



**SCHUIL**  
AG REAL ESTATE



## **+/-97.5 Acres – Open Ground – Hanford, CA**

Hanford, CA 93230, USA • 97.5 Acres

CalBRE: 00845607

Schuil Ag Real Estate

559-734-1700 • [www.schuil.com](http://www.schuil.com)

## LOCATION:

Property is located on the southwest corner of Fargo Ave and 15th Ave in west Hanford, CA.

## SIZE:

+/-97.5 Assessed Acres

## LAND USAGE:

Property is open farmland in a row-crop rotation of corn and wheat.

## WATER :

Property has one (1) well and receives Last Chance Water District surface water. It is improved with a district turnout and lift pump.

## SOIL :

See 'Soil Map' and 'Soil Description' for details.

## LEGAL:

Kings County APN: 005-080-005

GROUNDWATER  
DISCLOSURE :

Sustainable Groundwater Management Act (SGMA) requires groundwater basins to be sustainable by 2040. SGMA may limit ground water pumping. For more information, please visit the SGMA website at

<https://water.ca.gov/programs/groundwater-management/sgma-groundwater-management>.

**The Buyer is responsible for conducting their own research to verify all information related to groundwater and surface water resources, including availability, usage rights, and potential restrictions.**

## REMARKS:

Historically planted to high-yielding crops such as alfalfa, corn, and wheat, the ranch is well-suited for continued row crop production or redevelopment.

Property can be purchased with the following nearby ranches:

[+/-198.20 Acres – Open Ground – Hanford, CA](#)

[+/-200 Acres – Open Ground – Hanford, CA](#)

