

THE  
**BELL**

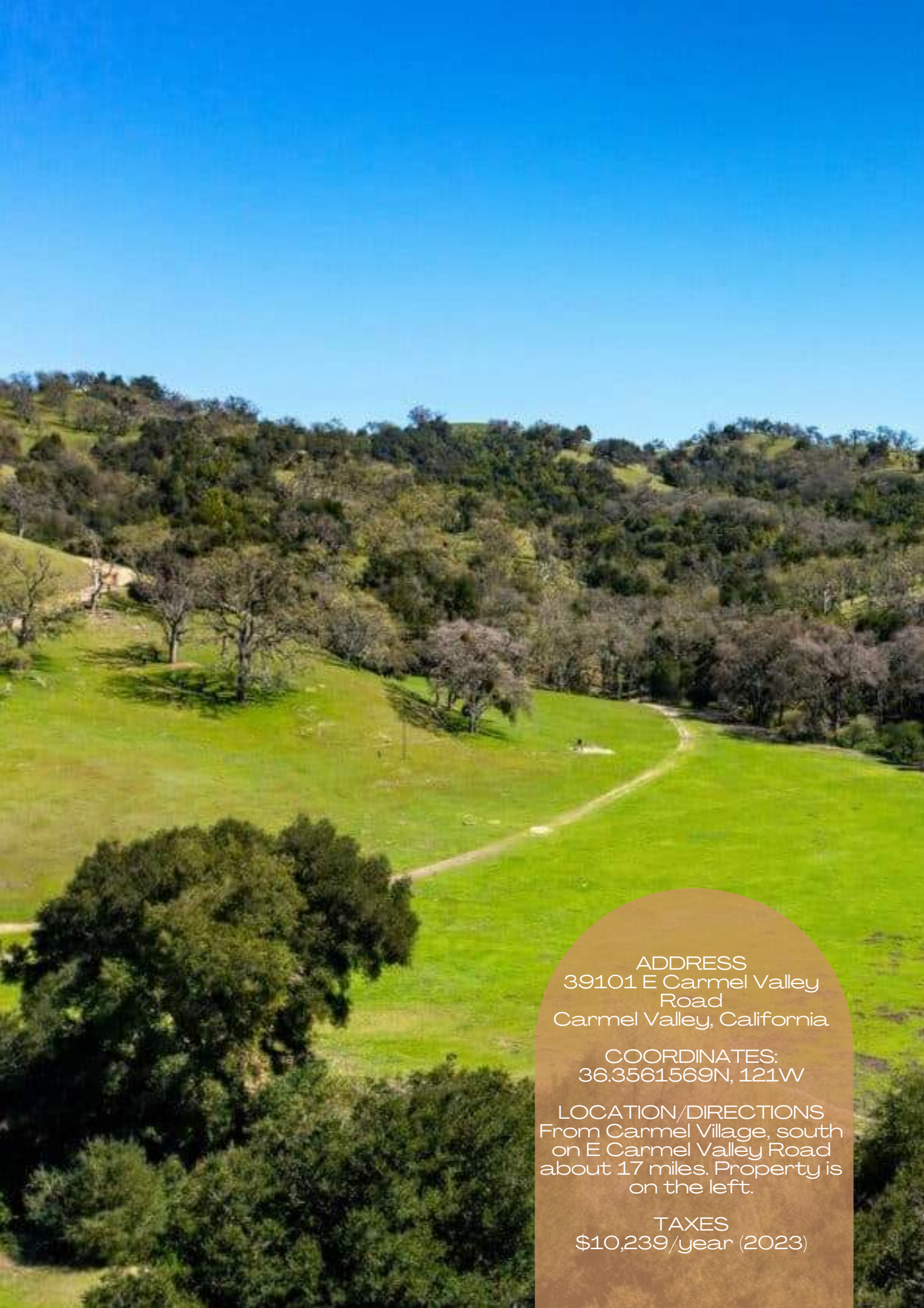
RANCH

IN CARMEL VALLEY



\$5,700,000 | 785+/- Acres | Monterey County





ADDRESS

39101 E Carmel Valley  
Road  
Carmel Valley, California

COORDINATES:

36.3561569N, 121W

LOCATION/DIRECTIONS

From Carmel Village, south  
on E Carmel Valley Road  
about 17 miles. Property is  
on the left.

