

SAUCELITO ID PISTACHIOS

Tulare County, California

24.80± Acres

\$868,000
(\$35,000/Acre)



- Income Producing Pistachios
- Good Soil
- Saucelito Irrigation District



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Exclusively Presented by:



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24.80± Acres
Tulare County, CA



PROPERTY INFORMATION

DESCRIPTION

Available for sale is a nicely farmed pistachio orchard located between Pixely and Terra Bella, California. The property features mature Kerman pistachios and irrigation water from Saucelito Irrigation District.

LOCATION

The property is located on the south side of Avenue 88 between Road 192 and Road 208.

LEGAL

Tulare County APN: 319-140-014

ZONING

AE-20

PLANTINGS

The property is planted to Kerman pistachios.

WATER

Irrigation water is provided by Saucelito Irrigation District. The property is located in the Eastern Tule GSA.

SOILS

Flamen loam, 0 to 2 percent slopes

PRICE/TERMS

The asking price is \$868,000.

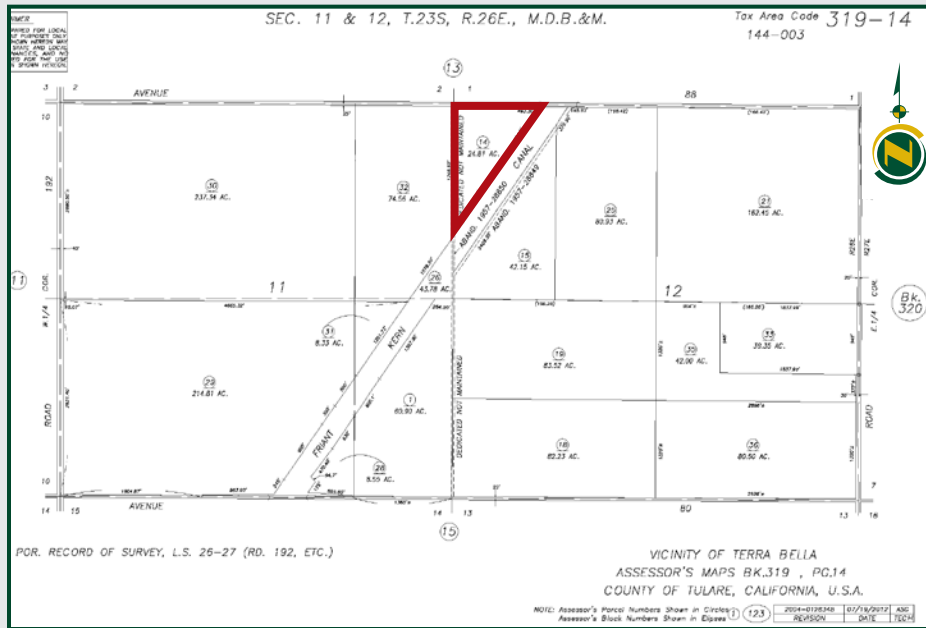


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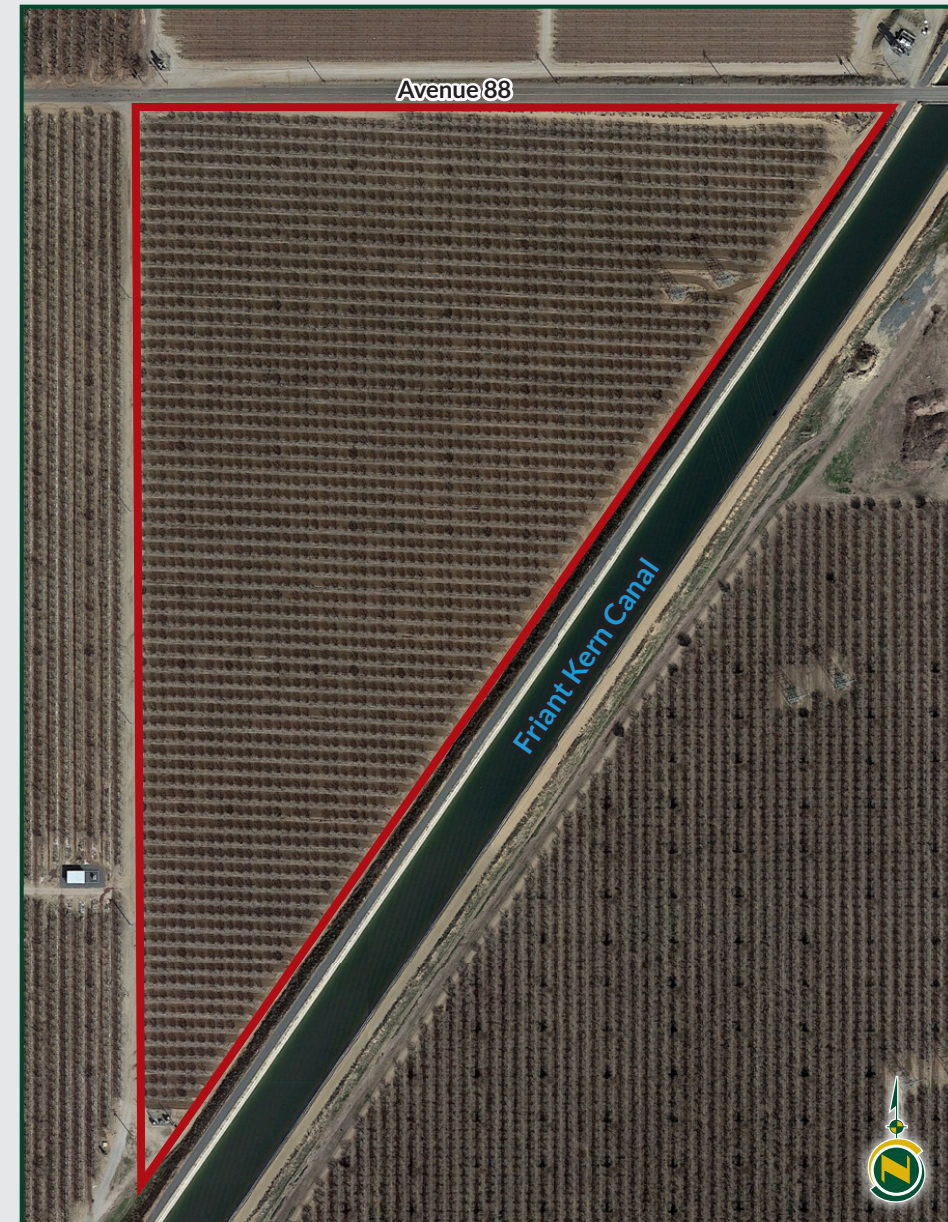
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PARCEL MAP

