



Client Full

Lots and Land

10/22/2025

10:58AM

\$479,900 1-2.99ACStatus: **Active**

List Date: 10/10/2025

DOM: 12

Acres: 2.56

MLS#: 137468956

Landess Cottage Grove, OR 97424

Unit #:

XST/Dir: S. Gateway BLVD left at intersection of Landess & 16th 1st property on right

Property Details:

Property Type: Multifamily

Additional Parcels: /

County: Lane

Subdivision:

Internet: INTCABL

Lot Size: 1 to 2.99 Acres

Seller Disclosure: Disclosure

Open House:

Upcoming Open House:

Area: 235

Zoning: R2

Tax ID: 0908002,0908010,

Manufactured House Okay:

CC&Rs: No

Legal: Map & Taxlot#20-03-33-11-01200

Lot Dimensions:

Availability: Sale

#Lots: 30

Road Surface: Paved

Lot Desc:

Land Desc: Gentle Sloping

View: Territorial, Valley

Waterfront: /

Body Water:

Perc Test: /

Road Frontage:

Soil Type/Class:

Soil Cond: Soil Test Available

Current Use: Raw Land

Opportunity Zone:

Opportunity Knocks! Photos show a 30 unit complex with preliminary approval with the City of Cottage Grove. Electricity available at lot line. Sewer in the street. Water main on the property with 6" tap. R2 zoning allows for a multitude of options making for a RARE chance to own and develop 2.5 acres with a 20 unit minimum and 30 unit maximum.



Improvements:

Utilities: Cable Available, Electricity Available, Sewer Available, Water Available

Existing Structures: No/

Financial:

Property Tax/Yr: \$768.53/ Dues:
2024

HOA: No

Terms: CASH

Association Amenities:

Assumable Interest Rate:

Assumable Remaining Months Ending:

Comparable Information:

Original Price: \$479,900



