

Omira Ranch

Lassen County, California

\$299,000 | 49.06 Acres

428-240 Constantia Road
Doyle, California

Run a few head of cows and/or horses, raise a nice crop of hay, and live the ranch dream in a spectacular almost 50 acre setting just 40 miles from Reno! The home is an older mfg but is really cute and comfortable with a brand new covered patio, a yard shaded by huge trees and a fabulous panoramic view.



PROPERTY HIGHLIGHTS

- 49.6 acres, 8 of which can be planted into alfalfa or other hay crop.
- 8 acres are irrigated through July from reservoir located above ranch on BLM land. After July irrigation will probably need to be from the domestic well (210' deep, 56 gpm)
- Balance of land is sub-irrigated riparian water originating on the property.
- Historic grazing allows for 15 cow/calf pairs 6 months or 10 months with some feeding.
- There is a nice 40' x 60' barn/s



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