

## CLUB CAZADERO



### \$549,000

- Selling 2 shares (40% of club)
- 238 +/- acres
- Hunts Wednesday/Saturday/Sunday, wind days (20mph +) & Holidays
- Member can take 1 guest per shoot day
- Annual dues between \$10K-\$12K/year

### PROPERTY DESCRIPTION:

Club Cazadero is in an excellent location and has a long history of being one of **District 10's top shooting clubs**. The club sits between rice and the famed Saddleback Ranch on the East Side of District 10. If you are looking for a low pressure, good shooting duck club with a great history, Club Cazadero will be a good fit for you.



### SPECIFICATIONS:

- Selling 2 shares (40% of club) for \$549,000 with 2007 Trailblazer by Thor 273 Fifth Wheel with full hookups. Fifth wheel has **two bedrooms, 1 bathroom with 3 beds**. New owner(s) can replace the fifth wheel with a manufactured home if they would like.
- **Beautiful shared clubhouse** for the five members with kitchen, bathroom, dining room and family room.



### CONTACT



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