

## River Run Ranch

Siskiyou County, California

\$674,500 | 81.80 Acres

3240 Montague-Grenada Rd.  
Montague, California

Presenting the River Run Ranch, Shasta Valley, CA! 81.8 +/- acre Siskiyou County ranch, with approximately 60 acres of irrigated ground, a nice 3bed/2.5 bath home, horse barn, beautiful views and Shasta River frontage!



### PROPERTY HIGHLIGHTS

- Custom, nearly 2,000sf, 3 bed, 2.5 bath Home, built in 1991 – Beam ceilings, beautiful views out of most windows, nice deck, landscaped, with Attached Two Car Garage
- Irrigated Pastures
- Currently Running 60+/- Head
- Large Pond, Shasta River Frontage
- Barn & Pipe Pens, Easily Set Up for Horses
- Well, Septic, Power, Hardwired Phone Lines, Good Cell Reception
- 15 Minutes from Shasta Valley Wildlife Refuge
- Tulelake Wildlife R



**AMY FRIEND**  
Real Estate Agent  
BRE# 01328922  
Office: (530) 598-5336  
Cell: (530) 518-6416  
[amy@amyfriend.com](mailto:amy@amyfriend.com)



**KATHY HAYDEN**  
Real Estate Agent  
BRE# 01081339  
Office: (530) 598-5336  
Cell: (530) 598-5336  
[RanchRE@yahoo.com](mailto:RanchRE@yahoo.com)