

## Baggenstos Land

California

\$675,000 | 115.60 Acres

46000 Highway 49  
 California

115 acres of gorgeous forest land at about 5400' elevation! The large trees in this mixed pine forest are breathtaking. This would make a great retreat for people who love pristine horseback rides in the mountains. Borders state and federal land.



### PROPERTY HIGHLIGHTS

- This property includes 40 acres of grassy meadow that would allow for summer grazing of perhaps 25 AU.
- Gorgeous huge pine, cedar, and fir surround the pristine meadows.
- Year round flowing Turner Creek rushes along the western edge and another small creek meanders through the property running into a small pond by an older park model-type "cabin."
- Spring-fed well and septic are already there. Wildlife abounds as you might imagine with large



**SCOTT ULCH**  
 Real Estate Agent  
 BRE# 01382010  
 Office: (775) 424-1952  
 Cell: (775) 240-3668  
[scottulch@sbcglobal.net](mailto:scottulch@sbcglobal.net)



**MARLENE BOGGS**  
 Broker Associate  
 BRE# 01139616  
 Cell: (530) 412-2897  
[marleneboggs@gmail.com](mailto:marleneboggs@gmail.com)