UC RANCH PROPERTIES
A DIVISION OF UNITED COUNTRY REAL ESTATE

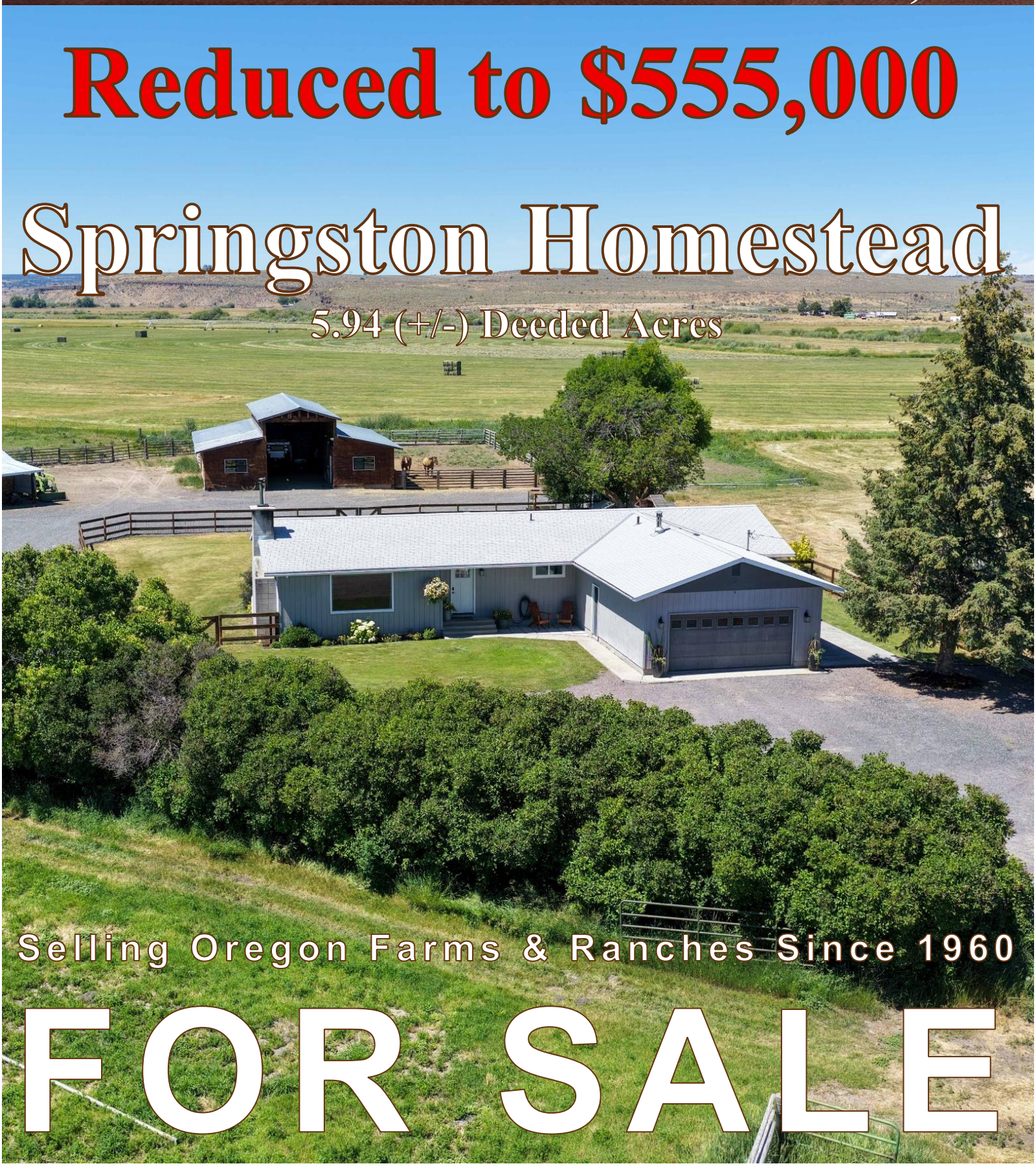
JETT BLACKBURN
REAL ESTATE Inc.

30827 Eben Ray Lane
Burns, OR 97720
~~$585,000~~

Reduced to $555,000

Springston Homestead

5.94 (+/-) Deeded Acres



Selling Oregon Farms & Ranches Since 1960

FOR SALE

UC RANCH PROPERTIES
A DIVISION OF UNITED COUNTRY REAL ESTATE

JETT BLACKBURN REAL ESTATE Inc.

