

**Summer Lake Home & Lot**  
84940 Carlon Ln  
Summer Lake, OR 97640

**\$325,000**  
5.140± Acres  
Lake County



**MORE INFO ONLINE:**

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

**Summer Lake Home & Lot**  
**Summer Lake, OR / Lake County**

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**SUMMARY**

**Address**

84940 Carlon Ln

**City, State Zip**

Summer Lake, OR 97640

**County**

Lake County

**Type**

Residential Property, Single Family, Lot, Undeveloped Land

**Latitude / Longitude**

43.004624 / -120.740494

**Taxes (Annually)**

1378

**Dwelling Square Feet**

1080

**Bedrooms / Bathrooms**

2 / 2

**Acreage**

5.140

**Price**

\$325,000

**Property Website**

<https://www.landleader.com/property/summer-lake-home-lot-lake-oregon/59107>



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## Summer Lake Home & Lot

### Summer Lake, OR / Lake County

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#### **PROPERTY DESCRIPTION**

Welcome to Summer Lake! This 2 Bedroom, 2 Bathroom well taken care of manufactured home sits on just over 5 acres. With a spacious floor plan and abundance of windows to bring in natural light and surrounding beauty this house is the perfect escape. It features a large approx. 48' x 24' shop with concrete flooring throughout. Half of the shop is walled off with a heat source making for a very comfortable workshop. Use the other half to park or store your RTV, boat, 4 wheelers, fishing gear and other outdoor necessities. This property has everything you need.

It gets better, this property includes **2 lots** in the Ana River subdivision. The second 2.57 acre lot is buildable per the county, giving you multiple avenues of opportunity and flexibility. The options are endless. Buyer to do due diligence.

This 5 acre retreat sits less than 1 mile away from Ana Reservoir and just minutes to the Ana River. Located just outside the boundary of the Summer Lake wildlife area this property makes an amazing home base for any sort of outdoor recreation. The wildlife area is known for both waterfowl hunting and bird watching. You can hunt a variety of waterfowl including: several species of ducks, Canada, Snow and White-fronted geese, pheasant and quail. Waterfowl hunting has a long season ranging from the middle of October to the end of January. If you love birdwatching, migration of these flocks is around March-April. There are a variety of beautiful birds in the area including multiple species of swans, ducks, geese, and shorebirds. Birds of prey are also common, come watch the beauty of the hawks and bald eagles as they fly through the sky.

Looking to get out and exercise? The Fremont-Winema National forest has some great hiking and biking trails to check out. This mountainous terrain offers exciting riding opportunities. Hager mountain lookout trail is located just a short drive away near Silver Lake and the Cat Canyon trail is located the other direction near the town of Paisley. The Fort Rock natural area is about 35 miles north offering more hiking trails and beautiful rock formations. If ATV riding and off-roading is more your style there are several designated OHV trails in the area as well as the Christmas Valley sand dunes. You can always take off on the open BLM or Forest Service roads surrounding the area, with so much land to explore you'll always find somewhere new to check out.

Take a short drive to relax and visit the Summer Lake hot springs, they are open year round and 24 hours a day. Make reservations at the renowned cowboy dinner tree but make sure you come hungry as their family style meals are well known for quality as well as quantity. With so much to do and see, you'll never be bored on this property in Summer Lake. Whether you are in the market for a permanent residence, vacation home, retirement home or vacation rental this property fits the mold. Come see for yourself and you can experience first hand all that Summer Lake has to offer!



