

**Brownsboro Hwy**  
**0 Brownsboro Highway**  
**Eagle Point, OR 97524**

**\$75,000**  
**0.780± Acres**  
**Jackson County**





**Brownsboro Hwy**  
**Eagle Point, OR / Jackson County**

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**SUMMARY**

**Address**

0 Brownsboro Highway

**City, State Zip**

Eagle Point, OR 97524

**County**

Jackson County

**Type**

Undeveloped Land, Lot

**Latitude / Longitude**

42.478248 / -122.787013

**Acreage**

0.780

**Price**

\$75,000

**Property Website**

<https://www.landleader.com/property/brownsboro-hwy-jackson-oregon/46603/>



## **PROPERTY DESCRIPTION**

Nestled on the fringes of the picturesque Rogue Valley, Eagle Point serves as a gateway to the natural wonders of the region. Whether you're an adventurer or a traveler, you'll discover an array of delights here, including wineries, mountain lakes, and awe-inspiring vistas. A leisurely and scenic drive will lead you to a historic flour mill, family-friendly waterfalls, and top-notch golf courses like Eagle Point Golf Club and Stoneridge Golf Club. Meanwhile, locals relish the convenience of being close to the vibrant culture and entertainment options of neighboring communities.

### **Creekfront Homesite Lot for Sale - RR Zoning & Legal Nonconforming HomeSite**

Creekfront living can be found just east of town, situated upon picturesque Little Butte Creek. This .78 acre lot provides a landscape for a home that is conveniently located in a rural community with all modern amenities at your fingertips. Little Butte Creek is a year round creek that is sure to create an inspiring atmosphere. The RR zoning allows for the development of a home, and per the county, the lot is a legal non-conforming homesite.

### **Creekfront Homesite Lot for Sale - Eagle Point & Nearby Amenities**

Eagle Point boasts a strategic location, with popular destinations like the Lake of the Woods Resort just 36 miles away, Lost Creek Lake at a mere 22 miles, and being home to esteemed wineries like Kriselle Cellars and Bayer Family Estate.

The Southern Oregon region itself is renowned for its awe-inspiring natural beauty, showcasing attractions like the majestic Rogue River, the pristine Crater Lake National Park, the majestic Mount McLoughlin, and countless other recreational opportunities. With its distinct four seasons and mild winters, this climate is celebrated as one of the most pleasant in North America.

Brought to you by [Martin Outdoor Property Group](#) in partnership with [Land Leader](#). MOPG is a leading Southern Oregon Real Estate brokerage for commercial and residential development properties, ranches, vineyards, and waterfront homes in the [Rogue Valley](#).



