

9418 Sterling Creek Road
9418 Sterling Creek Road
Jacksonville, OR 97530

\$375,000
42.210± Acres
Jackson County



MORE INFO ONLINE:

www.martinoutdoorproperties.com

**9418 Sterling Creek Road
Jacksonville, OR / Jackson County**

SUMMARY

Address

9418 Sterling Creek Road

City, State Zip

Jacksonville, OR 97530

County

Jackson County

Type

Undeveloped Land

Latitude / Longitude

42.202257 / -122.980569

Taxes (Annually)

1328

Acreage

42.210

Price

\$375,000

Property Website

<https://www.landleader.com/property/9418-sterling-creek-road-jackson-oregon/52457/>



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PROPERTY DESCRIPTION

Presenting 9418 Sterling Creek Road - 42 acres with beautiful southern exposure all tucked on the hillside overlooking picturesque mountains and private valley. Close by to several hiking trails such as the Sterling Ditch Mine Trail. The property provides an ideal balance of privacy and rural living, with a homesite ideally located to provide a relaxing setting, a well for domestic use along with 1 acre of water rights to support rural living, and a standard septic system installed locking in the homesite for perpetuity. All of this with a mix of conifer and deciduous trees as the backdrop.

Conveniently located 15 minutes from Jacksonville. The private entry and long driveway sets the tone of privacy as you enter the property. Passing through the trees then climbing gently to the homesite. Once entering the property you will find a large meadow that includes many of this properties amenities.

This rural homesite property has a completed standard septic system installed with a concrete septic tank. This septic system locks in the homesite for perpetuity(normally homesites expire in 4 years). Additionally, there is an installed well with pump and beautiful ground water fed pond. Irrigation rights are attached in a permit status ready for self sufficient living.

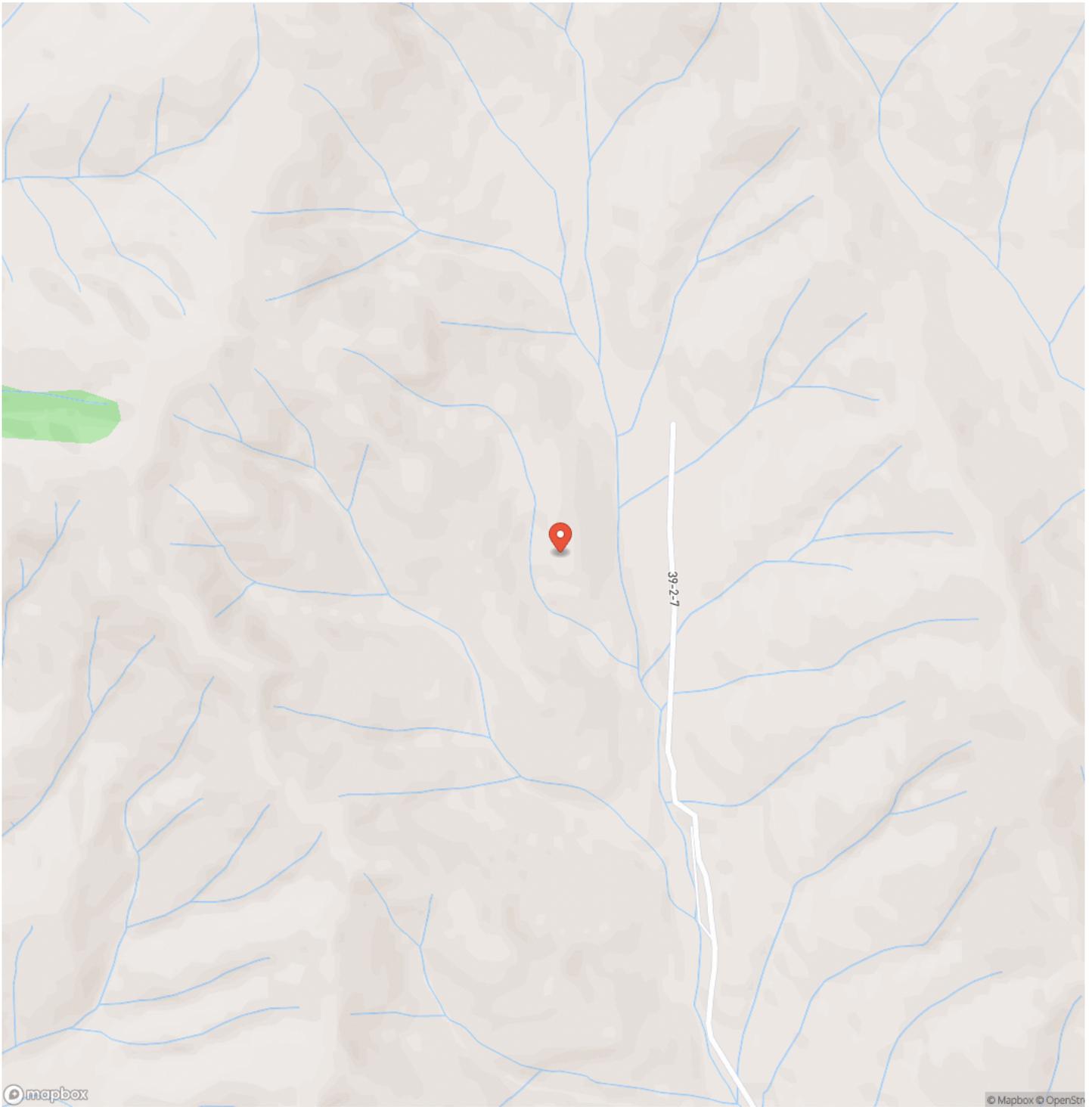
To the delight of anyone desiring a private rural lifestyle, this property is able to support and encourage a relaxing rural lifestyle just minutes from town. With 42 acres of land with onsite well, this property is conducive to the self-sufficient lifestyle, growing food, goats, sheep or beef would fit nicely in the lower pasture area. The topography and home is ideal for these uses.