Springston Homestead

Burns, OR 97720



This Eastern Oregon hobby farm offers peaceful country living without giving up the convenience of being just minutes from downtown Burns and the amenities the community has to offer. Located on the corner of Eben Ray Lane and surrounded by irrigated fields, this well-kept property features a comfortable single-level farmhouse on 5.94 deeded acres with irrigated pasture, and a rustic loft barn. Combining rural charm, functional improvements, and clear pride of ownership, this turnkey property is ready for its next owner to enjoy country living at its best.

The farmhouse was built in 1975 and offers 1,560 square feet of comfortable single-level living. Inside, the home features a practical farmhouse-style layout with laminate flooring throughout the main living areas and hallway. The spacious family room is centered around a cozy wood insert and opens to a galley-style kitchen and adjoining dining area, creating a functional space for everyday living. The kitchen has butcher block countertops, black cabinet hardware, a drop-in sink, and a matte black backsplash that gives the space a clean, modern look. Included appliances are built-in dishwasher, range, hood vent, and refrigerator. Ample cabinet storage and counterspace make the kitchen both practical and inviting.



The dining area features a sliding glass door leading to the backyard patio and includes a built-in hutch with matching butcher black countertops and backsplash, tying the space together nicely. Down the hallway is a centrally located full bathroom along with a combination of mudroom and laundry room offering additional storage, washer and dryer hookups, hot water heater, and direct access to the attached double-car garage. All three bedrooms are carpeted and include ceiling fans for added comfort. The primary bedroom features its own private ¾ bathroom.

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Stepping outside, the home features a large, fenced backyard with a mature shade tree and a children play area, creating a great space for family gatherings or relaxing evenings. Nearby is a small storage shed and beautiful custom metal garden space to keep all the critters out. From the backyard you'll enjoy views across the entire property, overlooking the loft barn, corrals and irrigated meadows.

The 2,200 Sq.Ft. loft barn constructed with classic barn wood siding and a durable metal roof. The barn offers excellent storage along with built-ion cabinets, livestock stalls, and a chicken coop space. Most of the attached lean-to space sits on concrete, providing additional covered storage for equipment and supplies. Also included is an insulated and heated room that is currently used for storage and meat processing but could easily serve as a tack room, workshop, hobby space, or other use to fit your needs. Adjacent to the barn is a set of livestock corrals and a pump house with a covered lean-to that is currently used for firewood storage.

The irrigated pasture consists of approximately 4.75 acres of established grass irrigated by hand lines. Currently used both for pasturing horses and winter hay production, the acreage provides plenty of room for horses, livestock, or a small hobby farm operation while offering the flexibility to suit a variety of agricultural needs.

With its comfortable farmhouse, irrigated pasture, outbuildings, perimeter fencing, and convenient location just minutes from Burns, this well-maintained hobby farm offers the best of rural living. Whether you're looking for room to enjoy the country, this property is ready for its next owner to call home.

The seller and his agent makes these representations in good faith, from personal knowledge and experience. However, the buyer should inspect this property or cause this property to be inspected by knowledgeable persons so that the buyer may purchase without relying upon any representations made by the seller or his agent Also, unless otherwise specified, we, Jett Blackburn Real Estate, Inc. agents, represent the seller on any of our listings.