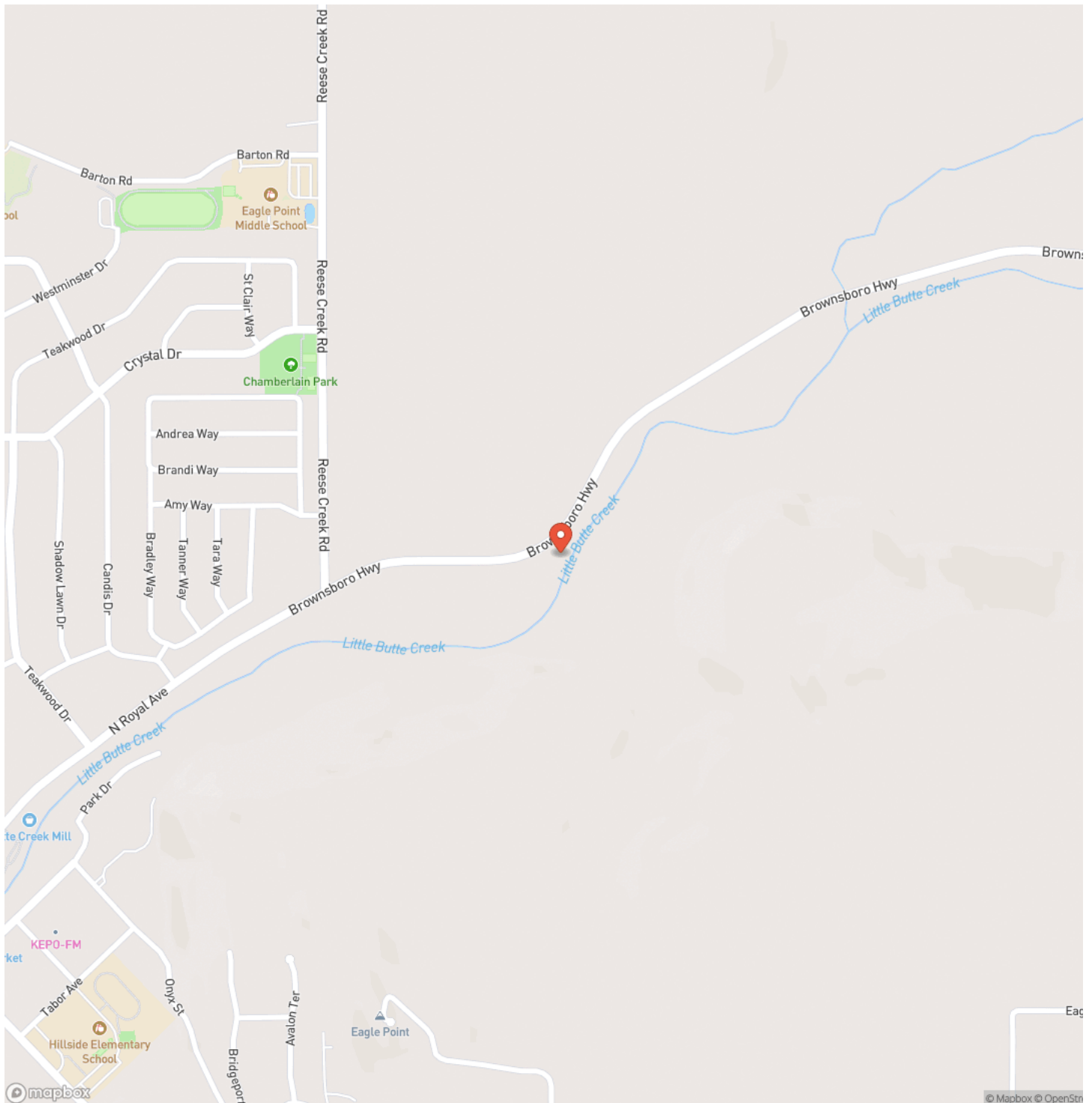
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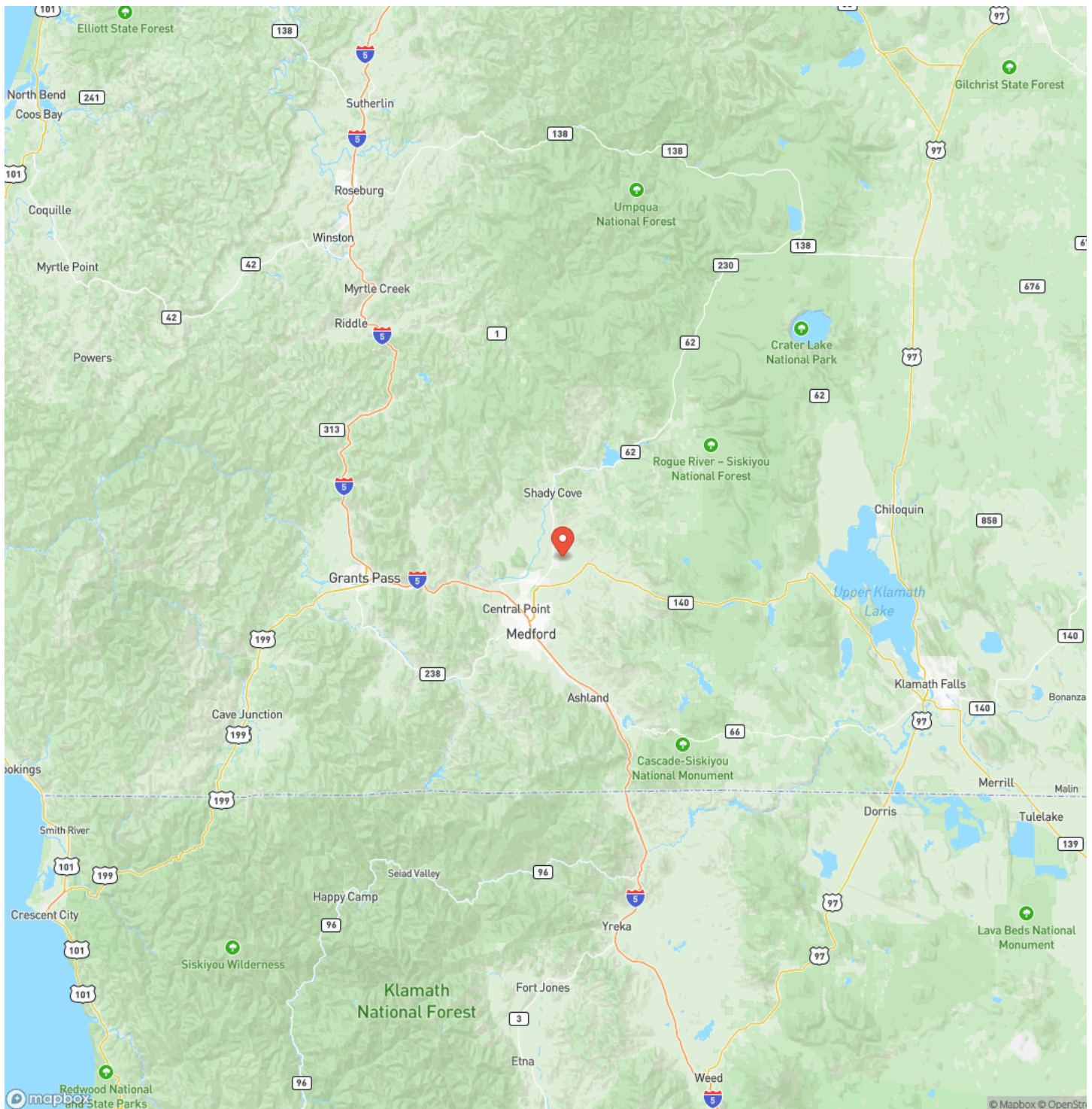