TAXES

\$10,239/year (2023)





Experience breathtaking scenery from the 785+/- acre Bell Ranch located in the sought-after Carmel Valley. Discover a prime homesite nestled near a tranquil creek and expansive open field.

Previously, 16 acres have been irrigated, making it ideal for crops or irrigated pasture. Benefit from water storage tanks strategically placed on the hillside, enabling the potential for a gravity flow system. Ample space allows for expansion, catering to the preferences of the new owner.

Presently, the property hosts a thriving cattle operation with around 50 mother cows year-round. Stay tuned for an upcoming video showcasing the beauty of this remarkable ranch.

\*The bordering ranch, Paloma Creek Vineyard Ranch, is also for sale. Consists of 222 acres with a 7.5-acre vineyard, smaller cattle operation, and hunting opportunities.

Listed at \$2,600,000. Join the two together for a total of 1007 acres.





## PROPERTY HIGHLIGHTS

Pipe fence corrals and squeeze chutes are set up for the cattle operation.

A water system is in place for several livestock water troughs strategically placed throughout the property.

Fully fenced and cross-fenced. Making this a smooth-working ranch.

There is a homesite with utilities overlooking the pasture or farm ground.

There are several amazing homesites throughout the ranch; the fun will be exploring the property to determine where to drive the first stake.

Plenty of water on the ranch to supply home or homes, and stock water.

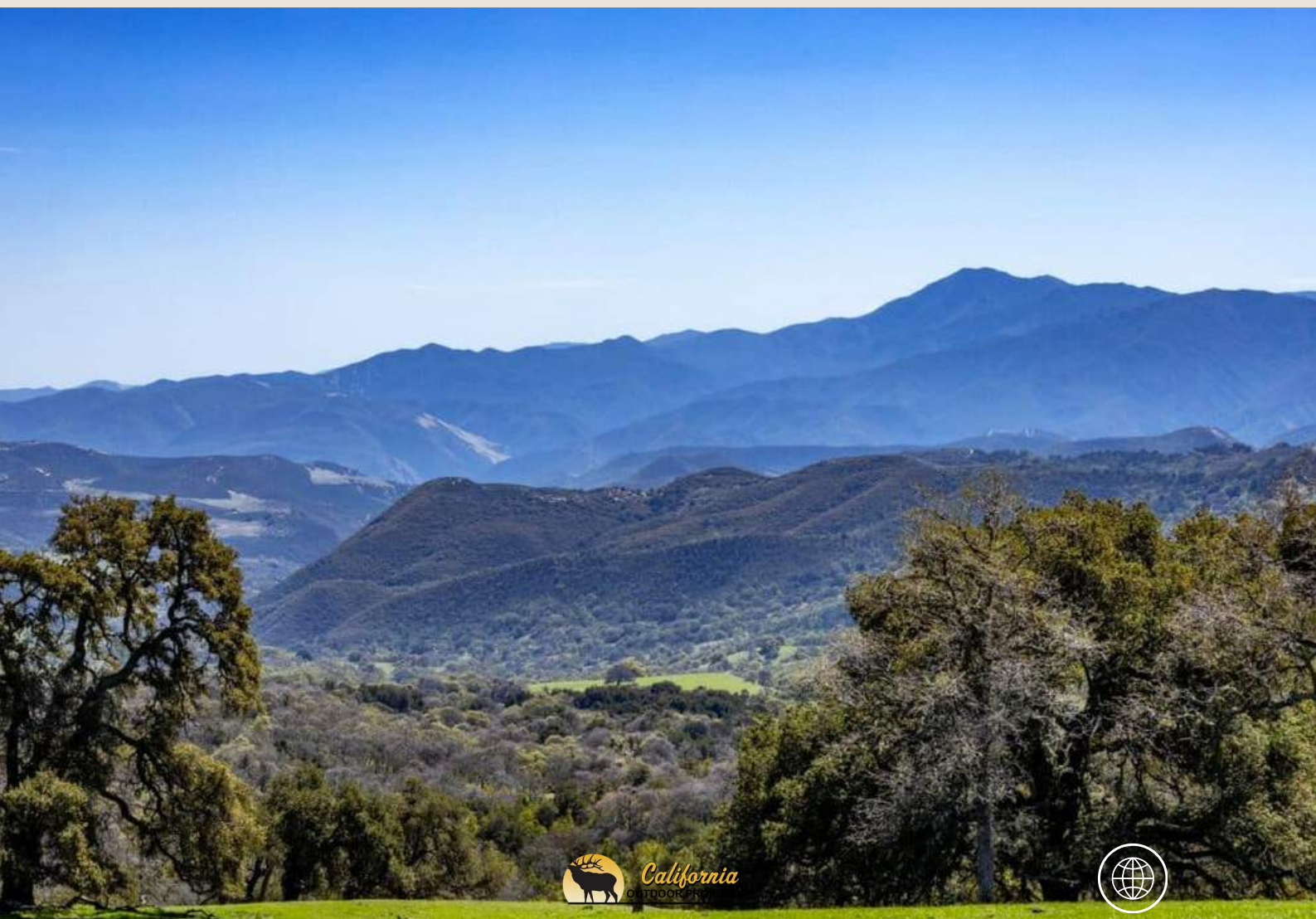
The hunting opportunities are exciting for the avid outdoorsman—black Tail deer, wild boar, turkeys, dove, quail, and wild pigeon.

