

24398 Blossom Road, Thornton, CA, Walnut & Wine Grape Offering

Thornton
24398 Blossom Rd, Thornton, CA, USA
236.0 Acres
\$5,900,000.00



Reni Della Maggiore, Inc.

Reni Della Maggiore

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Legend

 Boundary

Description

Flood Irrigated Chandler Walnuts on Paradox Root Stock and Flood Irrigated Merlot & Syrah Vineyard located in Lodi Appellation Viticultural Area, just West of the Mokelumne River Appellation Viticultural Area, which is the closest of the Seven Lodi Viticultural areas to the Carquinez Strait that Funnel Cool Pacific Ocean Breezes Eastward from the Golden Gate, through the Sacramento San Joaquin Delta

CURRENT USE: Forty acres Chandler Walnuts on Paradox – Planted 2021, 65 acres Chandler Walnuts on Paradox – Planted 2017 (3rd Harvest year produce 91,000 lbs. 1,400 lbs./acre), 130 acres Merlot & Syrah Vineyard – Planted 1991. **ZONING:** AG-40 – San Joaquin County. **WATER SOURCE:** Beaver Slough. Irrigation water is pumped with diesel-powered pumps, and Woodbridge Irrigation District water is also available. **PRICE:** \$5,900,000.00 **FINANCING:** Seller prefers a Cash Sale. **CONTACT:** Gary McEnerney, (916)-761-8530 or Reni Della Maggiore. (209)-649-7944

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