## PRICE:

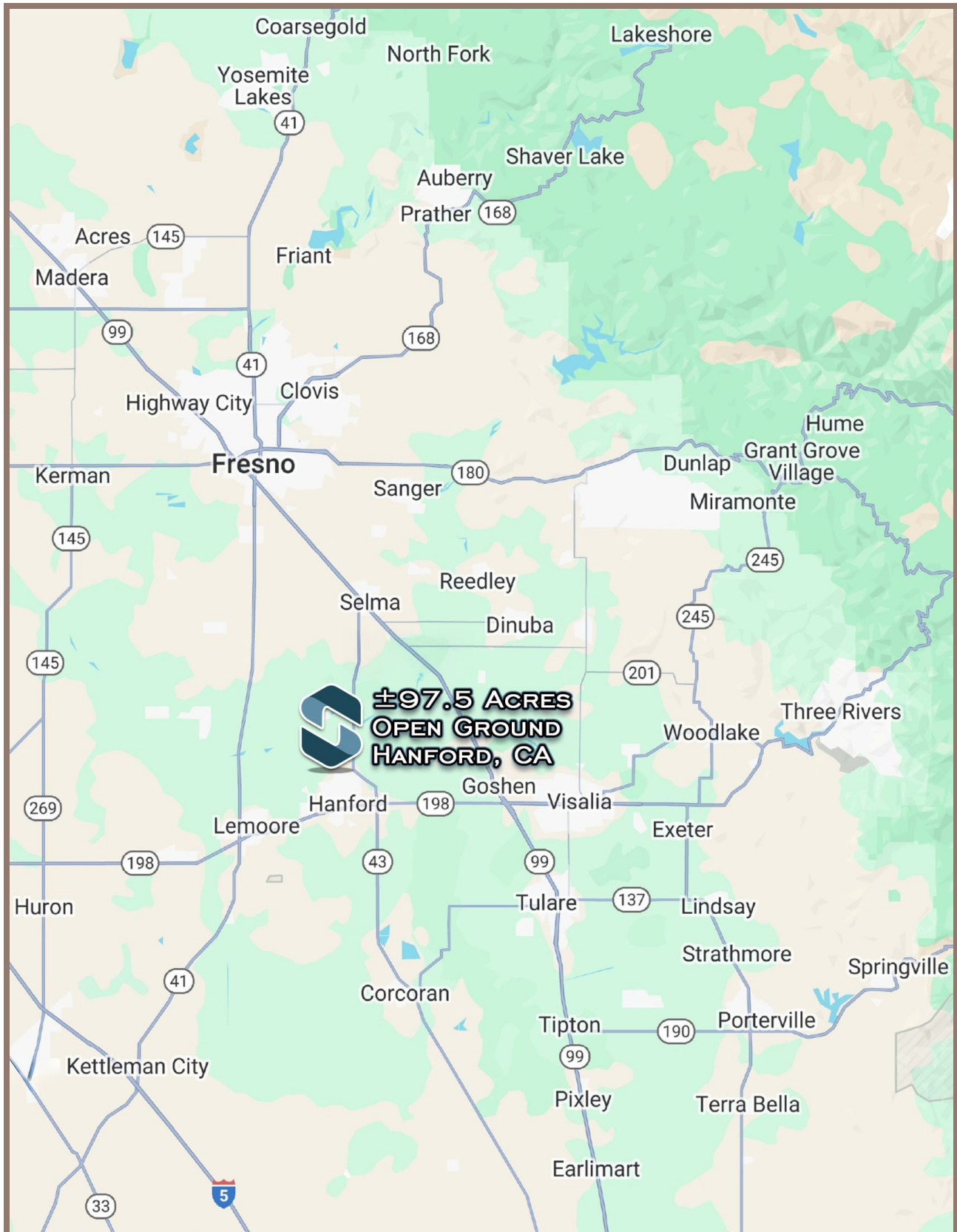
**\$1,901,250 (+/- \$19,500 per acre)**

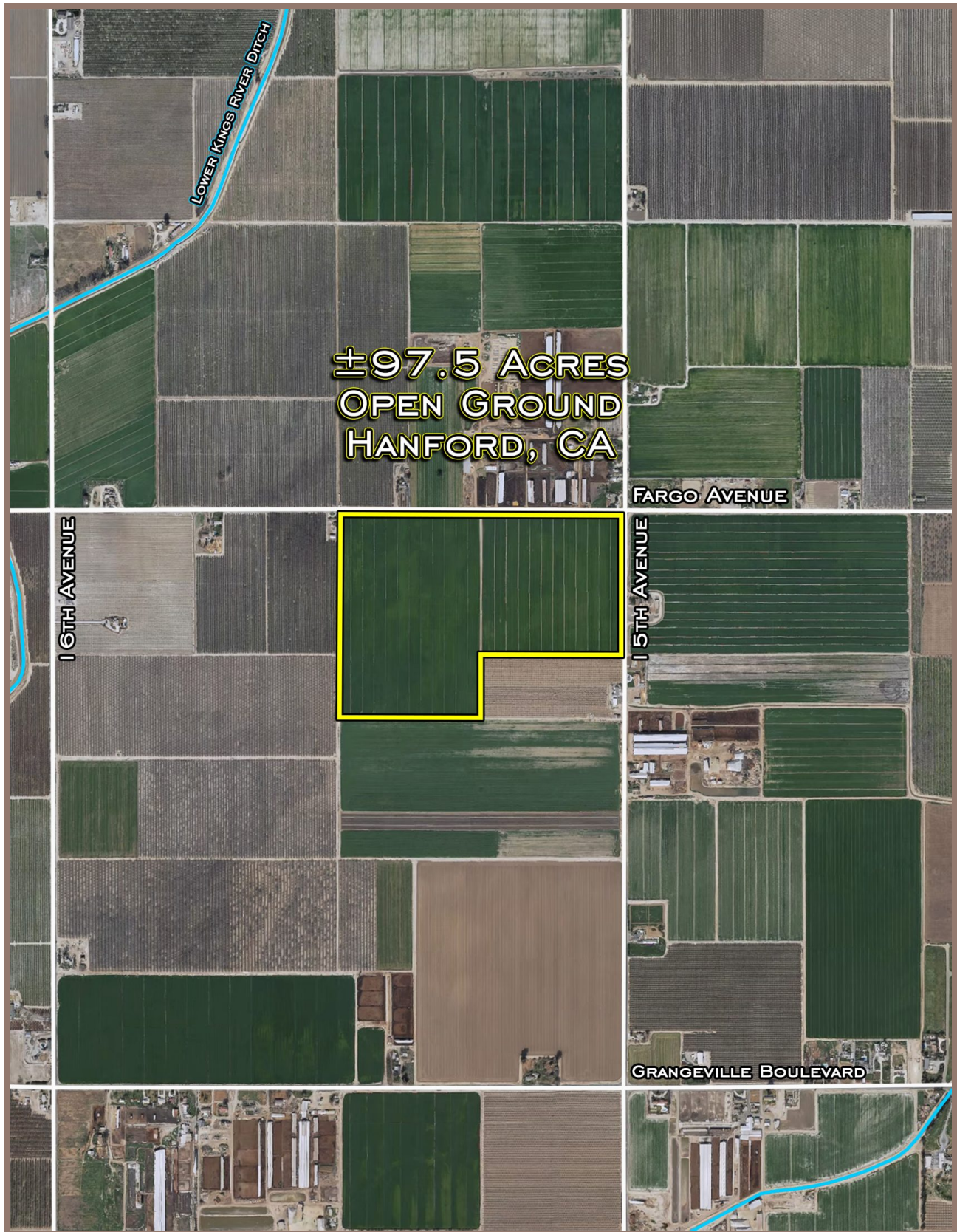
## CONTACT:

