

**FARWEST**  
R&C SALES/MGT.CO

UNIQUE HOMES, RANCHES,  
LAND AND INVESTMENTS

# Observation Peak

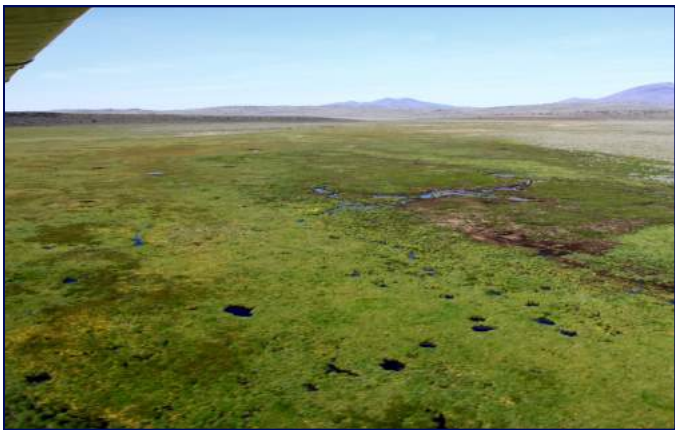
\$1,139,000



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Observation Peak  
Lassen County, California  
Bulk Land Sale!

26 Separate Parcels, totaling Nearly 5,000 Acres!

This unique offering of bulk land is located about 2.5 hours north of Reno, Nevada; off of US Highway 395, east of Ravendale, California. This land is nestled in the shadows of Observation Peak, near the Nevada border.

The land consists of three old homestead ranches:

- Post Camp Ranch - 2,113 acres,
- Shearing Corral Ranch - 994.43 acres,
- The Painter Flat Ranch - 1,869 acres.

The subject ranch parcels are surrounded primarily by BLM land, with a couple of privately owned ranches bordering a small portion of the property.

The parcels offer every kind of topography with incredible views ...

- Most of the deeded land features water sources: streams, ponds, and reservoirs.
- The topography varies widely: steep mountainous, gentle slopes, rolling hills, furrowed canyons, grassy meadows, and creek corridors.
- This is simply beautiful all natural Western Ranch land: wide open spaces, remote privacy, and rugged wilderness areas.
- This could be the last of the unique Northeast California raw ranch lands: the West — the way it was — and still is today!



It is my opinion the best way to go with this unique property is an investor or rancher purchase of the entire 5,000 acres which is comprised of 3 old homestead ranches. There are no grazing permits that go with the land. One of the ranches is fenced but the others would need fencing if the desired use is cattle grazing, which is the historical use. The bottom line, this is a good land investment whether it's used for cattle grazing, recreation, hunting, or just owning a true historic part of the west! There is a potential for hunting tags with a minimum of 640+ acres. All the meadows and spring water can be used to support livestock or be leased.

Price \$1,139,000

For complete offering package contact Pete Nevin  
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