

Bella Vista Shady Oaks
299 East Drive
Bella Vista, CA 96008

\$600,000
59± Acres
Shasta County



Bella Vista Shady Oaks
Bella Vista, CA / Shasta County

SUMMARY

Address

299 East Drive

City, State Zip

Bella Vista, CA 96008

County

Shasta County

Type

Undeveloped Land, Ranches, Horse Property

Latitude / Longitude

40.631504 / -122.268672

Acreage

59

Price

\$600,000

Property Website

<https://www.landleader.com/property/bella-vista-shady-oaks-shasta-california/70173>



PROPERTY DESCRIPTION

Desirable 59+ acre parcel in the scenic Bella Vista plains. Majestic oaks grace the northwest section of the property with a seasonal creek meandering through the oaks and native meadow. There are two legal entries off highway 299 into the property located on the southeast and southwest corners. New road is almost complete to the creek with two permitted culverts installed in the drainage ditch. The property is perimeter fenced with barbed wire fencing. Mountain and meadow views including Mt. Lassen. This could be a dream homesite, or just a place to get away, graze some livestock and enjoy the peaceful setting. Potential for development would need to be verified with Shasta County Planning. Power and phone are along highway frontage.

Property Highlights:

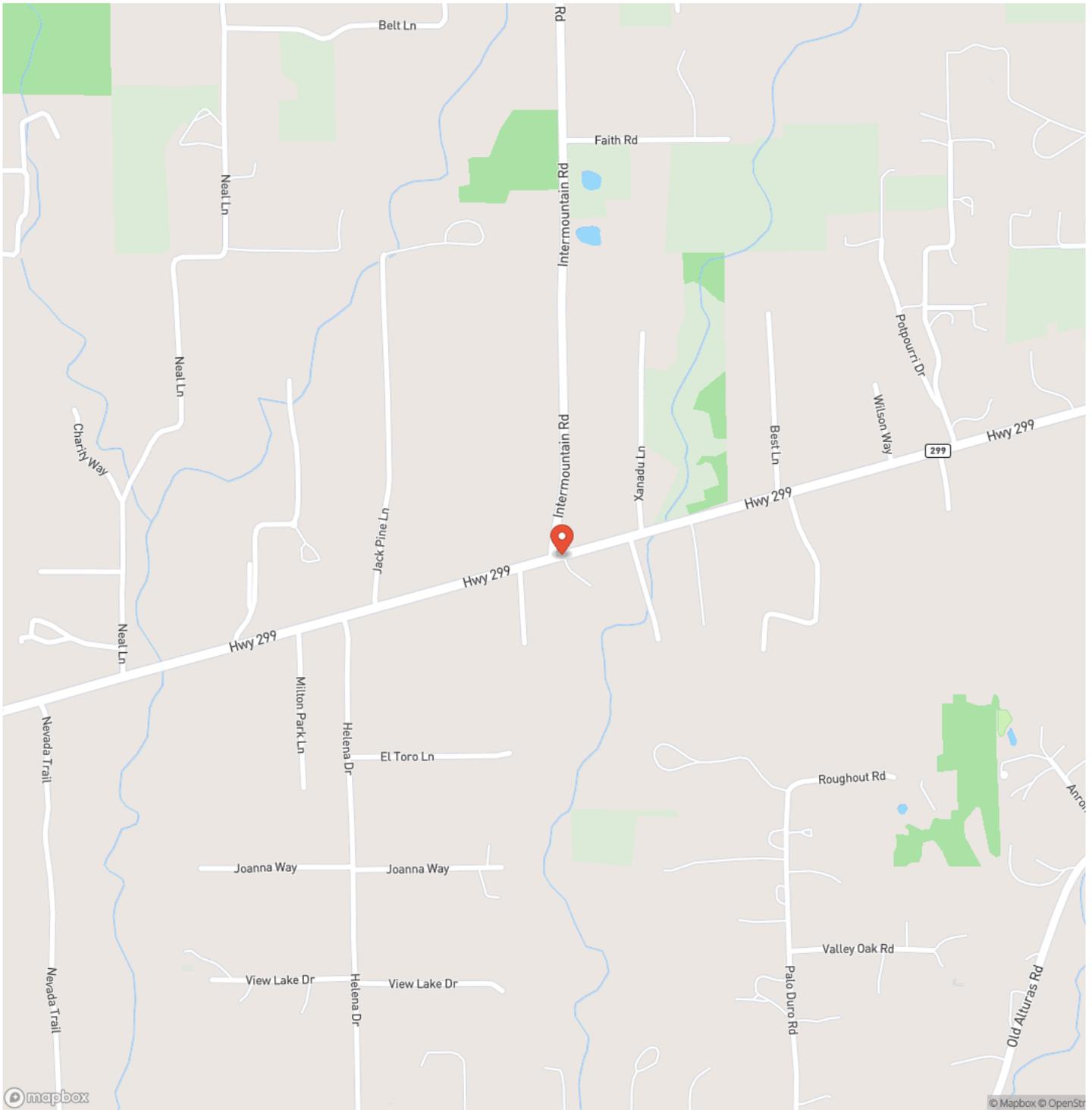
- Parcel number: 305-210-036 Shasta County
- New road required crossing seasonal drainage and getting a California Department of Fish and Wildlife Permit to install (2) – 36” culverts with rock protection.
- The new road to be covered with a 3” rocked surface.
- New fencing along highway 299.
- Three perc tests were complete in December of 1998.
- Soil report and map available.
- Seasonal Yank creek flows into the property from the north and exits on the west.
- The topography is level to slightly rolling with a few drainage ditches and creek bed.