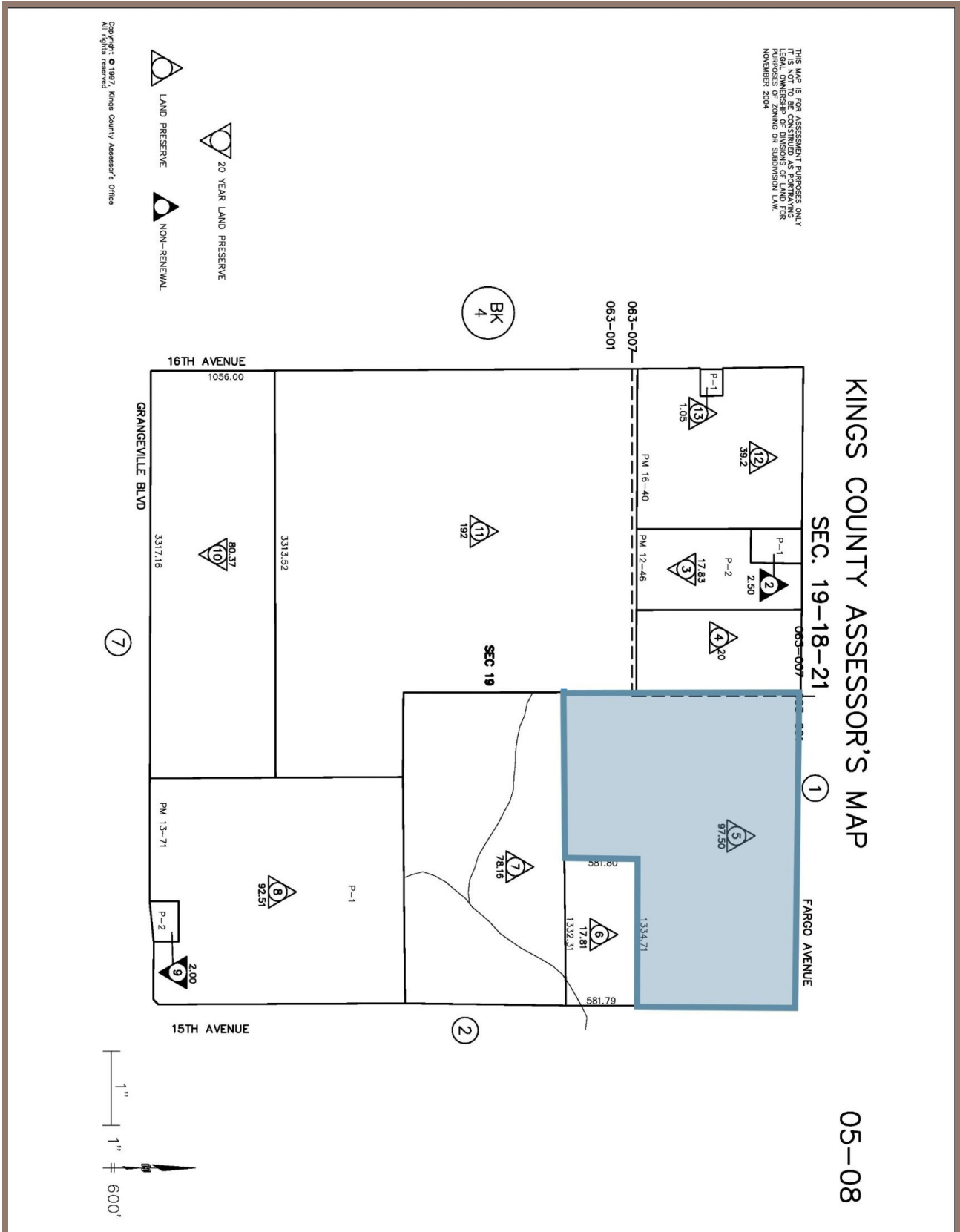
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California Revised Storie Index (CA)—Kings County, California

## California Revised Storie Index (CA)

| Map unit symbol                    | Map unit name                       | Rating              | Component name (percent) | Acres in AOI | Percent of AOI |
|------------------------------------|-------------------------------------|---------------------|--------------------------|--------------|----------------|
| 148                                | Nord fine sandy loam, saline-alkali | Grade 1 - Excellent | Nord (85%)               | 66.1         | 69.6%          |
| 149                                | Nord complex                        | Grade 1 - Excellent | Nord (50%)               | 28.9         | 30.4%          |
| <b>Totals for Area of Interest</b> |                                     |                     |                          | <b>94.9</b>  | <b>100.0%</b>  |