Finch Creek runs along the west boundary and crosses into the ranch periodically. There are 5 parcels, which are in the Williamson Act.

It is just 28 miles inland from Carmel by the Sea and approximately a 45-minute drive to Monterey Regional Airport.











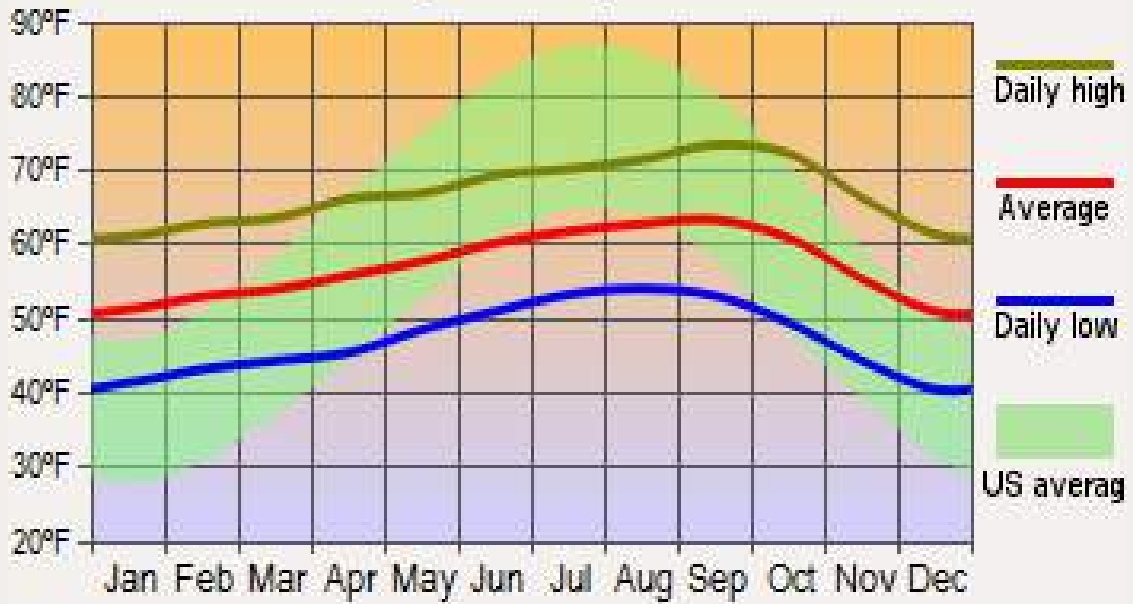






# WEATHER

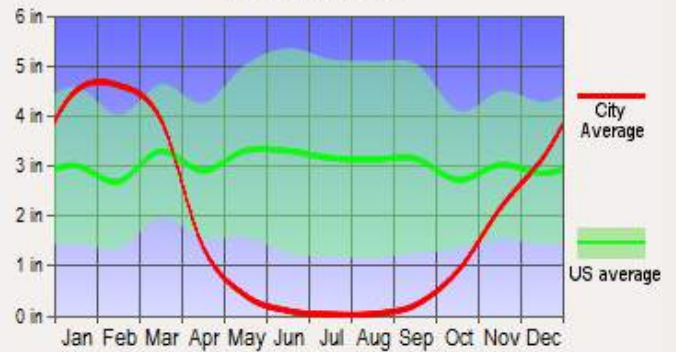
## Average Temperatures



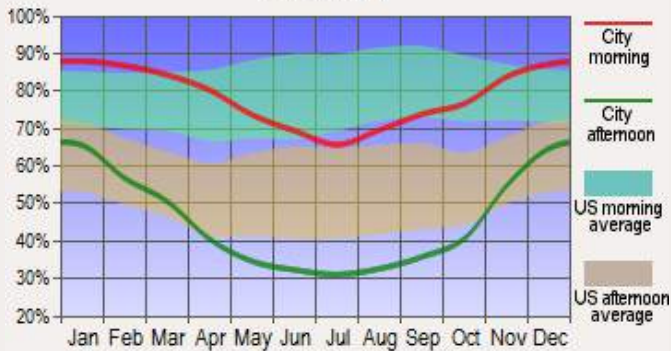
## Wind Speed (mph)



