

**Alsea Riverfront Retreat**  
Tidewater, OR 97390

**\$1,950,000**  
1.770± Acres  
Lincoln County



**MORE INFO ONLINE:**

**<https://www.landleader.com/brokerage-and-wildlife-llc>**

**Alsea Riverfront Retreat**  
**Tidewater, OR / Lincoln County**

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**SUMMARY**

**City, State Zip**

Tidewater, OR 97390

**County**

Lincoln County

**Type**

Riverfront, Commercial, Residential Property

**Latitude / Longitude**

44.410755 / -123.912411

**Taxes (Annually)**

9223

**Dwelling Square Feet**

2254

**Bedrooms / Bathrooms**

2 / 7

**Acreage**

1.770

**Price**

\$1,950,000

**Property Website**

<https://www.landleader.com/property/alsea-riverfront-retreat-lincoln-oregon/36890>



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**PROPERTY DESCRIPTION**

Live the dream!

Former Kozy Kove Resort has been a private family retreat for past decade.

Fish, kayak, paddleboard, relax, make memories. Live/vacation on one of Oregon's most legendary salmon and steelhead rivers.

Ammenities include modern facilities, boat ramp, 13 RV spaces (water, electric), floating building (former restaurant), lounge (former grocery store), 2 bedroom apartment, beautiful home, docks, more.

Impeccable recent repairs/updates include expansive decks, siding and more.

One-of-a-kind recreation/lifestyle property that likely could not be replicated.

Shown by appointment to qualified buyers.





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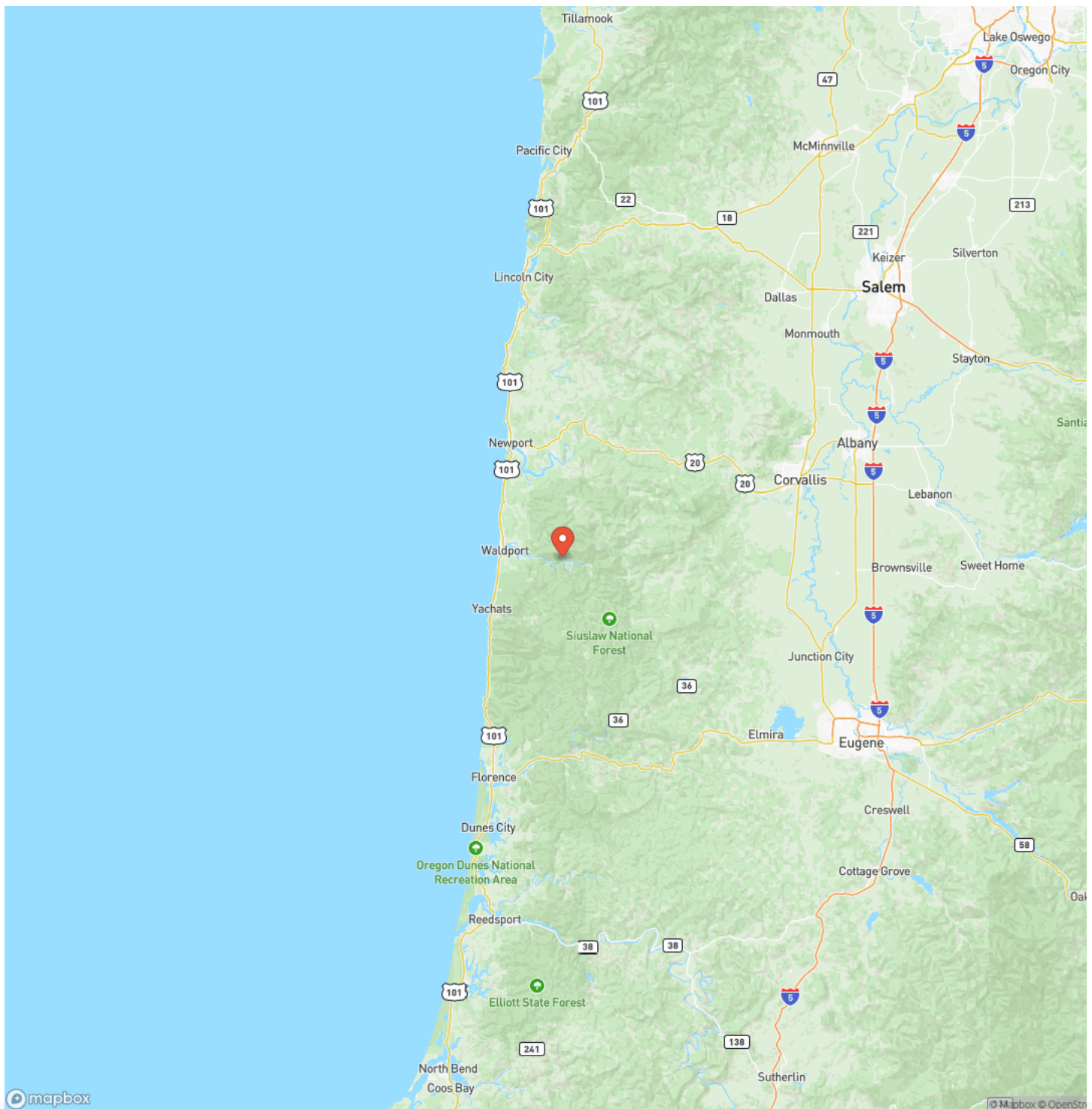


## Locator Map





## Locator Map





## Satellite Map





## Alsea Riverfront Retreat Tidewater, OR / Lincoln County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Jon Stagnitti

## Mobile

(503) 936-8281

## Email

jon@landandwildlife.com

**Address**

9330 NE Van Mall

## City / State / Zip

Vancouver, WA 98662

## NOTES

This image shows a single page of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

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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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**Land and Wildlife LLC**  
Serving Oregon, Washington, and Idaho  
Medford, OR 97504  
(866) 559-3478  
<https://www.landleader.com/brokerage/land-and-wildlife-llc>

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