



**13565 S De Wolf Ave Selma, CA 93662-9440**

**\$2,817,070**

Great opportunity to own a large piece of farm ground with two sources of water. Property is located in CID water district and receives water. Consisting of 55 +/- irrigated acres, planted with Thompson seedless, 22 +/- acres open ground, 3 bed 2 bath house, 40x40 metal shop, wood barn and irrigation pond. The vineyard was planted in 1960 and is still a good producing vineyard. Single 30 HP pump with sand filters. Do not miss this opportunity to own a great piece of land with dual sources of water.

**Directions:** Head south down the 99 FWY. Take Mountain View exit and head west to DeWolf Ave. Head south on DeWolf and the property will be on the West side of the street.

ML#:592599		Cross Street	Mountain View Ave
Property Type	Farm	County	Fresno
Property Subtype	Vineyard	School District	Selma
APN	38510112S	High School	Selma
Lot Sq Ft (approx)	3361960	Junior High School	Lincoln
	77.1800	Grade School	Terry
Price/Acre	36,500.00		

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April 2023



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U.S. Patent 6,910,045



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