

PRITCHARD SUMNER RANCH

8,525± ACRES | \$9,995,000 | SHANDON, CALIFORNIA



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RANCH REAL ESTATE

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PRITCHARD SUMNER

- RANCH - 8050 Bitterwater Road | Shandon, California 93446



THE FACTS

- Historic 8,525± acre cattle and recreational ranch first homesteaded in the 1860s and owned by the same family for over 150 years.
- Seasonal elk, deer, quail, dove and rabbits can be hunted plus recreational advantages such as hiking, mountain biking, four wheeling and horseback riding.
- Private, secluded ranch situated in Kern and San Luis Obispo Counties
- Entire Ranch is under Williamson Act Contract and 800± acres are in CRP contract.
- Improvements include recently remodeled 3 bedroom/1 bathroom main home, a metal pole barn, equipment shed, fencing and all-weather ranch roads.
- Turn-key cattle operation includes new set of corrals and loading chute, 60-foot truck scale and troughs sprinkled throughout.
- Water supplied via two wells, three stock ponds, pipeline throughout and includes 80,000 gallons of water storage.



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