Listing ID: San Luis Obispo #5438

Description:

A unique opportunity is now available, utilizing the Rolling Western Hills of Paso Robles. This 40 Acre Parcel, zoned AG, has 30+ Acres available in a unique area that experiences warm/hot days in Summer and much cooler evenings. The rolling hills are gradual and easily accessible. Roadways will be maintained to provide easy access to crops.

The water, aquifer, is fed from the Adalaide Region and sits just southwest of Camp Roperts along the Santa Lucia Mountain Range.

**Current Use of Property:** Orchard; Vineyard

**Current farming practices on property:** Organic; Conventional; Dry Farming

**Building and Infrastructure:** N/Z

**Available farm machinery, if any:** Tractor and implements on property, and will be used to maintain 16’ access roads/driveway.

**Known Environmental Hazards:** Aware of none.

**Acres Available for Lease or Purchase:** 30

**County:** San Luis Obispo

**Land Suitable For:** Cattle (beef); Orchard; Pasture; Vineyard

**Land is fenced:** Yes

**Landowner's preferred business arrangement:** Lease; Cropshare

**Soil Quality and Type:** Cattle (beef); Orchard; Pasture; Vineyard

**Currently Living on Farm:** Yes

**Landowner is willing to advise or mentor the tenant farmer:** Yes