

Lincoln Creek Mallard Crossing

105.33 Acres

Lewis County, WA

\$995,000



HAYDEN  OUTDOORS.

Lincoln Creek Mallard Crossing

TOTAL ACRES:

105.33

PRICE:

\$995,000

COUNTY:

Lewis County

CLOSEST TOWN:

Rochester, W A

Activities & Amenities:

ATV/Off Road
Fishing
Hiking/Climbing
Hunting - Big Game
Hunting - Predator/Varmint
Hunting - Small Game
Hunting - Waterfowl
Pond/Lake
Timber
Water View
Waterfront
Wooded

Land Details:

Address: 105.33 Lincoln Creek Rd,
Rochester , Washington 98579, USA
Closest Town: Rochester
Total Acres: 105.33
Deeded Acres: 105.33
Source of lot size: Assessor/Tax Data

Property Summary

The Lincoln Creek Mallard Crossing features year-round Lincoln Creek running through the property and about a 5 acre pond to keep it accessible to waterfowl throughout the year. There are big game hunting opportunities as well. Commercial grade timber adds to the privacy and provides a revenue opportunity in the future. Paved Lincoln Creek Rd runs through the property for easy access and allowing a short commute to the local amenities.

Land

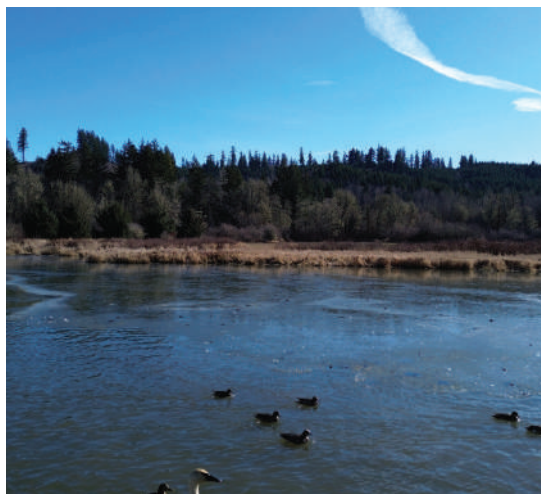
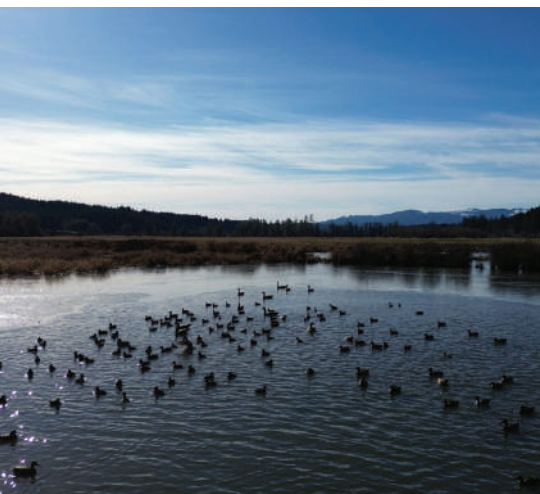
The property lies in the Lincoln Creek Valley in Lewis County Washington which is a well known waterfowl flyway with numerous species of ducks as well as geese and swans frequenting the property. You may see Roosevelt elk, Blacktail deer, and an occasional black bear while out admiring the many waterfowl species.

Recreation

Ride on a steam train. Hike the Goat's Rock Wilderness. Fly fish on the Cowlitz. Antique shop. Celebrate a festival. Explore the White Pass Scenic Byway. Lewis County boasts the best that the rural and wild Northwest has to offer.

Region & Climate

In Chehalis, the summers are short, warm, dry, and partly cloudy and the winters are very cold, wet, and overcast. Over the course of the year, the temperature typically varies from 35°F to 81°F and is rarely below 24°F or above 92°F. Based on the tourism score, the best time of year to visit Chehalis for warm-weather activities is from mid July to late August.





History

Lewis County has a rich history of exploration and discovery. Like its namesake, Meriwether Lewis, Lewis County has maintained a spirit of adventure since its creation in 1845. Located halfway between Seattle and Portland, Lewis County offers a unique convenience to residents while remaining a gateway to the great outdoors of Western Washington. Thanks to its countless hunting and fishing locations and hiking and biking trails, Lewis County is the ideal destination for residents and visitors looking to enjoy outdoor recreation. Mount Rainier and Mount St. Helens offer majestic views and opportunities for those searching to connect with nature. When someone imagines the beauty to be experienced in the Pacific Northwest, the sites – and sights – throughout Lewis County help make those dreams a reality.

Location

Lewis County is located in the southwest portion of Washington State. It is bordered on the west by Pacific County, the northwest by Thurston County, the northeast by Pierce County, the east by Yakima County, the southeast by Skamania County and the southwest by Cowlitz County. As of the 2010 U.S. Census, Lewis County had a total land area of 2,402.80 square miles and a population of 75,455. Centralia is the largest city with a population of 16,336.

*All information provided is deemed reliable but is not guaranteed and should be independently verified. Hayden Outdoors and its affiliates makes no representation or warranties as to the accuracy, reliability, or completeness of the information, text, property boundaries, graphics links or other items contained in any website, print, or otherwise linked to or from this website. The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice.

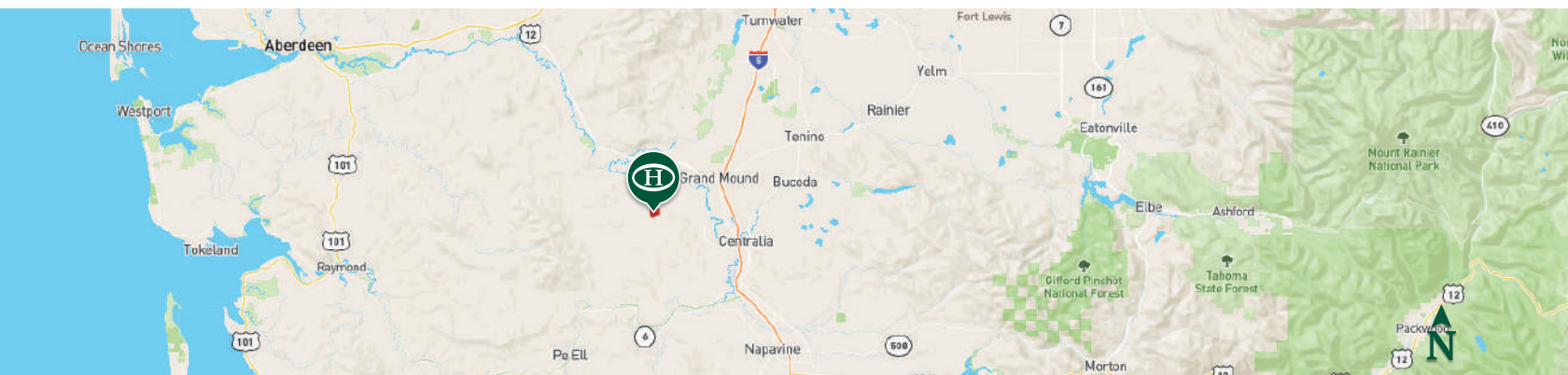




 Boundary

BOUNDARY LINES

MAP BOUNDARIES ARE ONLY APPROXIMATE AND MUST BE VERIFIED FOR ACCURACY.






HAYDEN OUTDOORS.



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