

**FARWEST**  
R&C SALES/MGT.CO  
UNIQUE HOMES, RANCHES,  
LAND AND INVESTMENTS

# Frenchman's Get-A-Way Ranch

\$285,000



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# FRENCHMAN'S GET-A-WAY RANCH

## APPROXIMATELY 37 ACRES

### FRENCHMAN'S LAKE, PLUMAS COUNTY, CA

The Frenchman's Get-A-Way Ranch is in the Sierra with a year round creek running through it! located on Frenchman's Creek approx. 1.5 miles west of Frenchman's Lake, 45 miles from Reno Tahoe International Airport and 13 miles from the closest store in Chilcoot CA. The road between Chilcoot and Frenchman's lake dam is spectacular! with a portion passing through Last Chance Creek Canyon. This unique ranch property borders National Forest and has access to 26 miles of mapped Forest Service trails. The property is easily accessible off Frenchman's Creek Road just west of the lake. Access is limited in some severe winter months for approx. 5 miles requiring snowmobile or snow cat access.

Historically the land has been used as an equestrian property for trail rides and various equestrian events. The topography of the land is mostly level meadow mixed with native grassland and sage brush with some willows along the creek corridor. The land has a gentle slope on the southwest portion with approx. 7-10 acres in the pine trees bordering National Forest. Frenchman's Creek runs for approx. 1/4 mile through the property year round with historically great fishing.

Improvements on the property include a sturdy approx. 36'X30' metal sided barn and 8 plus portable stalls and corrals. There is no home or living quarters on the land. Past owners bring in their motor coaches or travel trailers for seasonal use. There are some excellent building locations near the current improvements on the ranch ideal for a cabin, ranch house, "tiny home" or any other creative mountain home. These sites are near a recently drilled well, approx. 160 ft. deep and producing 30 GPM.

This ranch property is "off the grid" so alternative power sources are necessary to generate power such as a generator, solar panels, wind turbines or a combination. There are many new efficient off the grid power systems available today at reasonable prices.

For the buyer or family looking for that needle in the haystack, that special legacy property that has the stream running through it, has some big pine trees, borders National Forest, has the lush meadows, etc., that includes excellent improvements and space to develop your dream property!

Unique properties like this don't become available very often!



Price \$285,000

For more information contact Pete Nevin or Morgan Nevin  
775-829-2122, [www.FarWestRealEstate.com](http://www.FarWestRealEstate.com)