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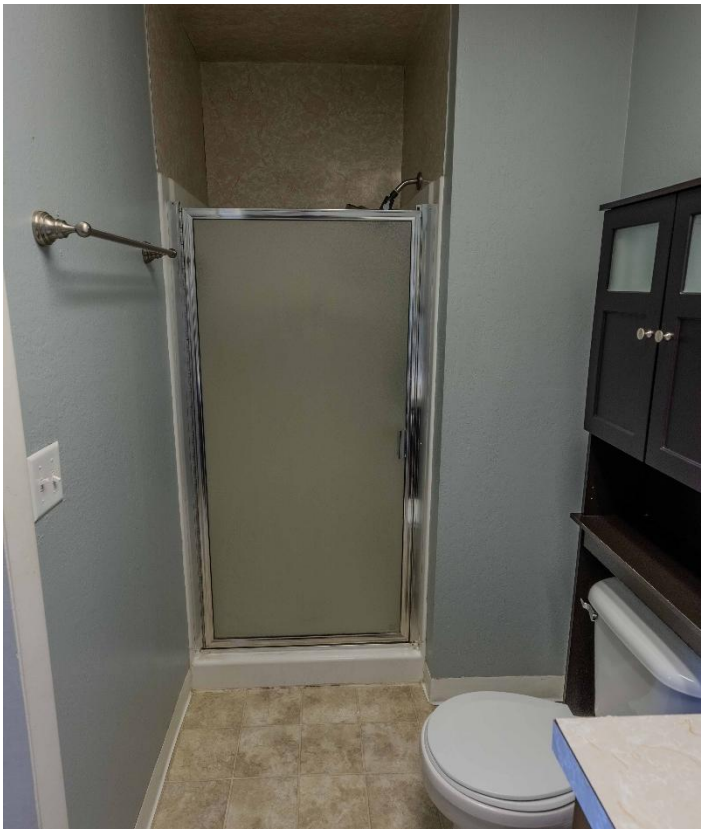

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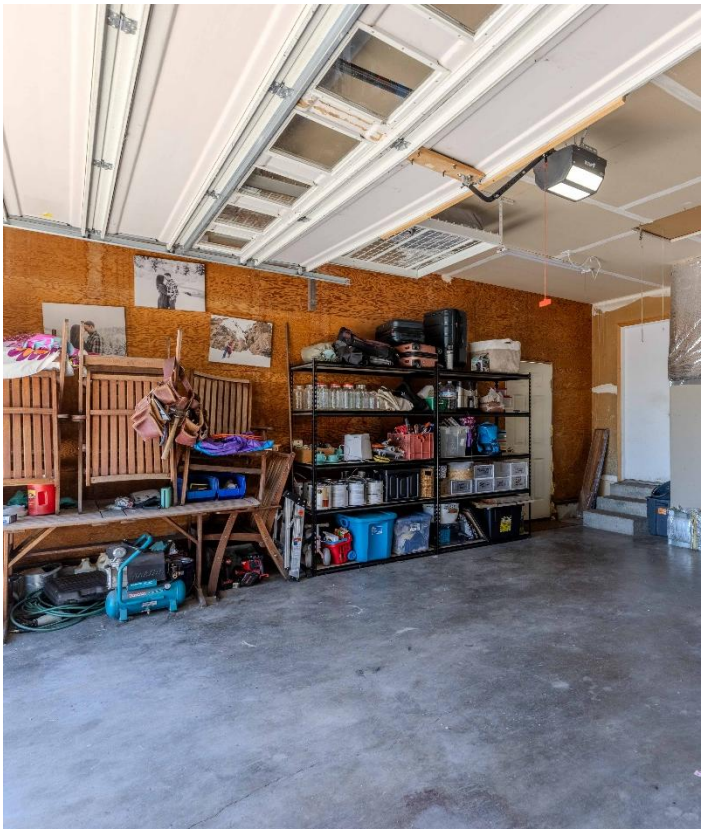

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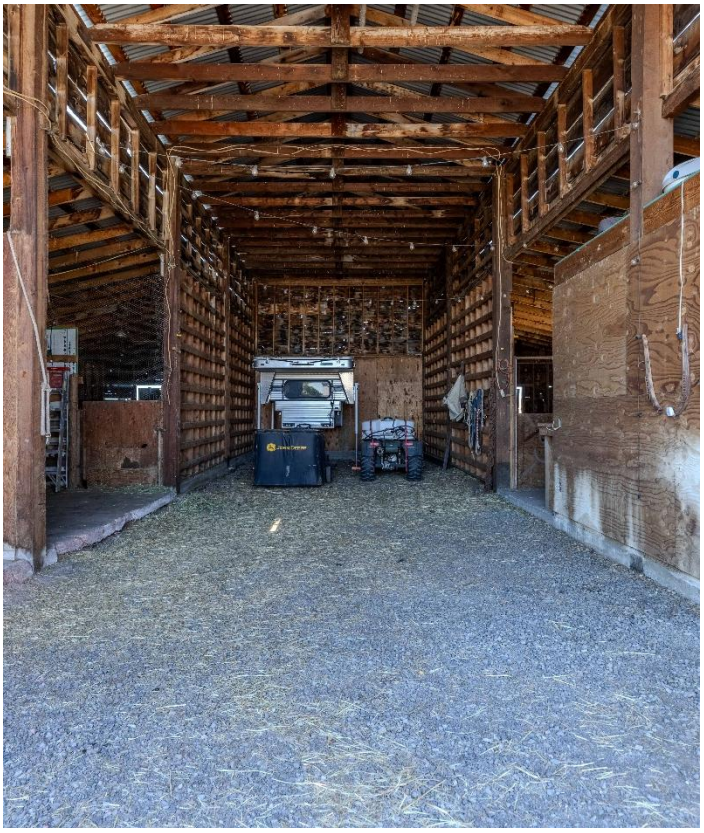