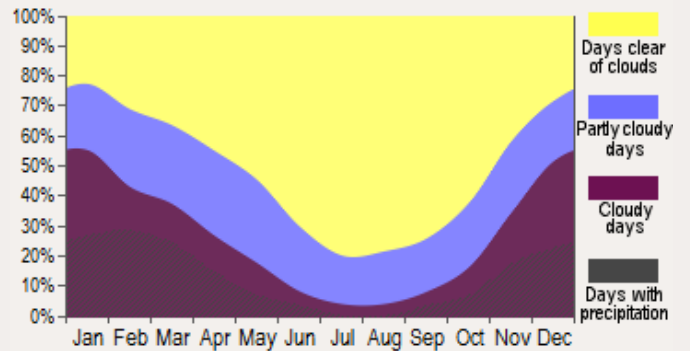
## Precipitation



## Humidity

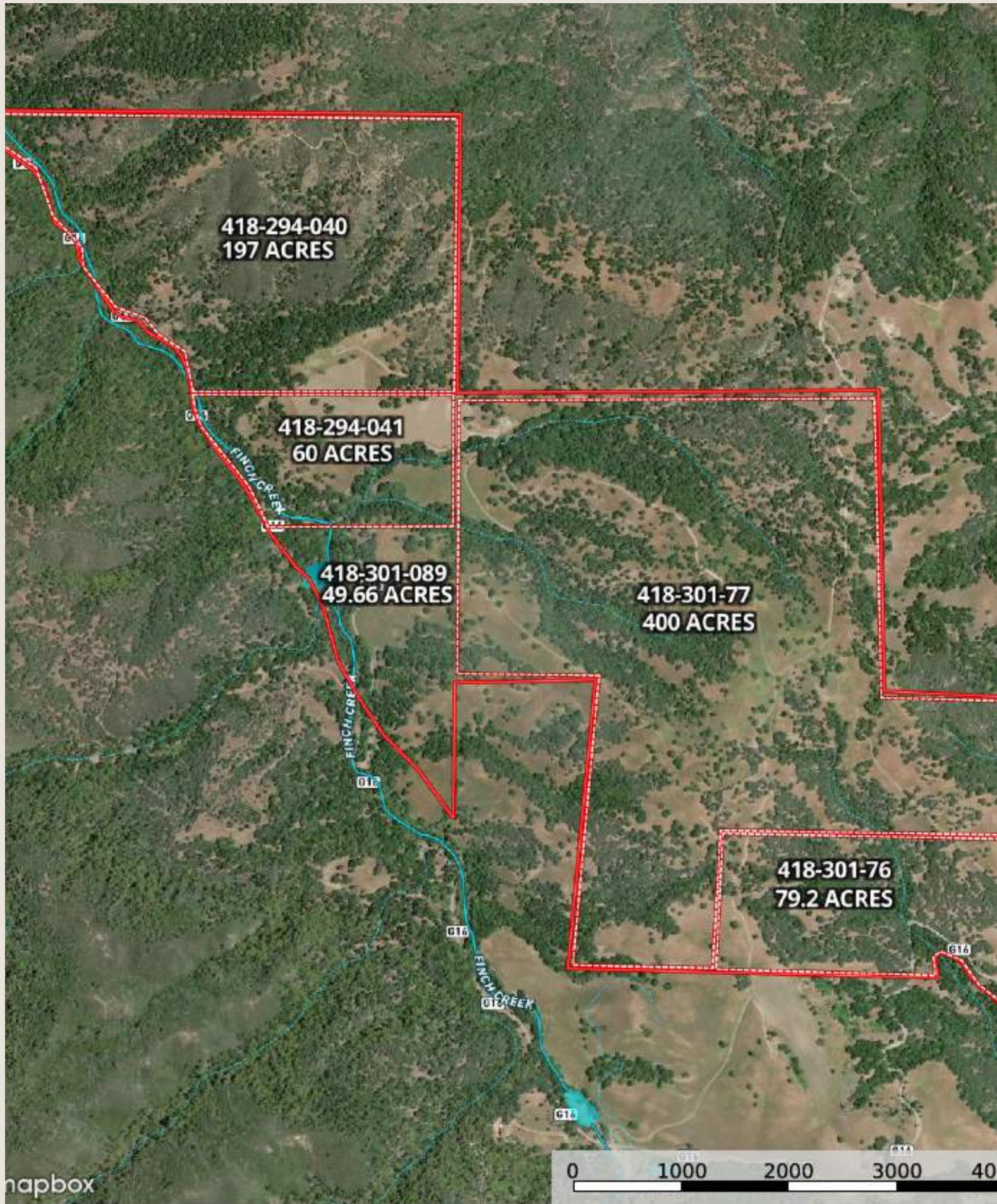


