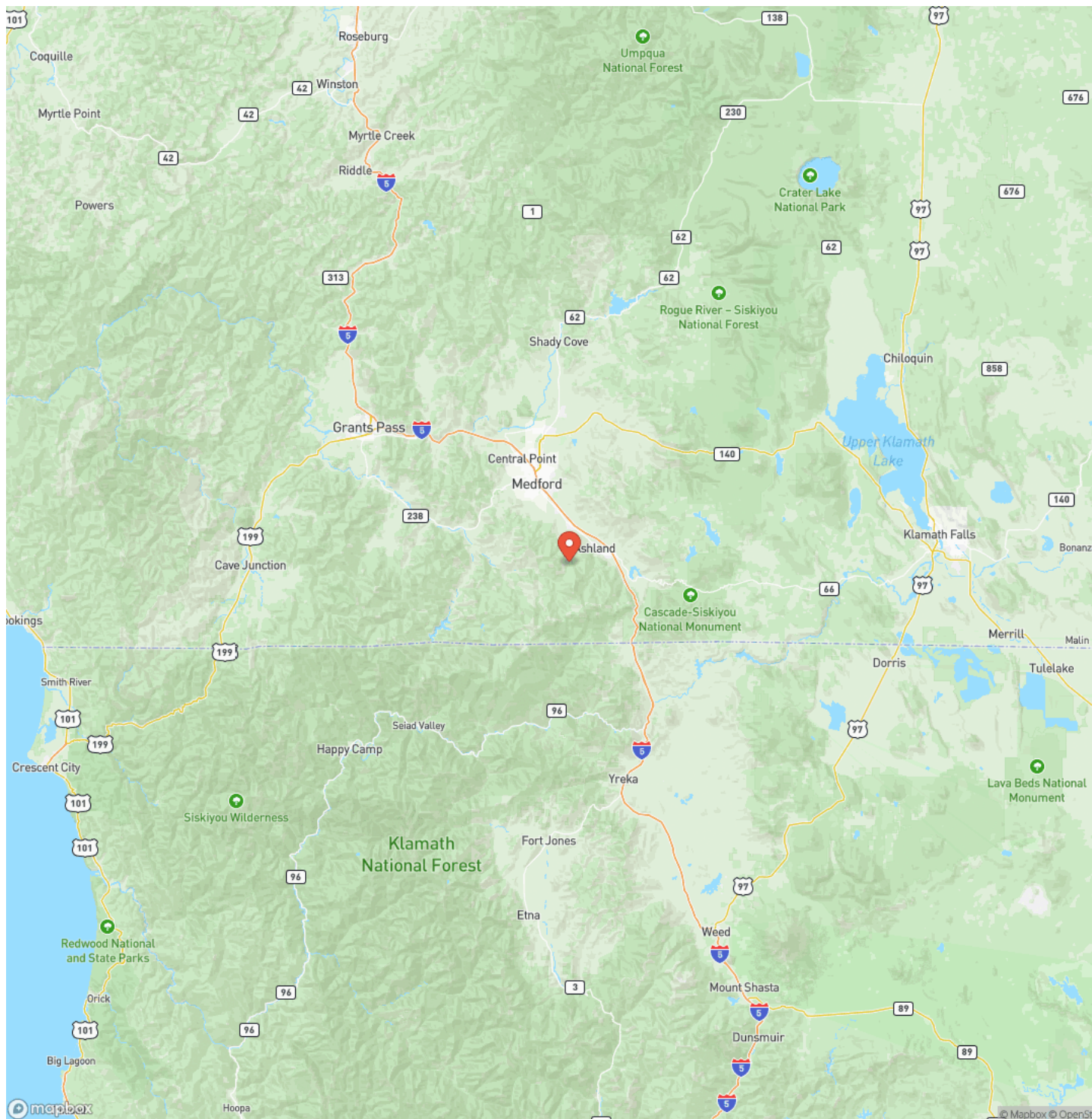
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## Locator Map



## Locator Map



## Satellite Map



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## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Chris Martin

## Mobile

(541) 660-5111

## Email

chris@martinoutdoorproperties.com

## Address

3811 Crater Lake Hwy, Suite B

## City / State / Zip

Medford, OR 97504

## NOTES

[illegible]

[illegible]

## **DISCLAIMERS**

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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Medford, OR 97504  
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