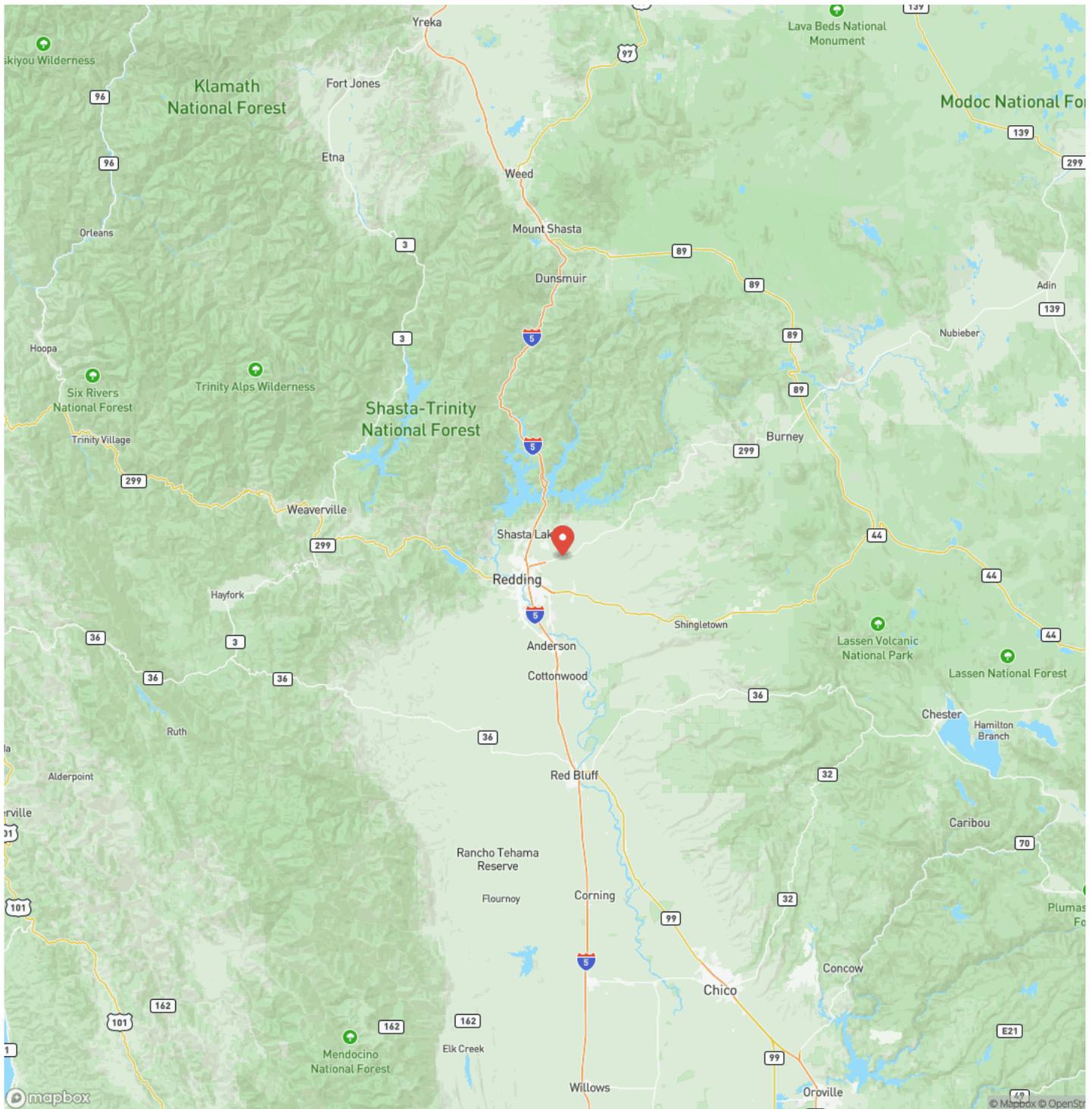
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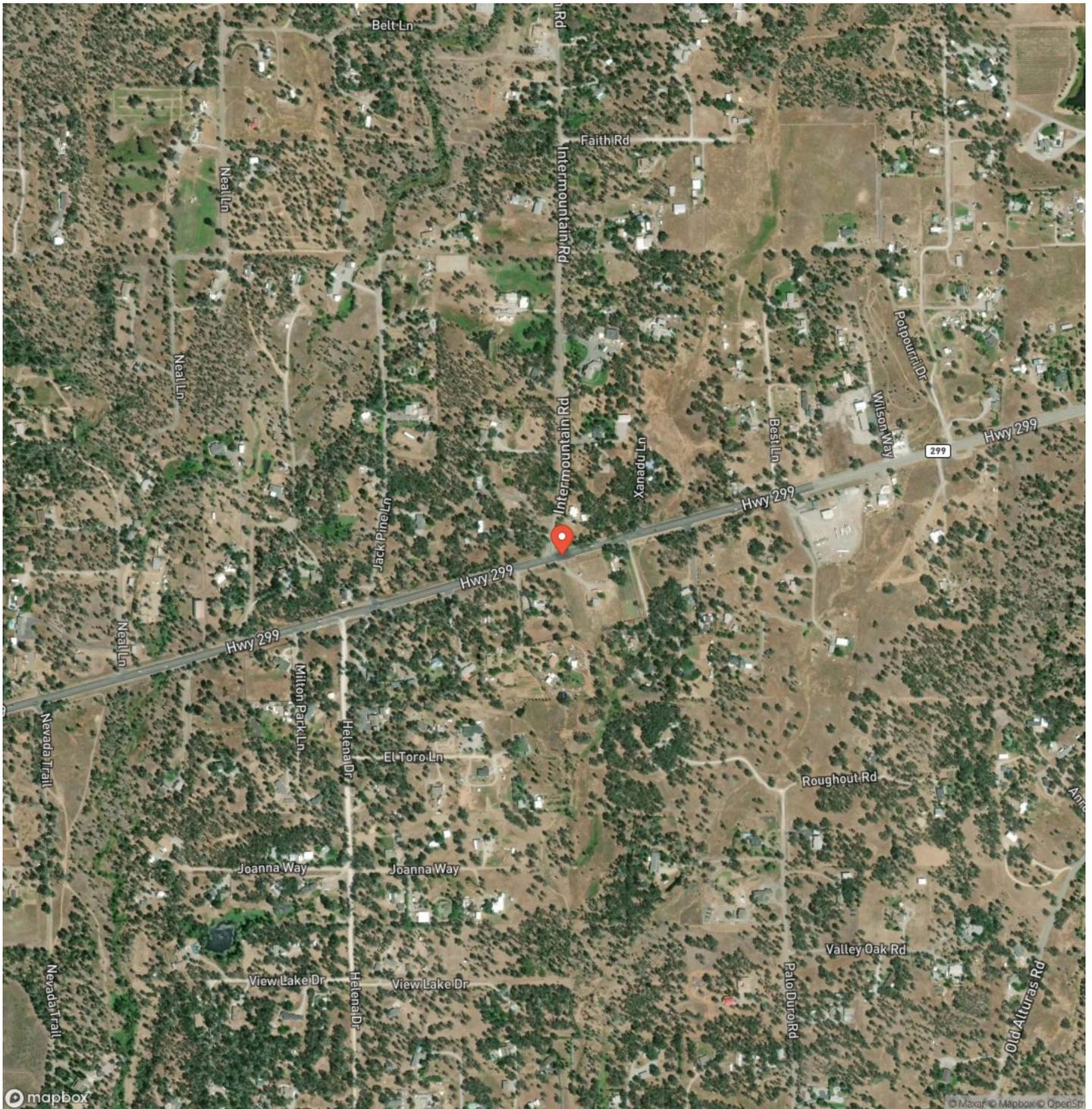
Locator Map



Locator Map



Satellite Map



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