

40-Acre Lot With Nine Barns

23546 NE STOLLER PL AURORA, OR 97002

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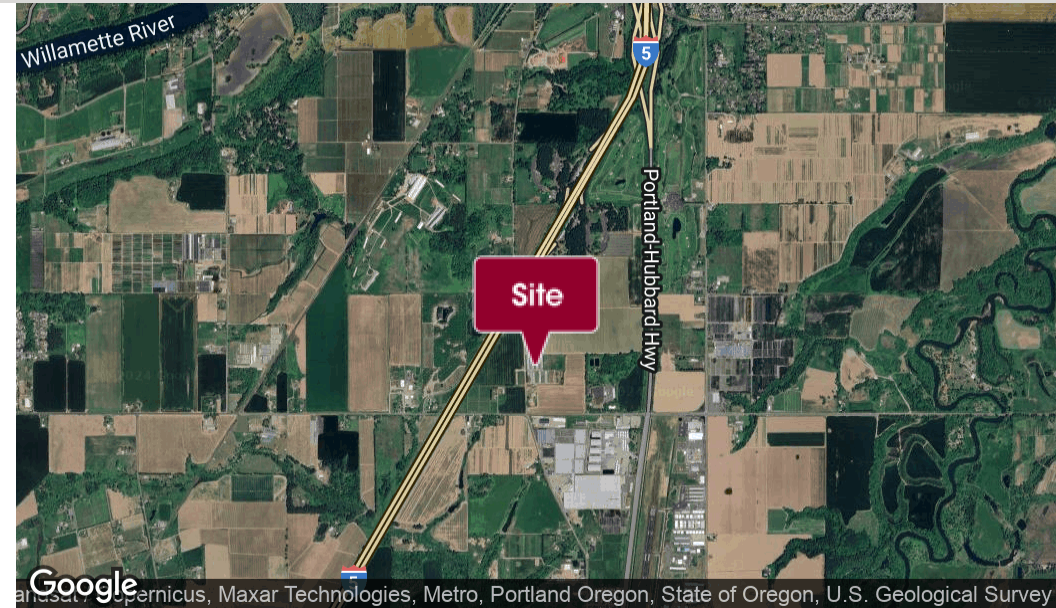
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FOR SALE

 **MACADAM
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COMMERCIAL REAL ESTATE SERVICES

FOR SALE

23546 NE Stoller Pl, Aurora, OR 97002



PROPERTY DESCRIPTION

Former turkey facility with approximately nine barns totaling about 110,000 square feet. The property has two wells, one for domestic use and another for irrigation.

PROPERTY HIGHLIGHTS

- Small domestic well and large well used for irrigation located on site. Approximate 300 gallons per minute
- Electricity is provided to the site
- 40 Acres of EFU land in Clackamas County

LOCATION DESCRIPTION

Located in Clackamas County, with close access to I-5 and the Willamette valley. The Aurora area is famous for its fertile farmland with the agricultural industry long been a staple of the local community.

OFFERING SUMMARY

Sale Price:	\$2,450,000
Lot Size:	40 Acres
Property Taxes:	\$8,400.36

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	158	5,002	19,527
Total Population	457	11,763	49,258
Average HH Income	\$92,651	\$101,387	\$97,256



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