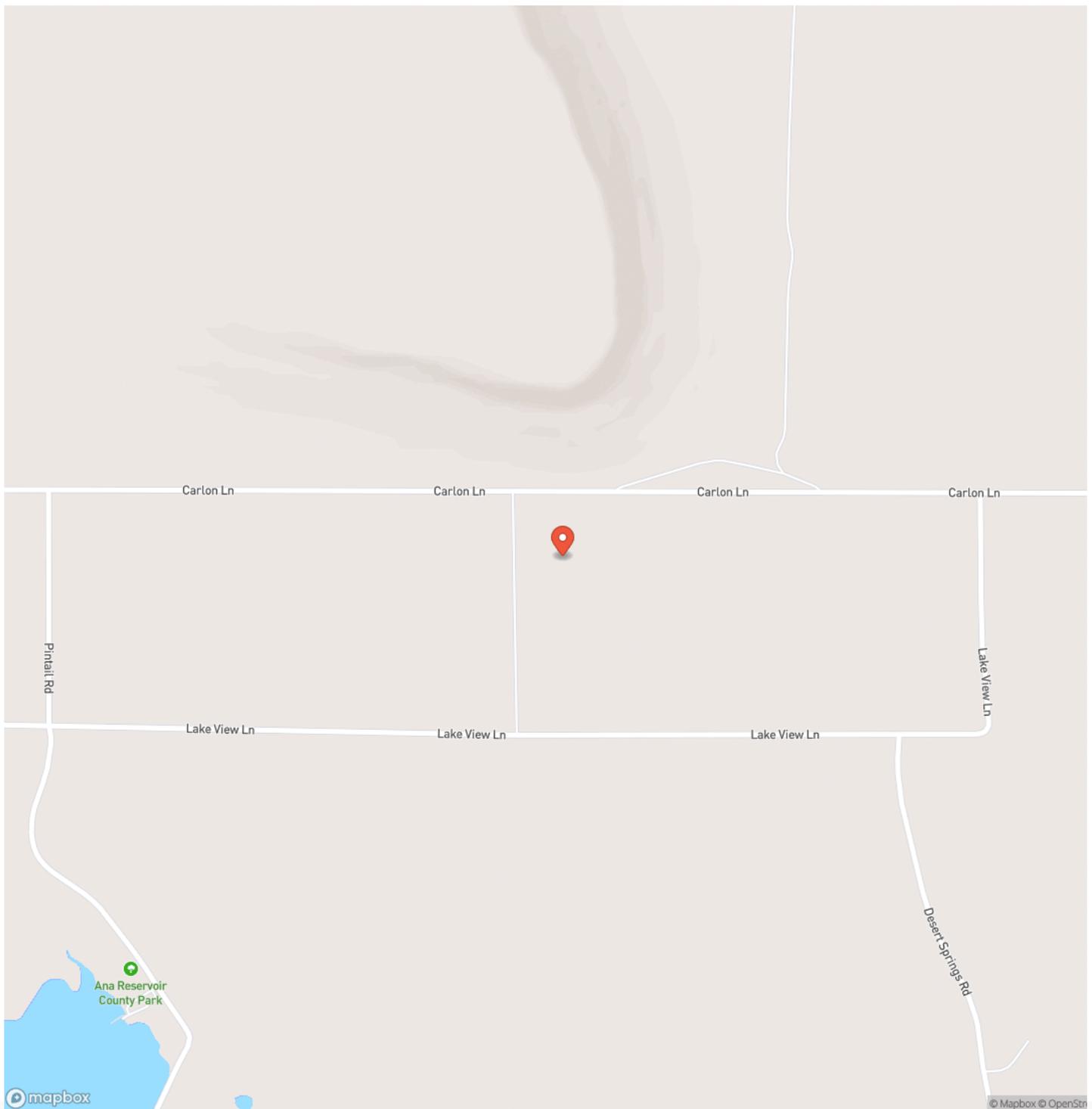
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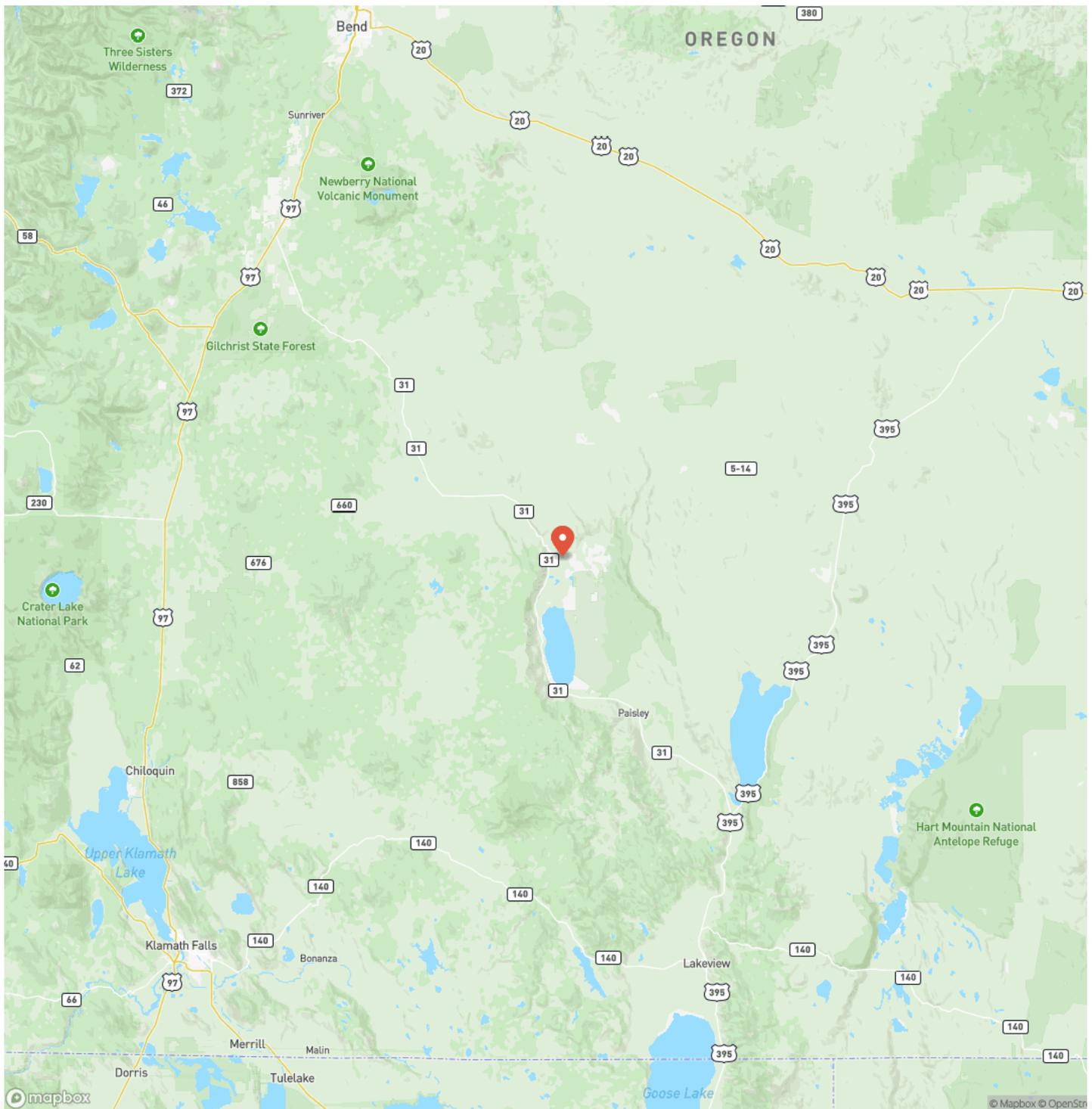
## Locator Map