## Cloudy Days

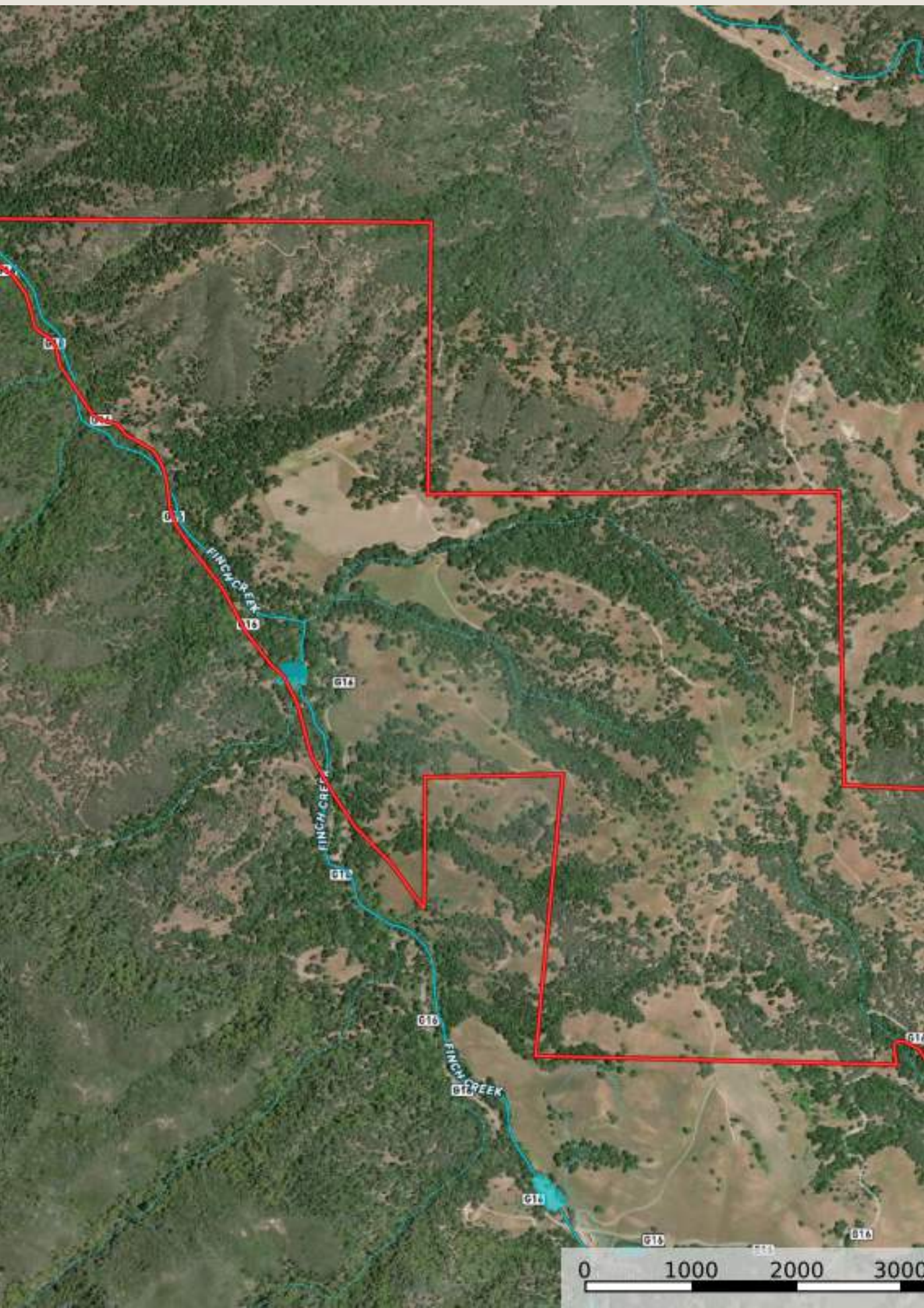




# BELL RANCH BOUNDARY MAP







0.1

FINCH CREEK

0.15

0.10

FINCH CREEK

0.1