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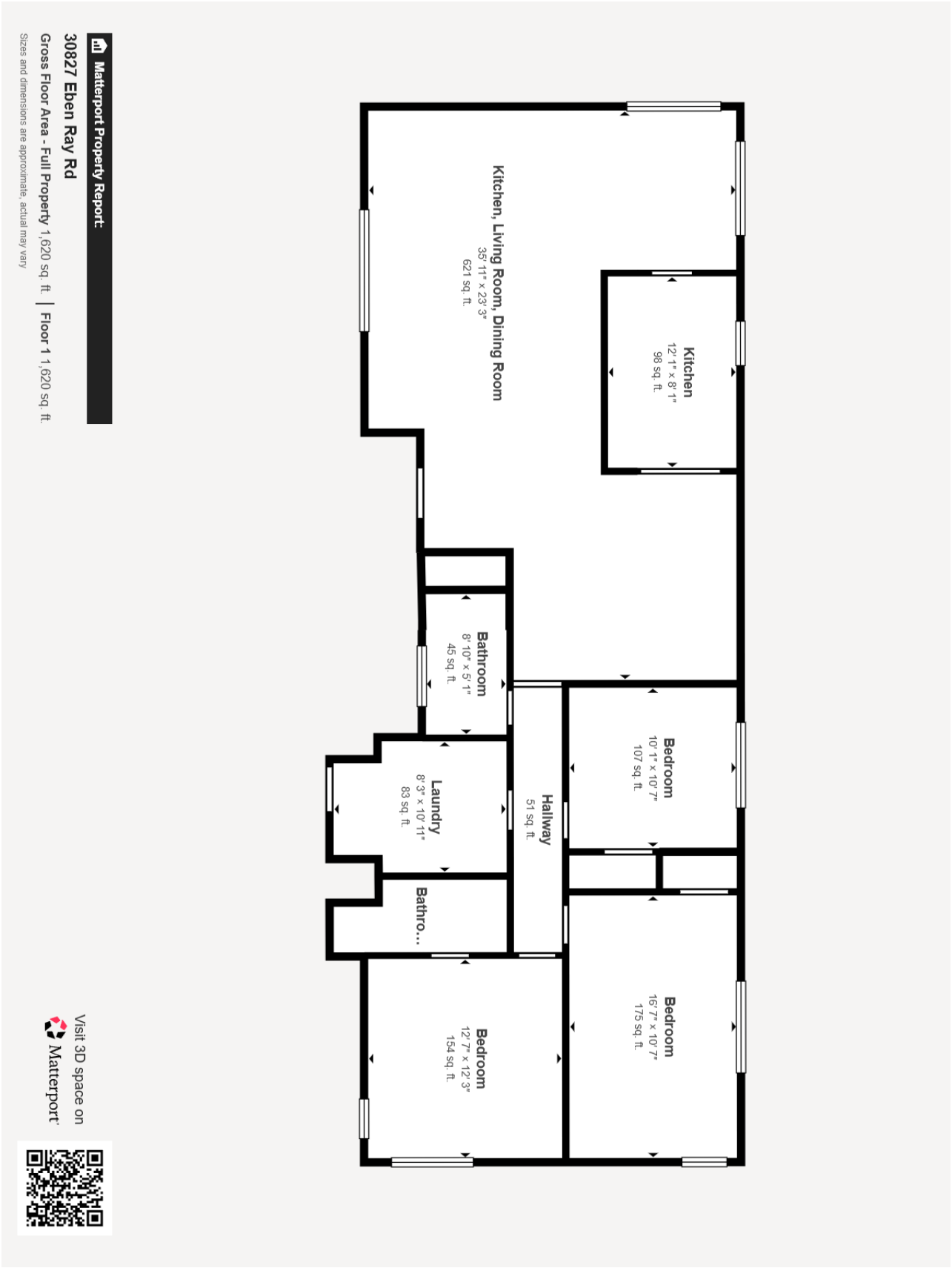

