

FOR SALE



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REALTY**

AGRICULTURAL PROPERTIES
A Tradition in Trust Since 1919

F.I.D. Vineyard



28.00± Acres
Fresno County, California

- Mature Thompson vineyard
- Grade 1 soils
- Fresno Irrigation District

Exclusively Presented By:
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CA BRE #00020875



F.I.D. Vineyard

28.00± Assessed Acres

\$1,064,000
(\$38,000/acre)

LOCATION:

The property is located just west of the southwest corner of W. Shaw Avenue and N. Howard Avenue, Kerman, CA.

DESCRIPTION:

Currently planted to a mature Thompson vineyard with rows running north to south. The vines are currently leased.

LEGAL:

Fresno County APN: 016-310-43. Located in a portion of Section 17, T13S, R18E, M.D.B.&M.

PLANTINGS:

Mature Thompson Seedless vineyard.

WATER:

Property is in the Fresno Irrigation District. Shared pump and well agreement. (Pump and well are abandoned and seller does not know what condition it is in.)

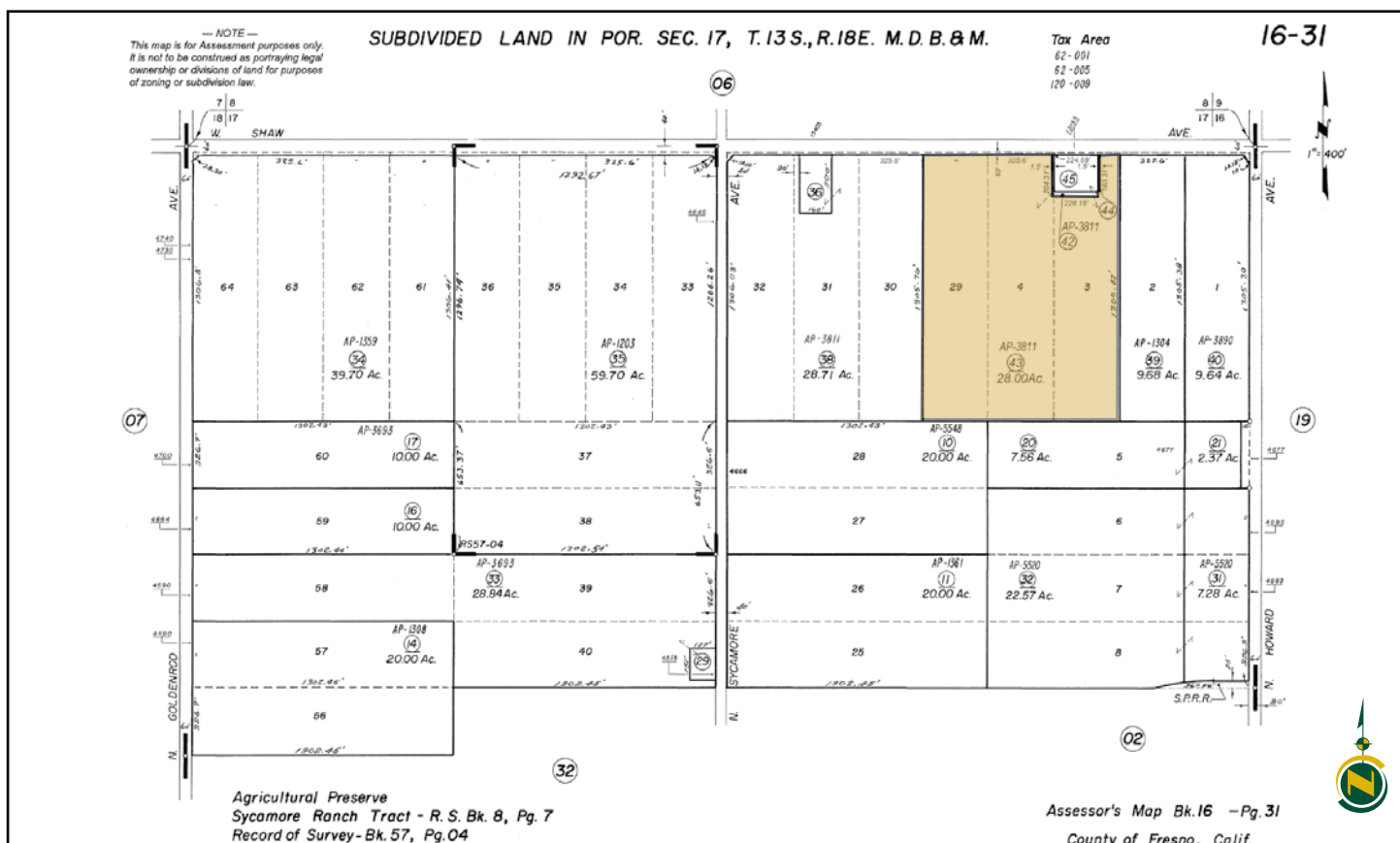
SOILS:

Hesperia sandy loam
Hesperia sandy loam, silty substratum
Hanford coarse sandy loam
All soils are Grade 1. See Soils Map

PRICE/TERMS:

\$1,064,000 cash at close of escrow. Property is leased through October 31, 2021 or upon completion of harvest.

ASSESSOR'S PARCEL MAP



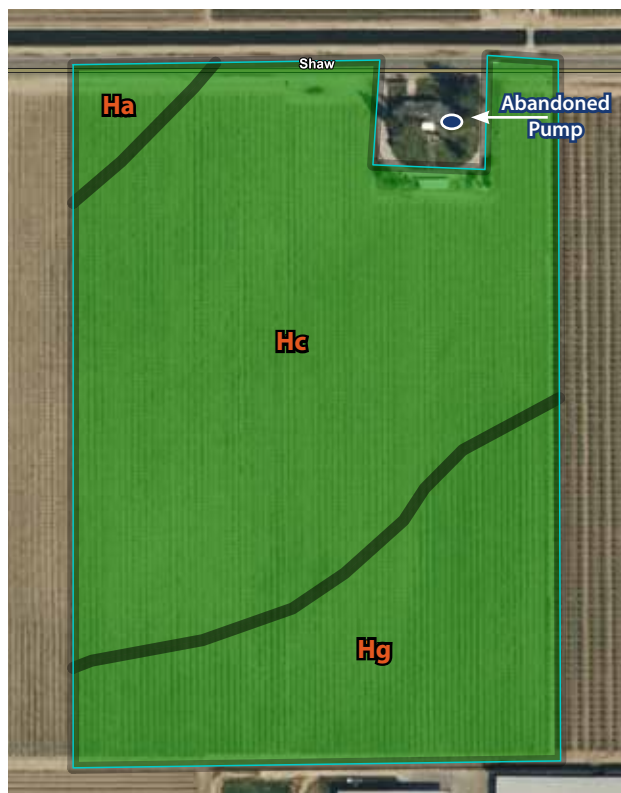
SOILS MAP

SOILS LEGEND

**Hc = Hanford sandy loam
Grade 1**

**Hg = Hanford sandy loam,
silty substratum
Grade 1**

**Ha = Hanford coarse sandy loam
Grade 1**



LOCATION MAP



PROPERTY PHOTO



We believe the information contained herein to be correct. It is obtained from sources which we regard as reliable, but we assume no liability for errors or omissions. Policy on cooperation: All real estate licensees are invited to offer this property to prospective buyers. Do not offer to other agents without prior approval.

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