

Crispin Redwood Property

Mendocino County, California

\$999,995 | 160.00 Acres

41500 Crispin Road
 Manchester, California

The property sits at an ideal location along the rugged and beautiful Mendocino coast. The property consists of 160 acres; 20 acres of grassland and 140 acres of timber. Two blue line creeks run through the beautiful property, Spanish Creek and Mill Creek. A charming two bedroom, one bath older victorian home offers a cozy porch, a wood stove and hardwood floors.



PROPERTY HIGHLIGHTS

- Charming older home, large shop and outbuildings
- One parcel zoned TP (timber preserve)
- Spring fed water for home use
- Two blue line creeks; Spanish Creek and Mill Creek
- Awesome view of the Pacific ocean and forest
- NTMP timber harvest plan
- Newer metal shop
- 20 acres of grassland and 140 acres timber:
 Redwood 57% / Douglas Fir 32% / Grand Fir 7%
- Douglas-fir - BFT Volume/AC 4.77 Mbf
- Redwood - BFT Volume/AC 8.40 Mbf



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