Matterport Property Report:
30827 Eben Ray Rd
Gross Floor Area - Full Property 1,620 sq. ft. | Floor 1 1,620 sq. ft.
Sizes and dimensions are approximate, actual may vary
Kitchen
12' 1" × 8' 1"
98 sq. ft.
Kitchen, Living Room, Dining Room
35' 11" × 23' 3"
621 sq. ft.
Bathroom
8' 10" × 5' 1"
45 sq. ft.
Laundry
8' 3" × 10' 11"
83 sq. ft.
Bathro...
Hallway
51 sq. ft.
Bedroom
10' 1" × 10' 7"
107 sq. ft.
Bedroom
12' 7" × 12' 3"
154 sq. ft.
Bedroom
16' 7" × 10' 7"
175 sq. ft.
Visit 3D space on
Matterport

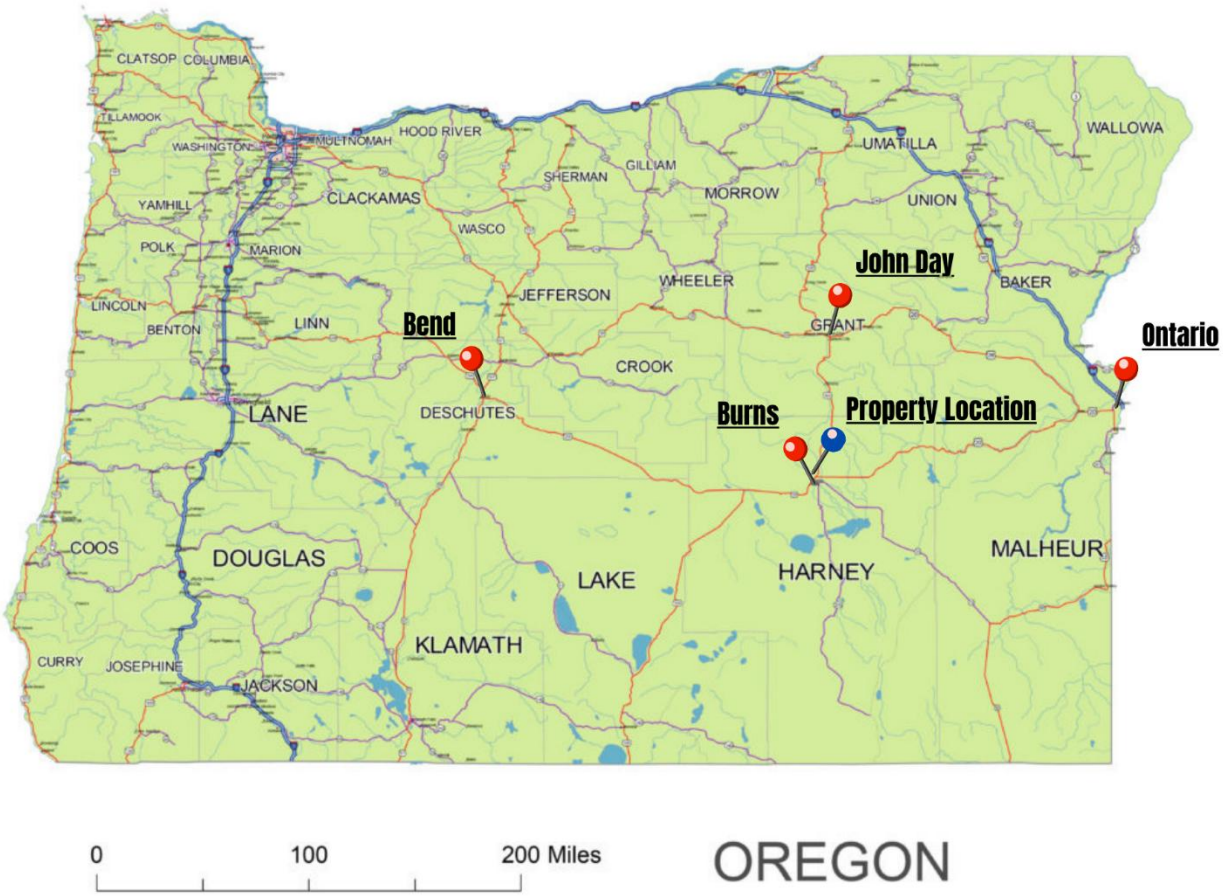
Surrounding Area

Harney County, located in the wide-open high desert of Eastern Oregon, is the 10th largest county in the United States, encompassing more than 10,000 square miles of diverse landscapes and abundant wildlife. The region is known for its sweeping valleys, sagebrush plains, mountain ranges, and scenic waterways that provide a unique blend of agricultural productivity and outdoor recreation.

