



List Price: \$225,000

Status: Active

MLS #: 090890

Property Type: Unimproved Land

Spec: Private owner

Address: 000 Baker Riley
Mountain Ranch, CA 95246

DOM: 93

Cross Street: Jesus Maria

Subdivision:

Area: 11 - Mt. Ranch, RR Flat, Sheep

Lot #: parcel 2

Subdivision Unit:

APN #: 020-009-061-

Bond: Yes

Road Frontage: 0

Leased: No

PERCD: No

PERC in List Office: No

Electricity: Yes

Cable: No

Telephone: Yes

Fencing: None

Sewer: Needs Septic

Water: Needs Well

Gas- Propane: No

Gas - Natural: No

Construction Lic #:

School District: Calaveras

Zoning: U - Unclassified

Survey: Yes

Directions: Railroad Flat Rd to Jesus Maria rd., then left on Baker Riley Way, continue to the red Stark Realty arrow on the right and turn right, follow gravel road around to left and down to Deer x-ing sign.

Elevation: 0

Acreage: 40.060

Lot Description: Other

Landscaping: No

Ag Pres.: No

Driveway: Gentle Down, Gentle-Up, Level

Road Type: Dirt, Gravel, Paved

Terrain: Varied

Longitude: ..

Latitude: ..

Homeowner's Dues: None

Dues Amount: \$0

Dues Frequency: None

Dues Include: None

Public Description: 40 beautiful acres of land that is easy to access, quiet and private. Trails throughout. The property has scenic views and many build-able areas. There is a seasonal creek running through the property with lots of beautiful trees throughout. Another special feature is that it borders 80 acres of government BLM land on the north side, which is also open to recreational use by those who can access it. Power and Telephone already on property

Prepared By: SCOTT BUR

DRE #: 01301866

STARK REALTY (ASSN&MLS)

(209) 754-3232

Prepared from Calaveras County MLS.