



FOR SALE

RANCHO RIO CHICO

- Established in 1973, Easement in 1995
- 5 Stand Up Blinds, 3 Tank Blinds + Free Roam areas
- Decoys left during season at blind locations.
- Western Canal Surface Water
- Well for Back Up Water
- Flood Up in October and top off in December
- One Guest/day/ Owner. Opening Day owners only.
- Dues: +/- \$3500/year. Covers taxes, water, electricity, insurance, mowing, discing etc.
- Shoots 7 days a week
- 100% Natural Habitat
- Caboose for record keeping and blind check out board.
- Walk or ATV to blinds.

\$325,000

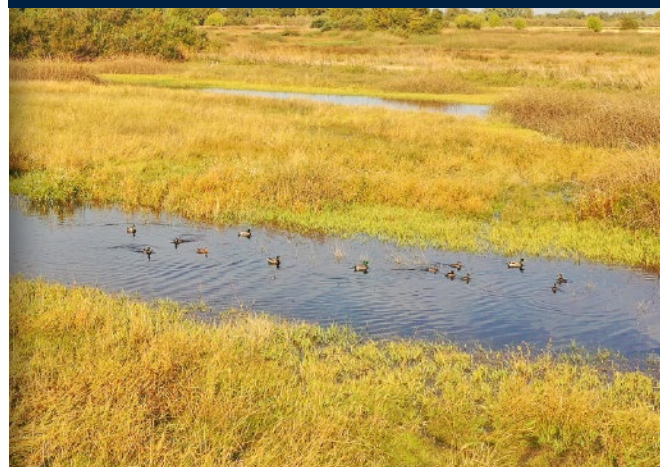
1/5th Ownership Interest

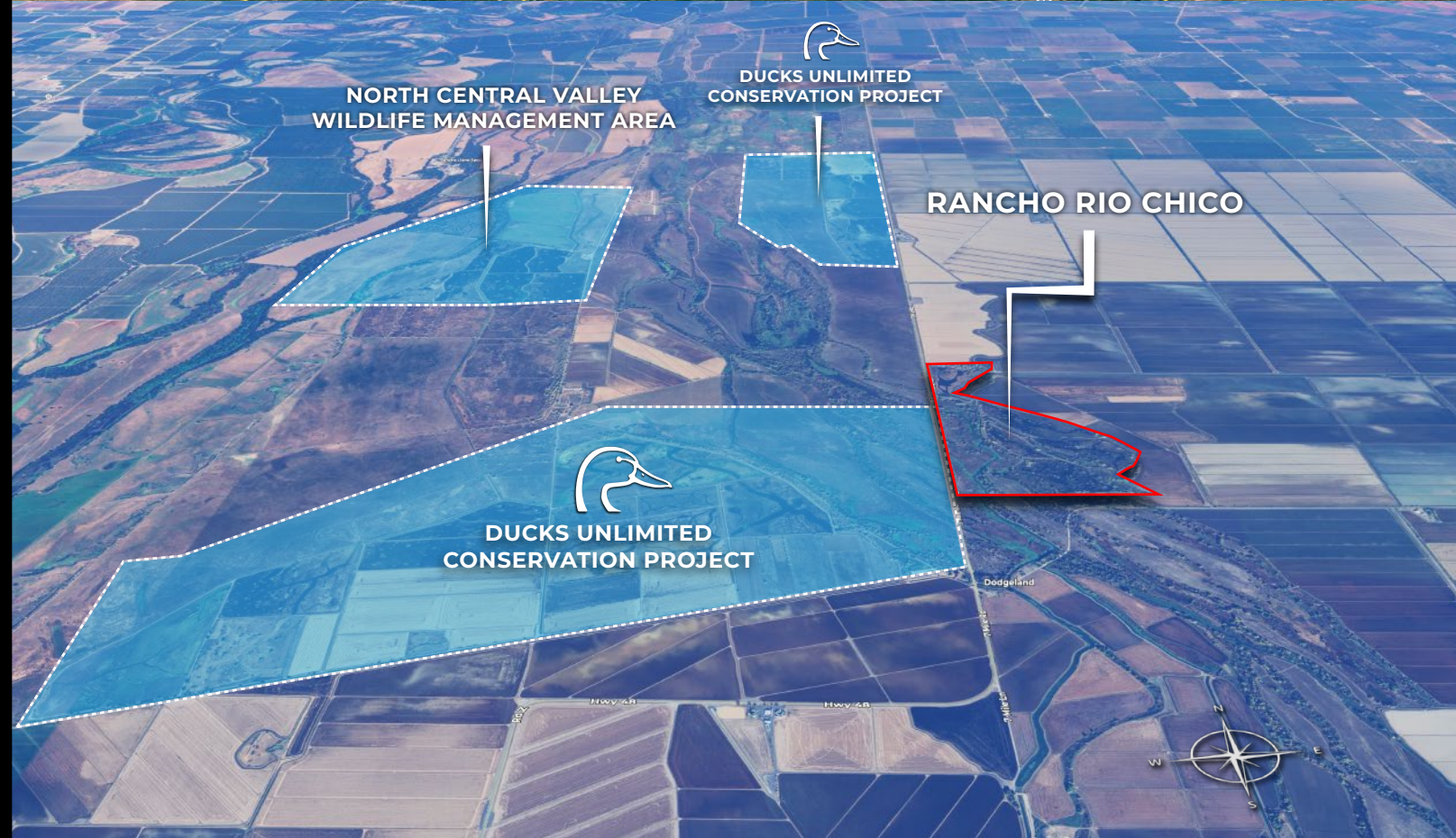
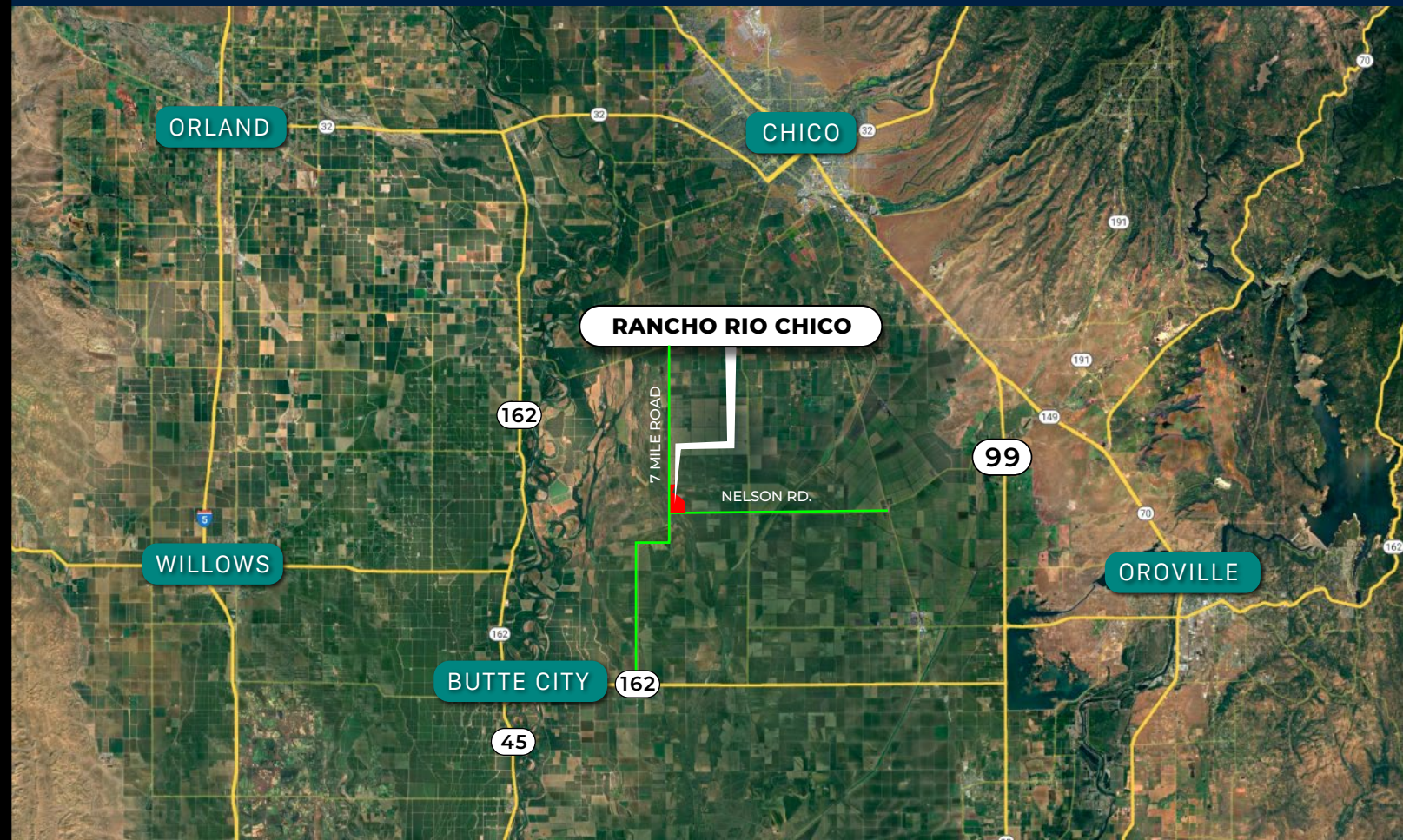
± 230 Acres