0.10

FINCH CREEK

0.1

0.10

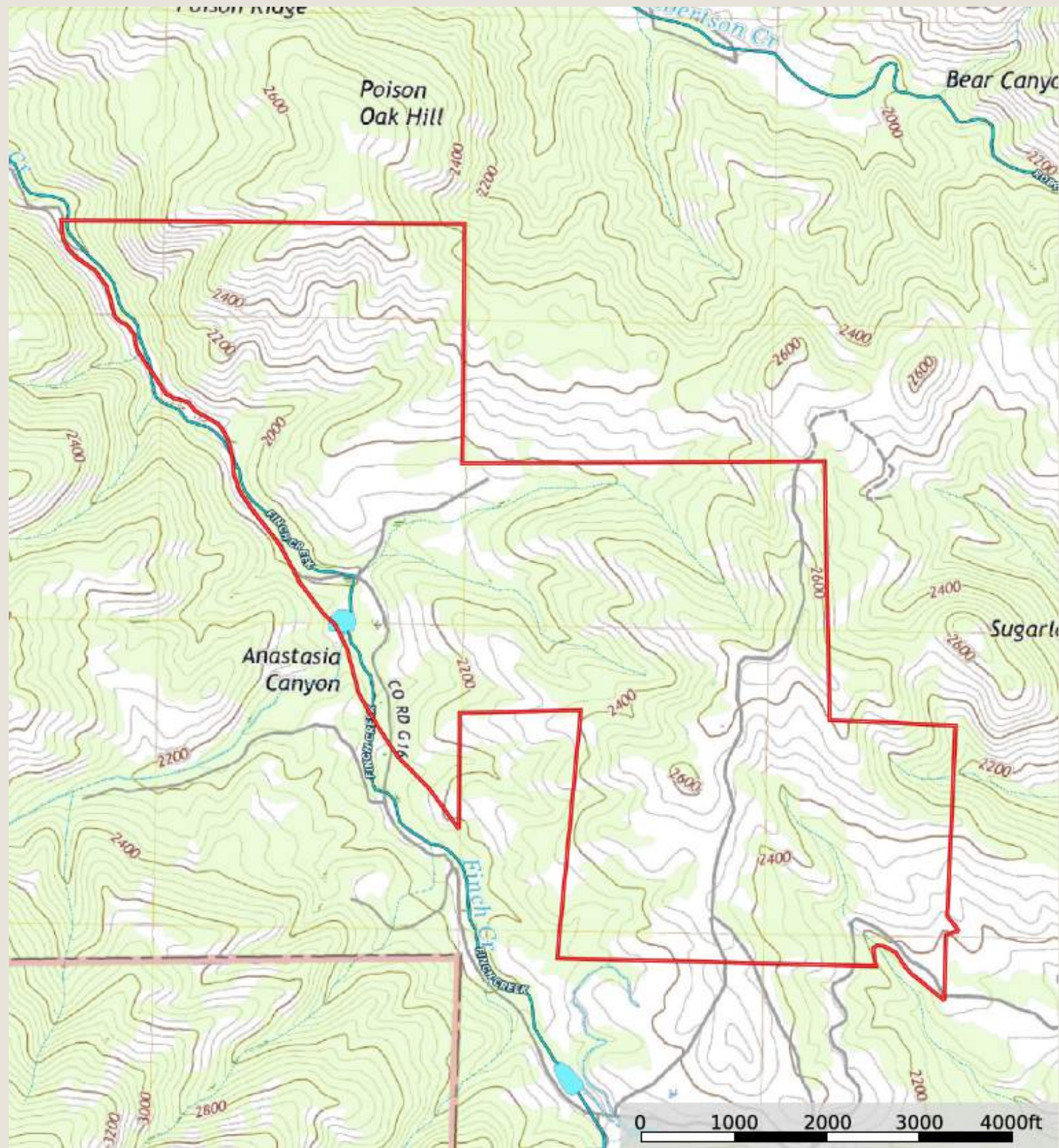
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0.10

