



# The Ranch Co.

Agricultural Real Estate Services Since 1965



## Lort Drive: Country Side Estate Parcel

**Acres:** 4.13 Acres

**APN:** 111-080-039

**The Property:** This is a beautiful and quiet country ranch and home site, with breath taking views and an abundance of privacy. Located on Lort Drive just N/E of Visalia and only minutes away from both the cities of Exeter and Visalia.

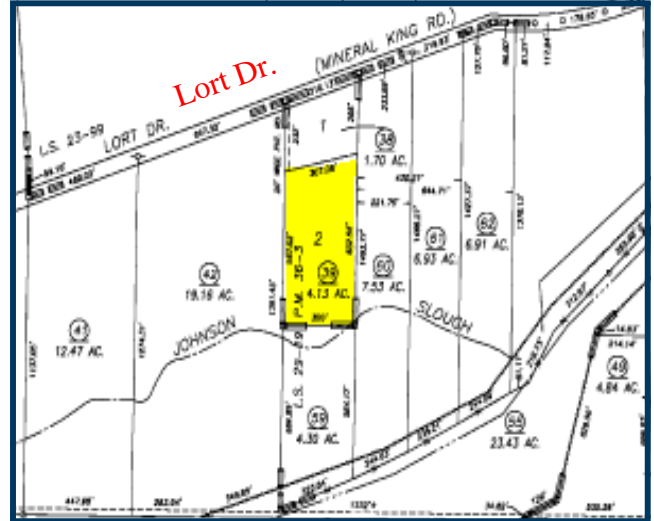
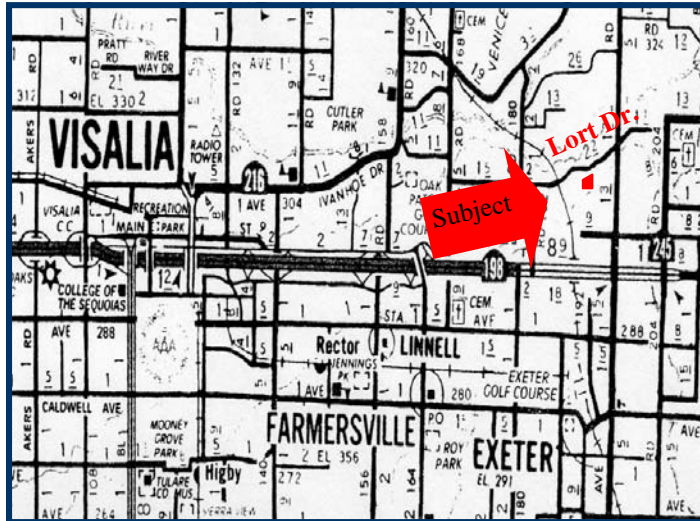
This ranch has some of Tulare Counties finest soils for a large variety of plantings including trees, vineyard, stone fruit, wheat and alfalfa etc., and still have room for a corral or two for cattle and horses.

Water in this area is abundant, with a great deal of underground water and rivers running north and south of the property. Water level in the area is estimated at between 20 and 40 feet, making pumping cost extremely reasonable.

**Directions:** Take Hwy 198 East from Visalia / Make a left (going North) onto Road 182 / travel one mile then make a right on Lort Drive (Mineral King / Ave 304) / Travel 1.10 miles to our sign.

**Price:** \$150,000

S1/2 SEC. 22, T.18S., R26E., M.D.B.&M



*The above information has been obtained from sources deemed reliable, but not guaranteed.*

3449 S. Demaree Suite B • Visalia California 93277 • 559-733-3232 • Fax: 559-733-7965  
8408 North Lander Avenue • Hilmar California 95324 • 209-634-8215 • Fax: 209-634-0765