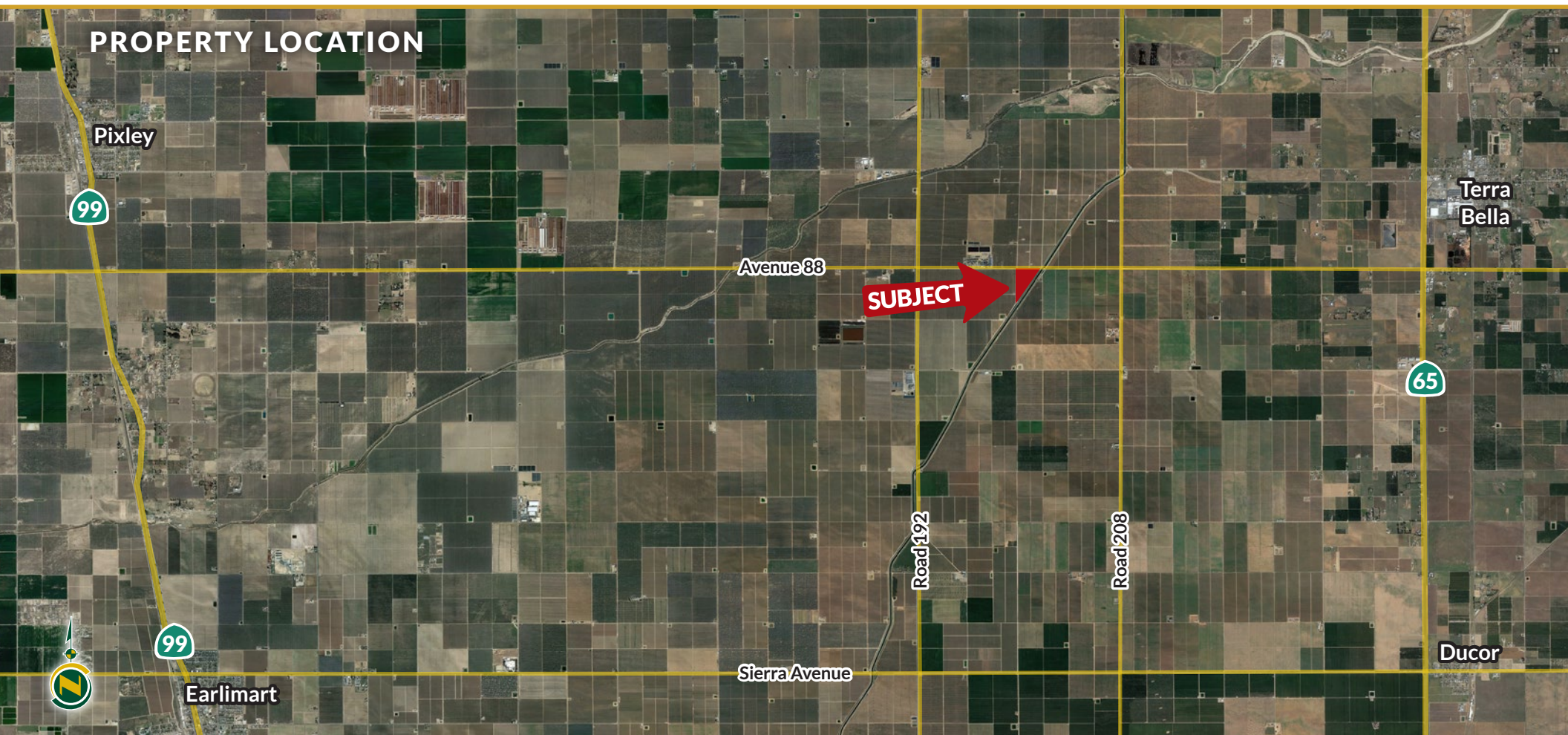


PROPERTY OVERVIEW



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Water Disclosure: The Sustainable Groundwater Management Act (SGMA) was passed in 2014, requiring groundwater basins to be sustainable by 2040. SGMA requires a Groundwater Sustainability Plan (GSP) by 2020. SGMA may limit the amount of well water that may be pumped from underground aquifers. Buyers and tenants to a real estate transaction should consult with their own water attorney; hydrologist; geologist; civil engineer; or other

environmental professional. Additional information is available at: California Department of Water Resources Sustainable Groundwater Management Act Portal - <https://sgma.water.ca.gov/portal/> Telephone Number: (916) 653-5791
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.