## Locator Map



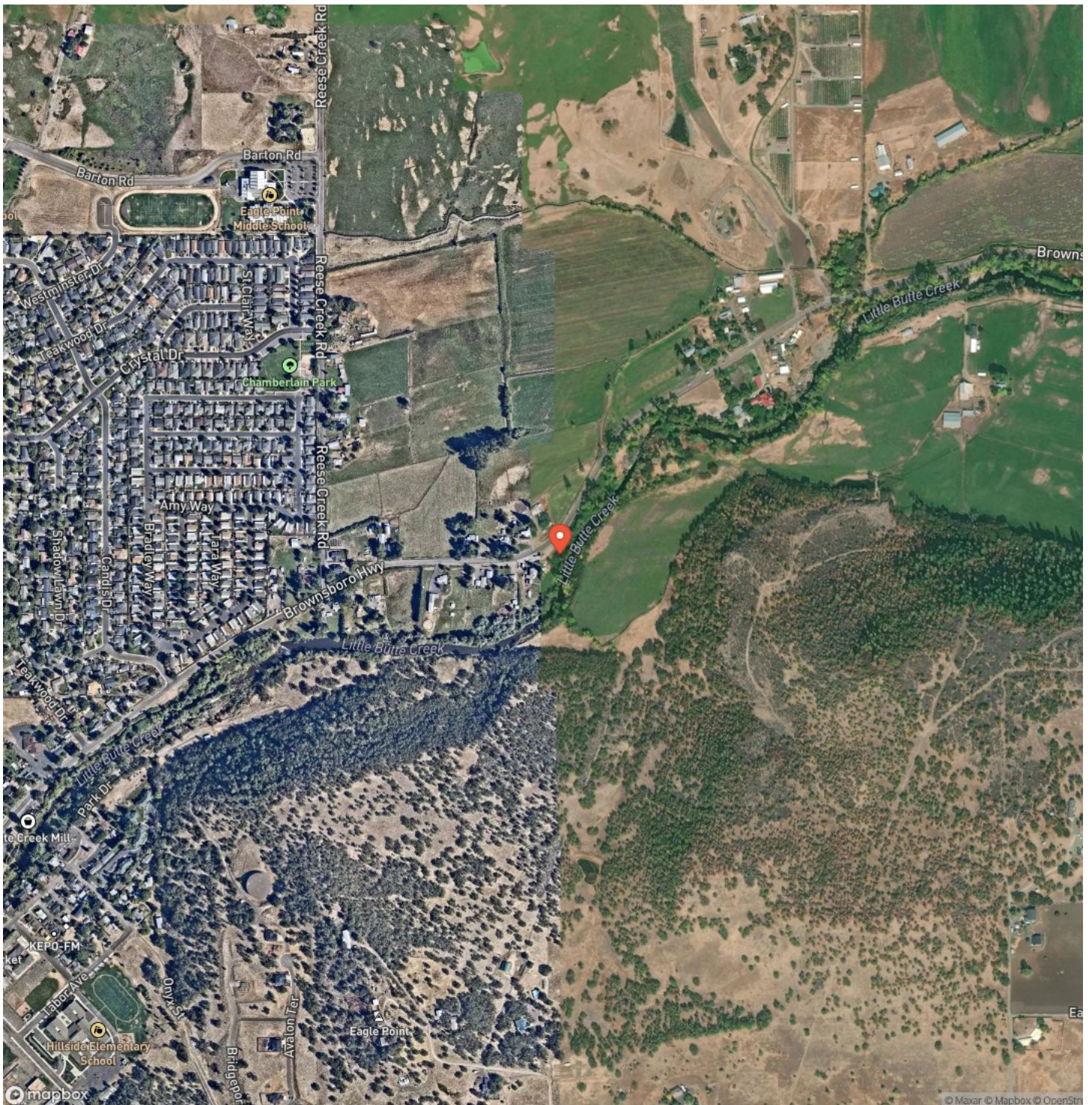


## Locator Map





## Satellite Map





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## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Chris Martin

## Mobile

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**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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