



Valley Real Estate

Agricultural Real Estate Services

Alpaugh - 20 Acres

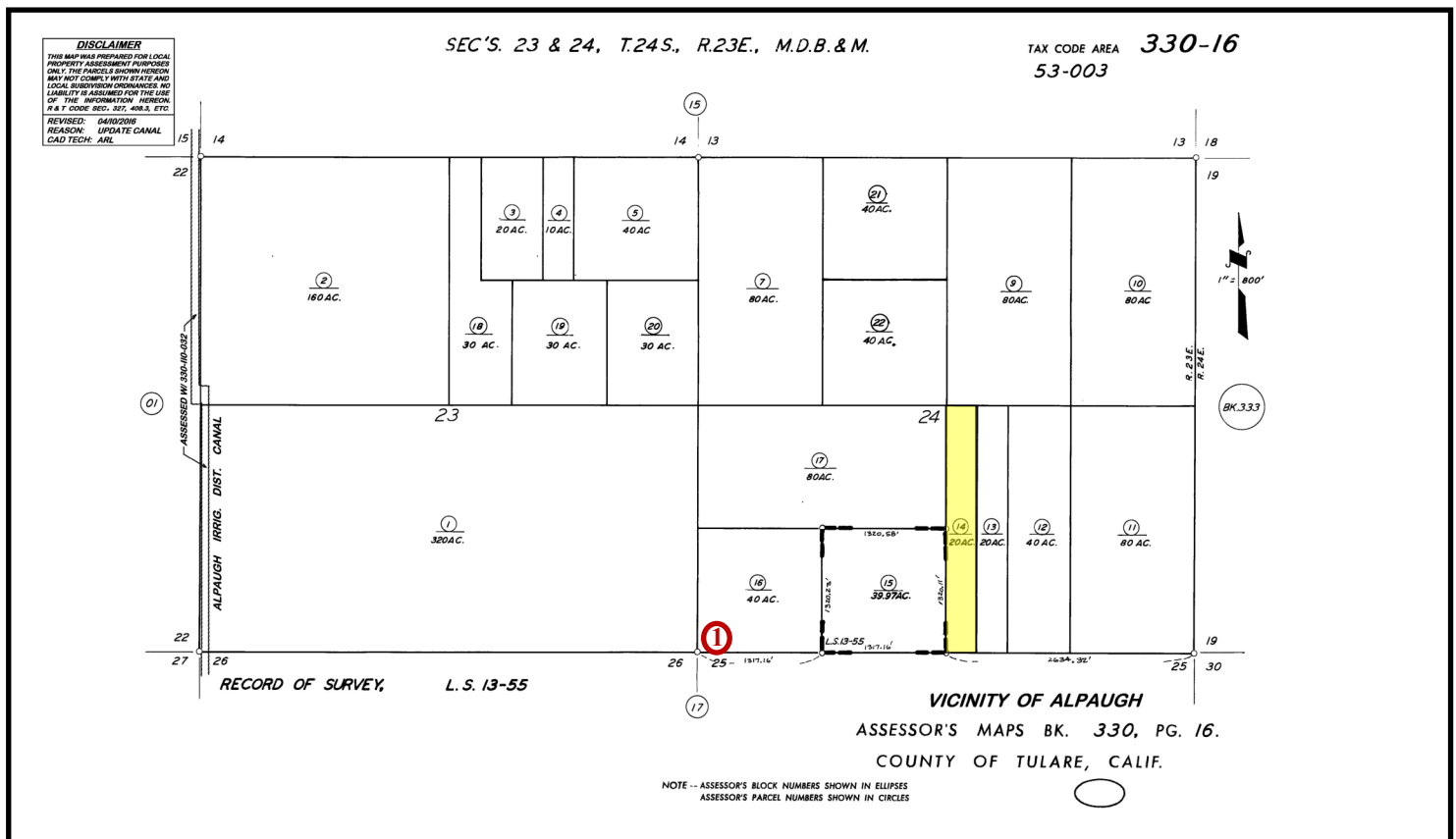
Acreage:	20 Acres
APN:	330-160-014
Location:	2.75 miles Southeast from the City of Alpaugh NOTE: The address of the home located just west of this parcel is: 1601 Road 80, Alpaugh, CA 93201 - THIS HOME IS NOT INCLUDED WITH THE PROPERTY
District Water:	This property is not within the Alpaugh Water District
Topography:	Flat
Williamson Act:	This parcel is not in the Ag Preserve
Soil:	Gareck-Garces association, 0 to 2 percent slopes - Class 2 Lethent silt loam, 0 to 1 percent slopes, MLRA 17 - Class 3
Zoning:	AE-40
County Use:	Pasture, Meadow
Asking Price:	\$37,000 (\$1,850 per acre)

Above information has been obtained from sources deemed reliable but not guaranteed, including but not limited to: Water Availability and ingress/egress to the subject property. California's Sustainable Groundwater Management Act (SGMA), requires Governments and Water Agencies to halt overdraft and bring groundwater basins into balanced levels of pumping/recharge within 20 years of implementation of Groundwater Sustainability Plans (GSP's). SGMA practices may affect this property.