At the southern end of the county stands Steens Mountain, one of Oregon's most dramatic natural landmarks, offering breathtaking views overlooking the Alvord Desert and the Trout Creek Mountains. To the north, the landscape transitions into the Malheur National Forest, the Silvies River corridor, and timbered country that provides excellent habitat for wildlife.

Wildlife is plentiful throughout the region, with species such as elk, mule deer, pronghorn antelope, upland birds, and a wide variety of other native wildlife commonly found across the county. The primary community of Burns, along with the neighboring town of Hines, serves as the county's hub for agriculture, services, and local commerce. Conveniently located along U.S. Highway 20, Burns sits roughly two hours east of Bend and approximately two hours west of the Idaho border and the Treasure Valley, providing access to larger regional markets while maintaining the quiet rural lifestyle Harney County is known for.





Location

Burns Oregon: https://www.cityofburnsor.gov/
3 min (1.9 mi)
Population: 2,689 (2024)

John Day Oregon: https://www.cityofjohnday.com/
1 hr 14 min (68.5 mi)
Population: 1,641 (2024)

Ontario Oregon: https://www.ontariooregon.org/
2 hr 12 min (129 mi)
Population: 11,957 (2024)

Bend Oregon: https://www.bendoregon.gov/
2 hr 12 min (132 mi)
Population: 106,926 (2024)

Springston Homestead

Burns, OR 97720

Wester Homestead, 30827 Eben Ray Lane, Burns OR -
Oregon, AC +/-



United Country Jett Blackburn Real Estate (map for illustration purposes only)
P: 541-413-5660 www.jettblackburn.com 707 Ponderosa Village, Burns, OR 97720

The information contained herein was obtained from sources deemed to be reliable. Land id® Services makes no warranties or guarantees as to the completeness or accuracy thereof.