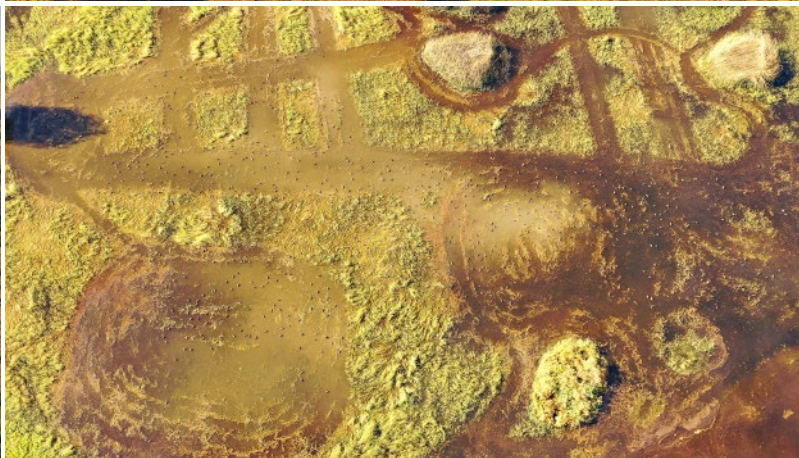
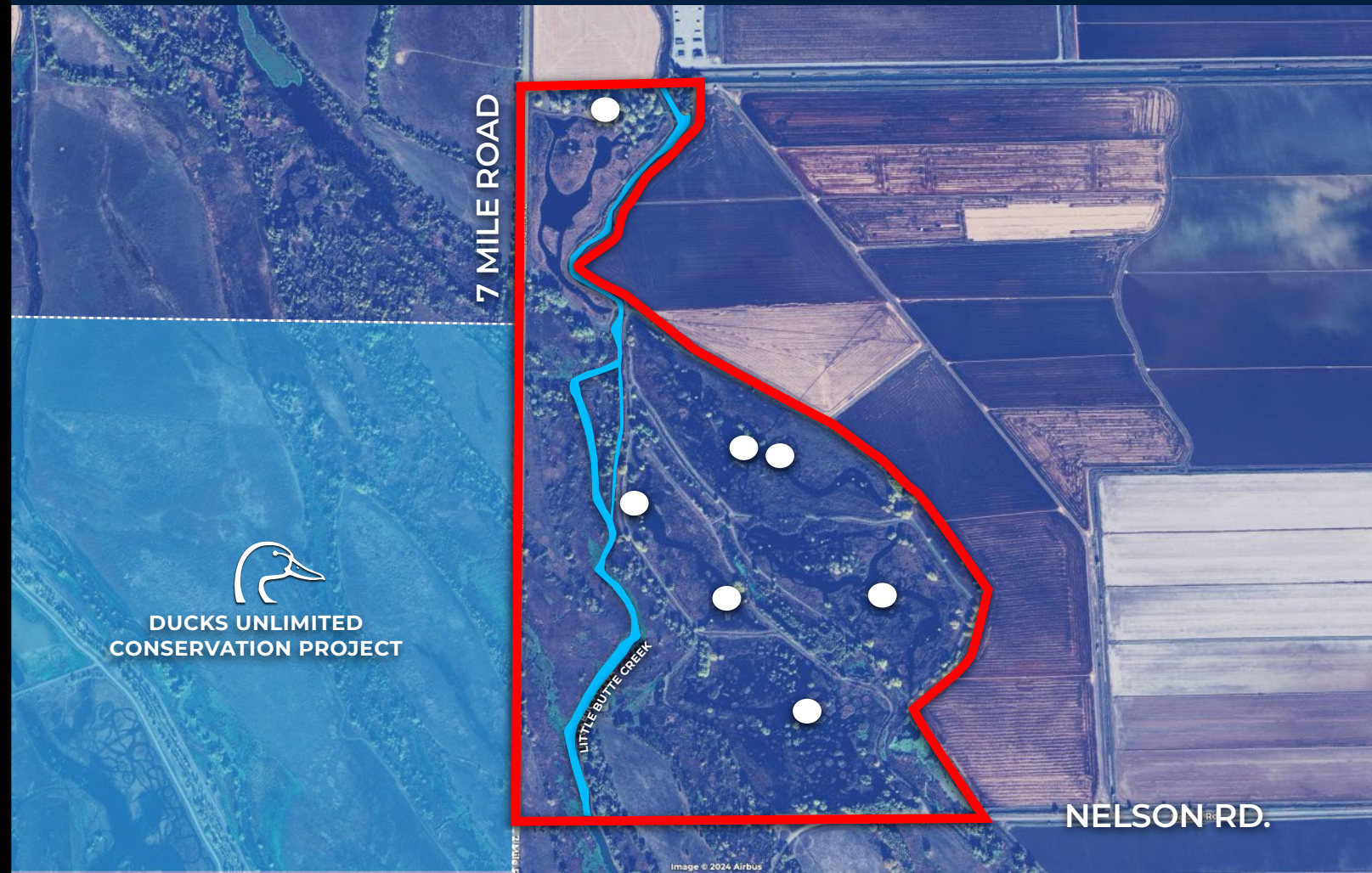
Durham, CA

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