Located in the picturesque Rogue Valley, and conveniently located along the I-5 corridor in one of the most naturally beautiful regions of the country, this area is known for access to the world famous Wild & Scenic section of the Rogue River, a developing wine industry and phenomenal outdoor recreation opportunities including hiking, fishing, and hunting of all kinds. Characterized by four distinct seasons and mild winters, the climate is one of the most sought-after in North America.

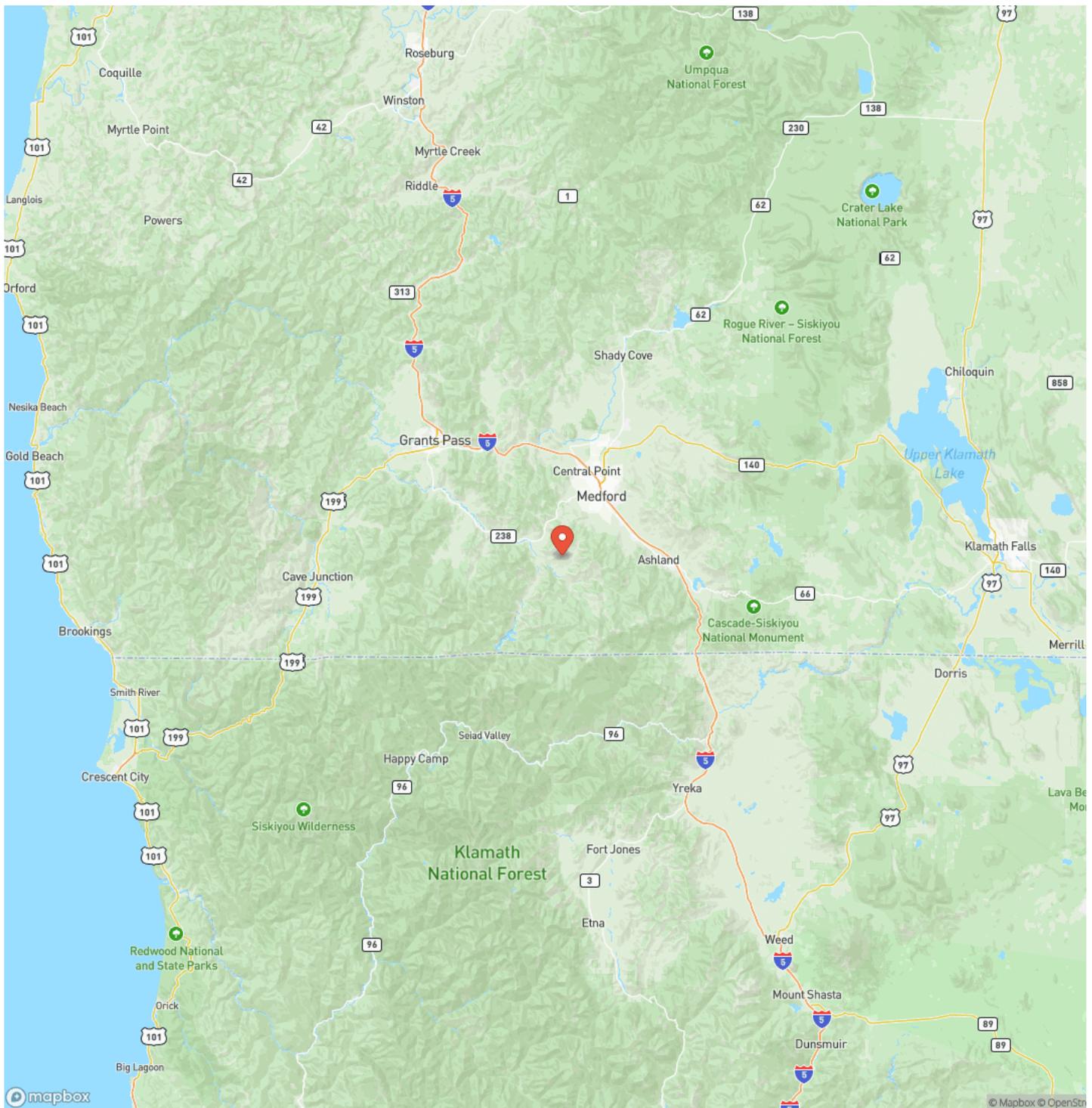
9418 Sterling Creek Road
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Locator Map



Locator Map



Satellite Map



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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