

**FOR SALE**



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## **Terra Bella Olive Ranch**



**161± Assessed Acres  
Tulare County, California**

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CA BRE #00020875



# Terra Bella Olive Ranch

**161± Assessed Acres**

**\$1,690,500**  
*(\$10,500/ac)*

**DESCRIPTION:**

Available for sale is a 161± acre mature olive ranch located west of the town of Terra Bella. This ranch features multiple varieties of olives, two Ag wells and onsite labor housing.

**LOCATION:**

The property is located on the southeast corner of Avenue 95 and Road 224 near Terra Bella, California.

**LEGAL:**

Tulare County APN: 320-060-013, 036 & 037, 320-070-003, 004, & 020.  
Zoning: AE-10  
The property is not under the Williamson Act Contract.

**WATER:**

The property has two irrigation wells. Water is provided primarily by the 100± HP electric turbine pump and well. There is a second well and 75± HP pump. There are also two domestic pumps and wells for the houses.

**PLANTINGS:**

The ranch is fully planted to mature olives on 30 foot rows. The varieties include Manzanilla, Mission, Ascolano, Sevillano and Nevadillo.

**BUILDINGS:**

There are two labor homes, one located on the south side of Ave 95 and the second on the east side of the ranch north of Avenue 88.

**SOILS:**

Centerville Clay, 0 to 2% slopes.  
Exeter Loam, 0 to 2% slopes.

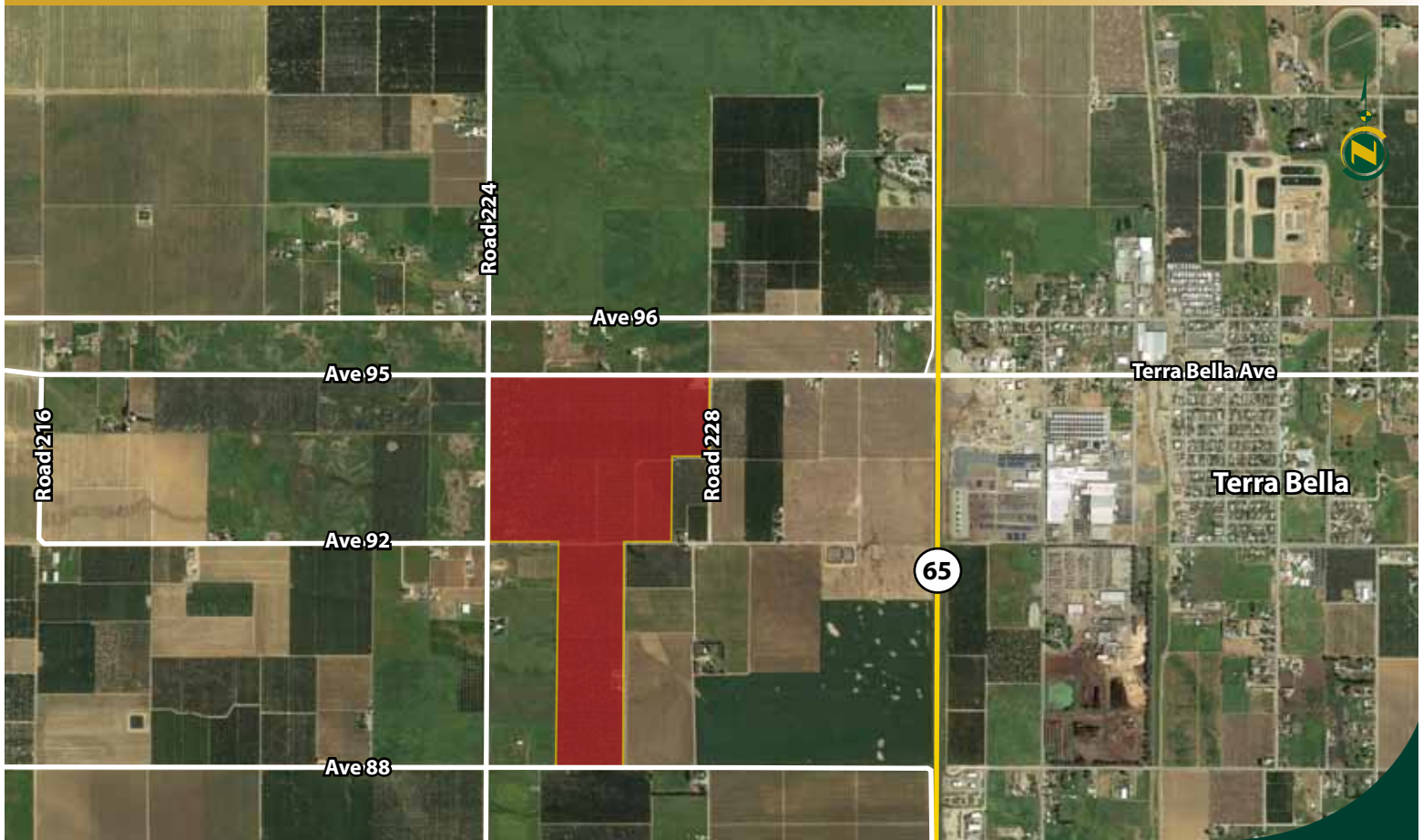
**PRICE/TERMS:**

The asking price is \$1,690,500.

# ASSESSOR'S PARCEL MAP



# AERIAL MAP





# LOCATION MAP



# REGIONAL MAP



We believe the information contained herein to be correct. It is obtained from sources which we regard as reliable, but we assume no liability for errors or omissions. Policy on cooperation: All real estate licensees are invited to offer this property to prospective buyers. Do not offer to other agents without prior approval.

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