

Widow Valley

Modoc County, California

\$2,900,000 | 1,737.00 Acres

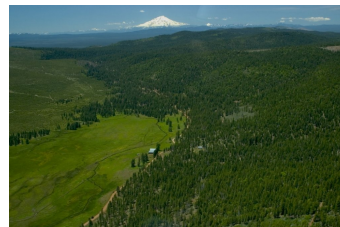
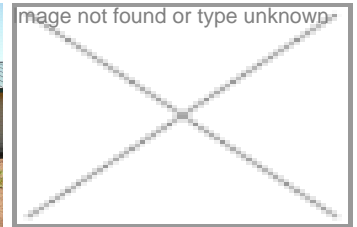
6145 County Road 94
 Lookout, California

This 1737 acre property is located in Northeastern California in Modoc County. The ranch has over 400 irrigated acres with adjudicated water rights and a new 2500 GPM ag well. Adjoining the property is approximately 25,000 acres of private grazing permit ground that the ranch has been leasing. The permit capacity is approximately 1435 AUM's. The deeded ground can run 1200 AUM's and that ...



PROPERTY HIGHLIGHTS

- This 1737acre property is located in Northeastern California in Modoc County. The ranch is in the Big Valley area where the counties of Lassen, Shasta, Siskiyou and Modoc meet. The Valley has four little towns; Adin, Lookout, Bieber and Nubieber. The ranch is about 5 miles from the town of Lookout, 7 miles from Beiber, 9 miles from Nubieber and 17 miles from Adin.
- The 400 + acres of meadows are irrigated and sub-irrigated. The meadows are fence



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