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Property Parcel Map



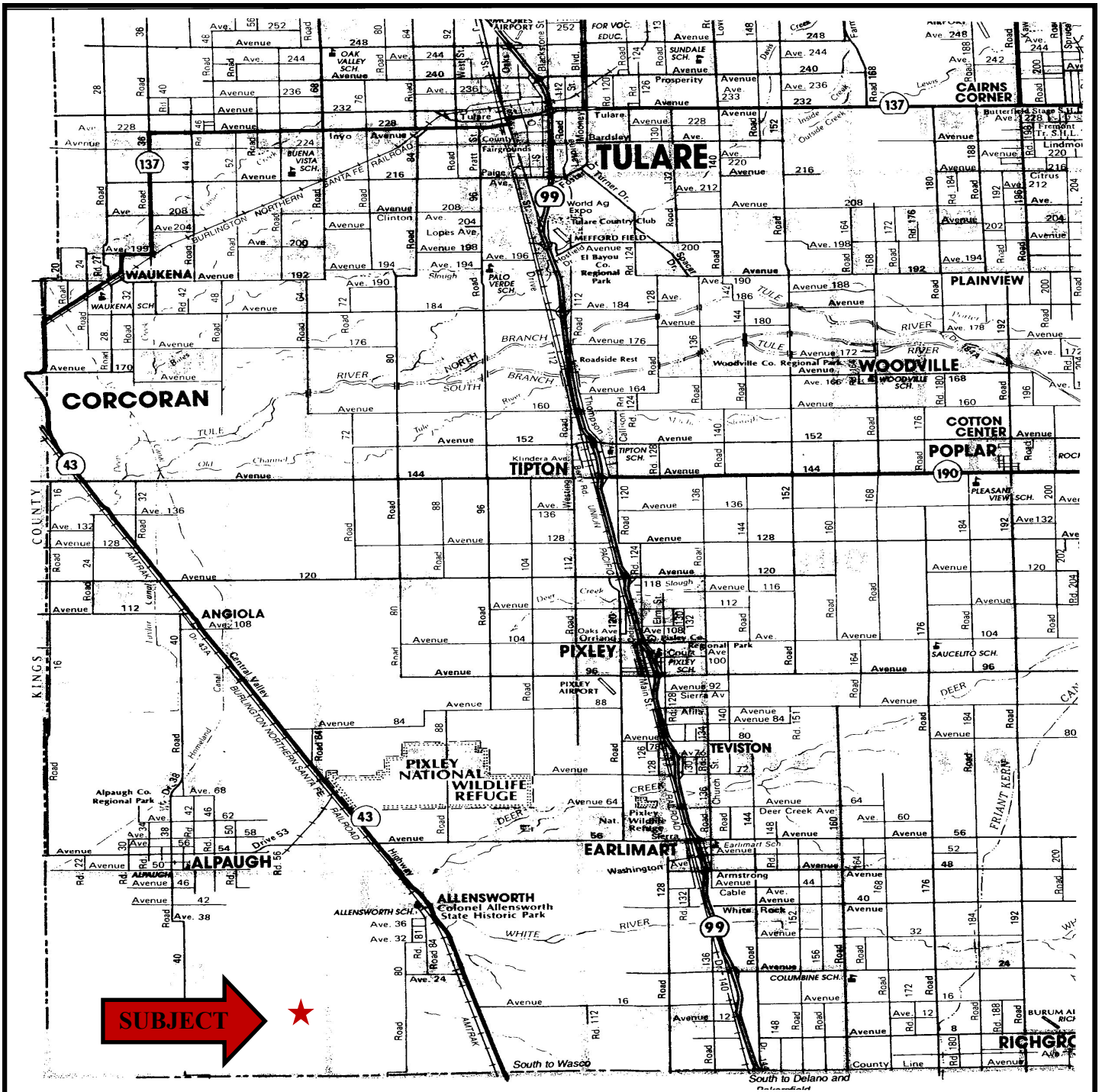
Note:

- ① The address of this home (which is not included with the property) is:
1601 Road 80, Alpaugh, CA 93201

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Location of Property



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Aerial Photo of Property



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