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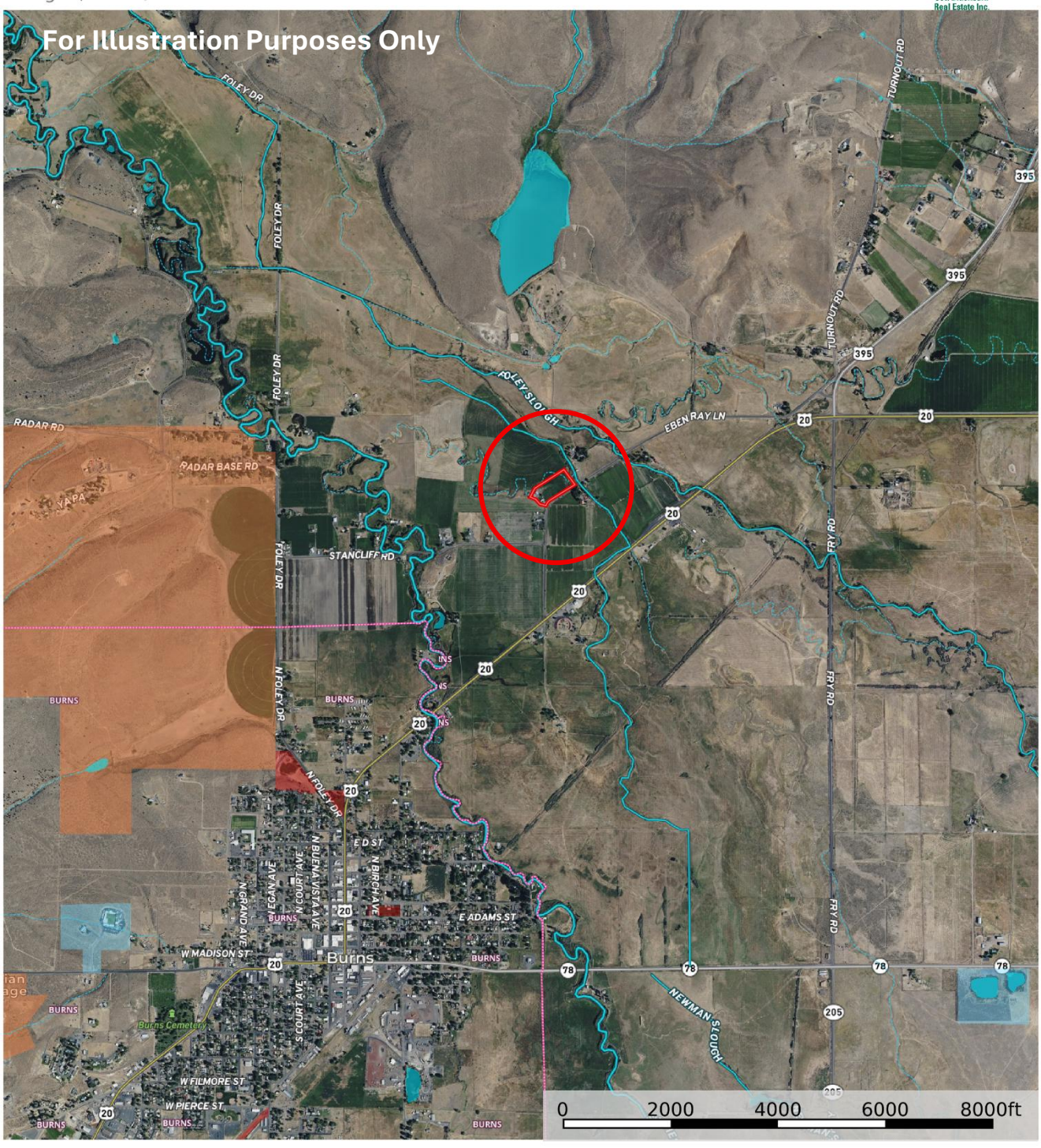

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ADDRESS: 30827 Eben Ray Lane, Burns, OR 97720

LEGAL: 23S31E06-00-01000

IMPROVEMENTS:
1975 Home – 1,560 Sq.Ft. – 3 Bedroom, 1.75 Bathroom
Attached Double Car Garage – 600 Sq.Ft.
Loft Barn – 2,200 Sq.Ft.
Corrals
Pump House

APPLIANCES: Range, Hood Vent, Refrigerator, Dishwasher, Washer, Dryer

ACREAGE: 5.94+/- Deeded Acres – Per County Records
1.2+/- Acres – Site
4.74+/- Acres – Irrigated Ground

HEATING:
Oil Forced Air Furnace
Woodstove Insert

CROPS: Grass

WATER RIGHTS:

Cert./Permit#	Primary Acres	Supp. Acres	Priority Date	Source
Silvies River Decree	5.94	--	1885/1906	Silvies River
98262	--	2	1/4/1995	Well
98261	--	3.7	8/14/1962	Well

FINANCING: Cash or Bank Financing

TAXES: $1,501.14 – Per County Records for 25/26 Tax Year (Farm deferral)

United Country Jett Blackburn Real Estate

Jett Blackburn Real Estate Inc. is an independently owned brokerage franchised under United Country. First opened in 1960, Jett Blackburn Real Estate has been the oldest standing firm in their area specializing in sales of farms, ranches, hunting properties, recreational, & more. Curt Blackburn is the current owner & principal broker of Jett Blackburn Real Estate.

United Country is a franchise-based real estate marketing company that has shown tremendous success in the real estate industry for the last 95 years. Throughout the entire United States, UC has sold over 2.8 million acres in 2022 alone, with $9.9 billion in sales all together that covered a majority of recreational, farms, & ranches. To help make these sales possible UC has a comprehensive marketing program that includes printed advertising and special property marketing websites for farms & ranches. These marketing sites include Western Livestock Journal, Land & Farm, Capital Press, Lands of America, Farm & Ranch, Lands.com, SPG's, and much more. They are partnered with Realtree United Country Hunting Properties & UC Ranch

Presented By



Curt Blackburn

curt@jettblackburn.com

(541)413-5777



Jake Blackburn

jake@jettblackburn.com

(541)413-5774



Mardy Stewart

mardystewart@yahoo.com

(541)413-5770