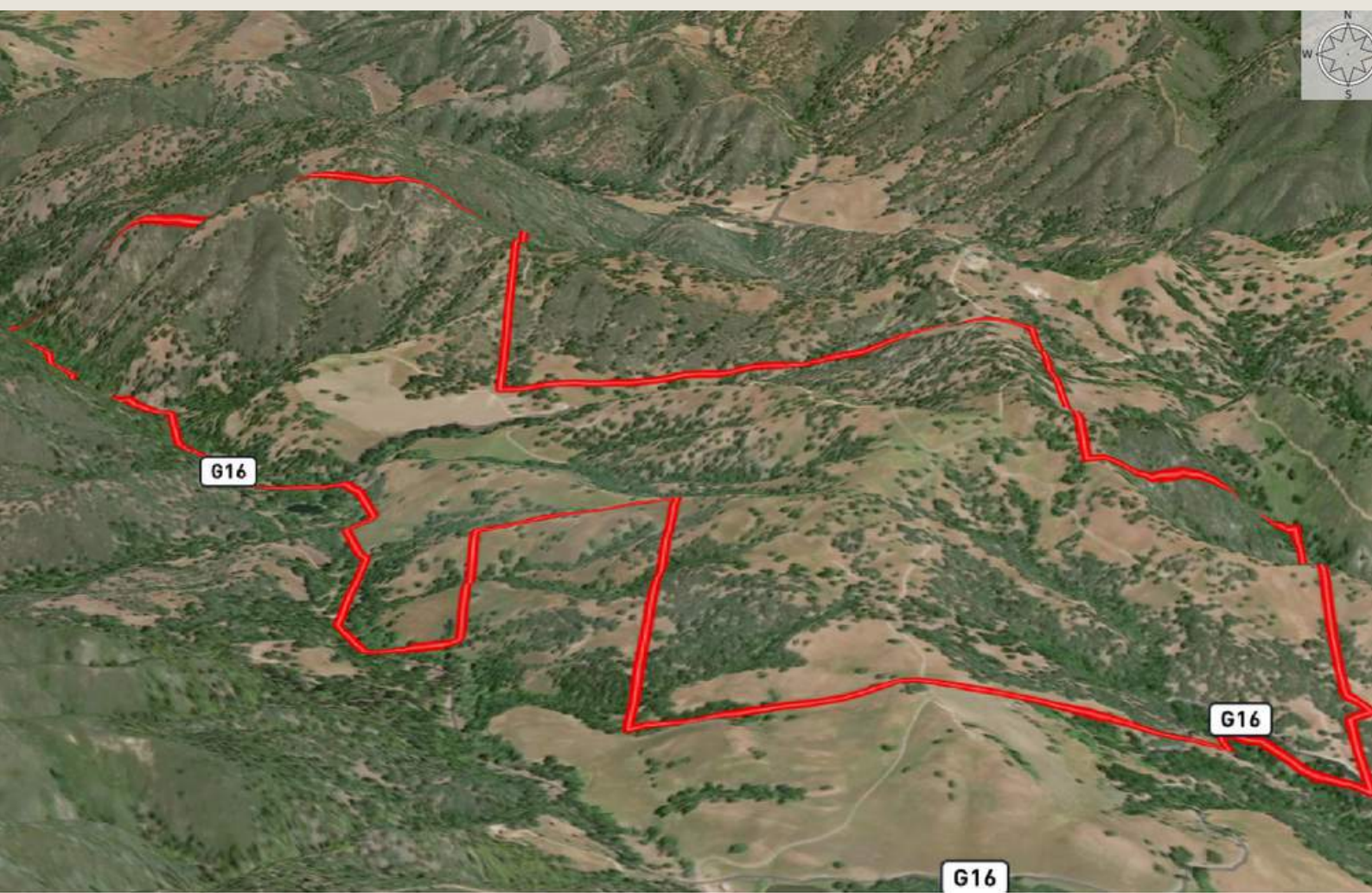
0 1000 2000 3000



# BELL RANCH TOPO MAP







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