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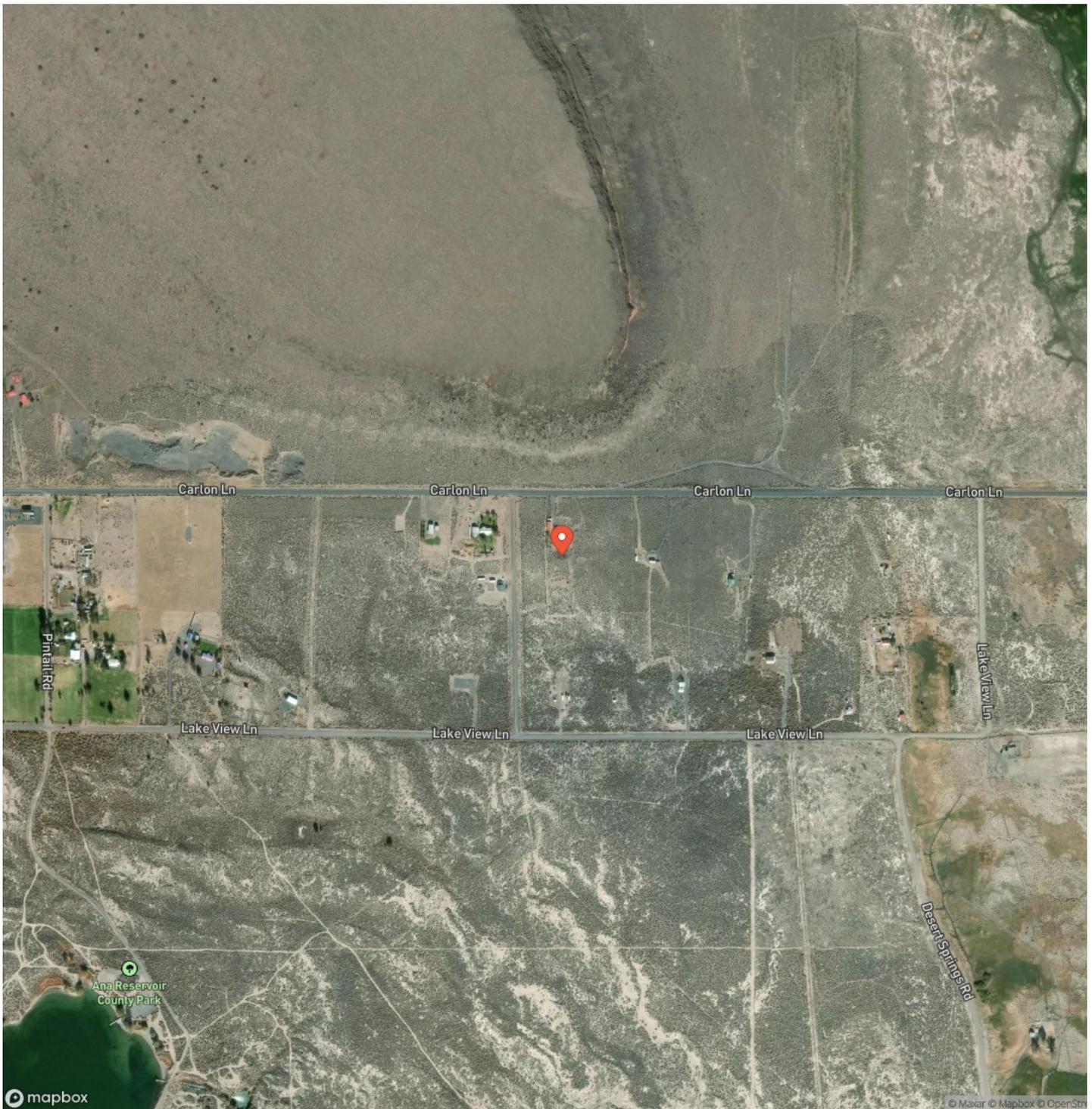
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## Satellite Map



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