



**COLDWELL
BANKER
REALTY**

Karen Sandvig
CALRE#01507450

RANCH 450

Cooperating Broker Fee is 2%

Submit Offers to: Karen.Sandvig@CAMoves.com

**For questions or to schedule a private ranch tour
call: 818-941-7437**

450 Ranch Data Sheet

Total Acres 938.17
Elevation 350'-375'

Breakdown	Acres	Field	Planted	Varieties	Spacing	Irrig
Olives	214.00					Drip
		11	2018	Koroneiki	12'x5'	Drip
		12	2018	Arbequina	12'x5'	Drip
		13	2048	Arbequina	12'x5'	Drip
Open Ground	724.17					

		Yield Lbs/Acre		
Yields	Acres	2021	2022	2023
Olives	328.00	No Harvest		TBD

Solar	1MW
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Water Information	
Well IP-3	Available Upon Request
Well IP-4	
Well IP-8	
Well IP-10	
Well IP-20	

Reservoir #3 - 18 Acre/Ft	75 HP	Booster 1 w/VFD & filter station
	100 HP	Booster 2 w/VFD & filter station
	25 Hp	450 Tail pit with water truck fill & return flood line

KWSD	\$24/AF Utility	\$56/AF State
AEWSD	See Attached	
Surface Water	Yes	

Well Information	Motor Make	Serial #	HP	Pump Make	GPM	Depth
Well IP-3	U.S.	U0975729230001R0001	400	Flowise	2,700	1,430
Well IP-4	U.S.	P-017334399-0001R00-03	300	Peerless	1,618	1,379
Well IP-8: needs liner?				Flowise		1,078
Well IP-10	U.S.	P-07-20083776-0001R00001	500	Flowserve	2,000	791
Well IP-20	U.S.		400	Flowise	3,000	1,500
Total GPM					9,318	

Williamson Act Enrollment	See Below
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Parcel Numbers	Acres	W.A. Enrollment
446-021-01	21.38	No
446-021-02	14.78	Yes
446-021-03	33.08	Yes
446-021-05	125.78	Yes
446-021-08	153.22	Yes
446-021-10	41.57	No
446-021-12	86.53	Yes
446-021-15	41.34	Yes
446-021-17	41.57	Yes
446-022-02	149.41	Yes
446-022-03	149.51	No
446-022-08	80.00	Yes
	938.17	

Improvements	Sq-Ft	Foundation	Frame	Exterior	Roof
None					

East Farm: Ranch 560 & 450 California, AC +/-

