

**Pivot Irrigated and Ready to Farm!**  
NKA Paradise Rd (ptn Blk 18, FU 221)  
Connell, WA 99326-9716

**\$2,400,000**  
170.750± Acres  
Franklin County



**Pivot Irrigated and Ready to Farm!  
Connell, WA / Franklin County**

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**SUMMARY**

**Address**

NKA Paradise Rd (ptn Blk 18, FU 221)

**City, State Zip**

Connell, WA 99326-9716

**County**

Franklin County

**Type**

Farms, Ranches, Hunting Land

**Latitude / Longitude**

46.709932 / -119.006813

**Acreage**

170.750

**Price**

\$2,400,000

**Property Website**

<https://www.landleader.com/property/pivot-irrigated-and-ready-to-farm-franklin-washington/76993>



## **Pivot Irrigated and Ready to Farm! Connell, WA / Franklin County**

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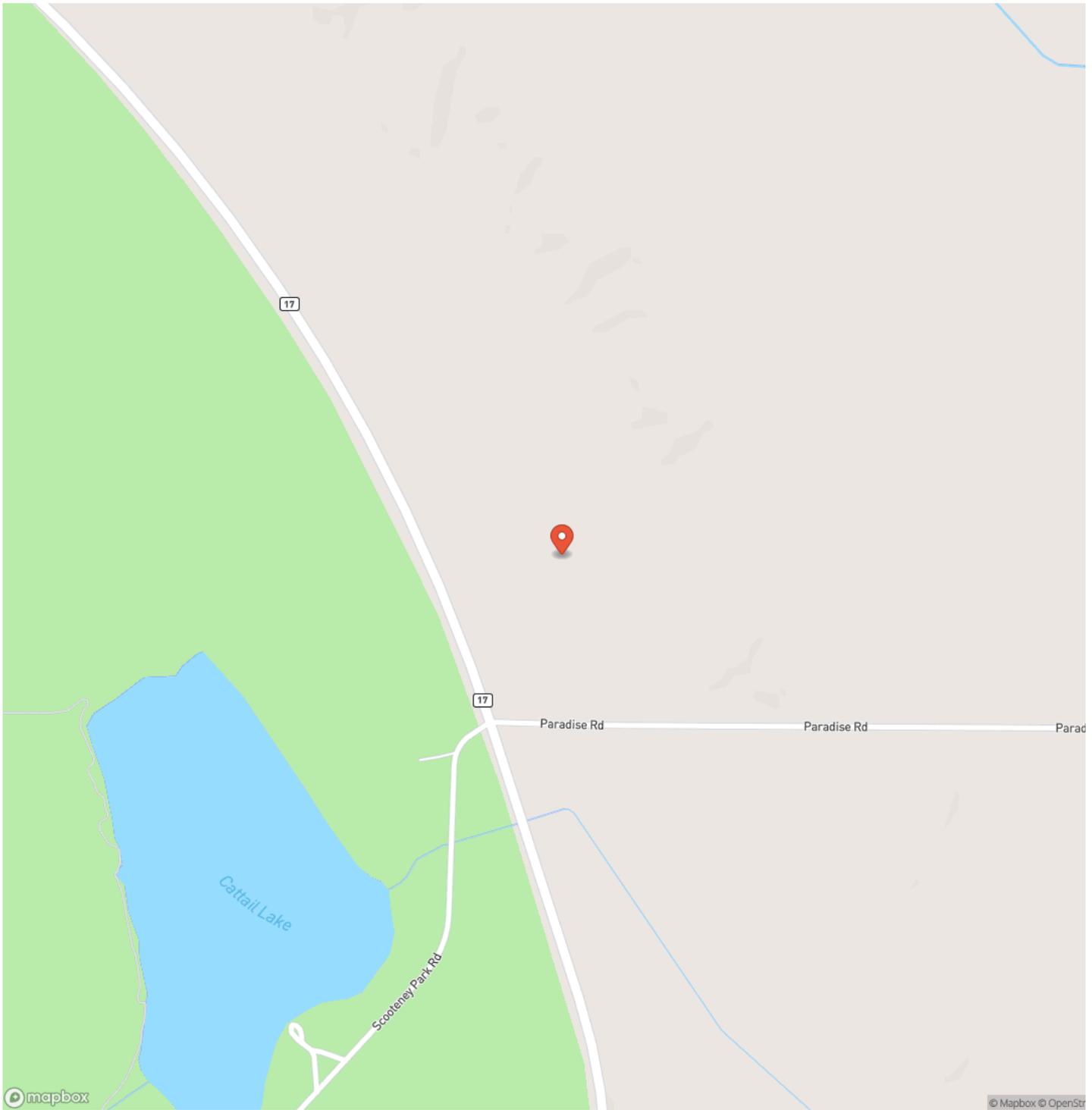
### **PROPERTY DESCRIPTION**

Pivot irrigated farm overlooking the Scootene Recreation area and the Potholes Wildlife Reserve; the farm fronts SR-17 in northern Franklin County. There are approximately 20-25 acres of non-crop land in this farm. with 145-150 acres irrigable. Current operator is only farming the land under the pivots and not the corners. Corners are plumbed for irrigation with risers in place. Irrigation is durable water from SCBID (a Bureau of Reclamation project). An irrigation agreement for this parcel to deliver water to the 2 residential parcels is currently being created. There is no separate turnout allowed by SCBID. There are no buildings on the property. There is access along Paradise Road for both the upper and lower portions of the farm. A property survey was completed in December 2023 to short plat the buildings off from the farm.

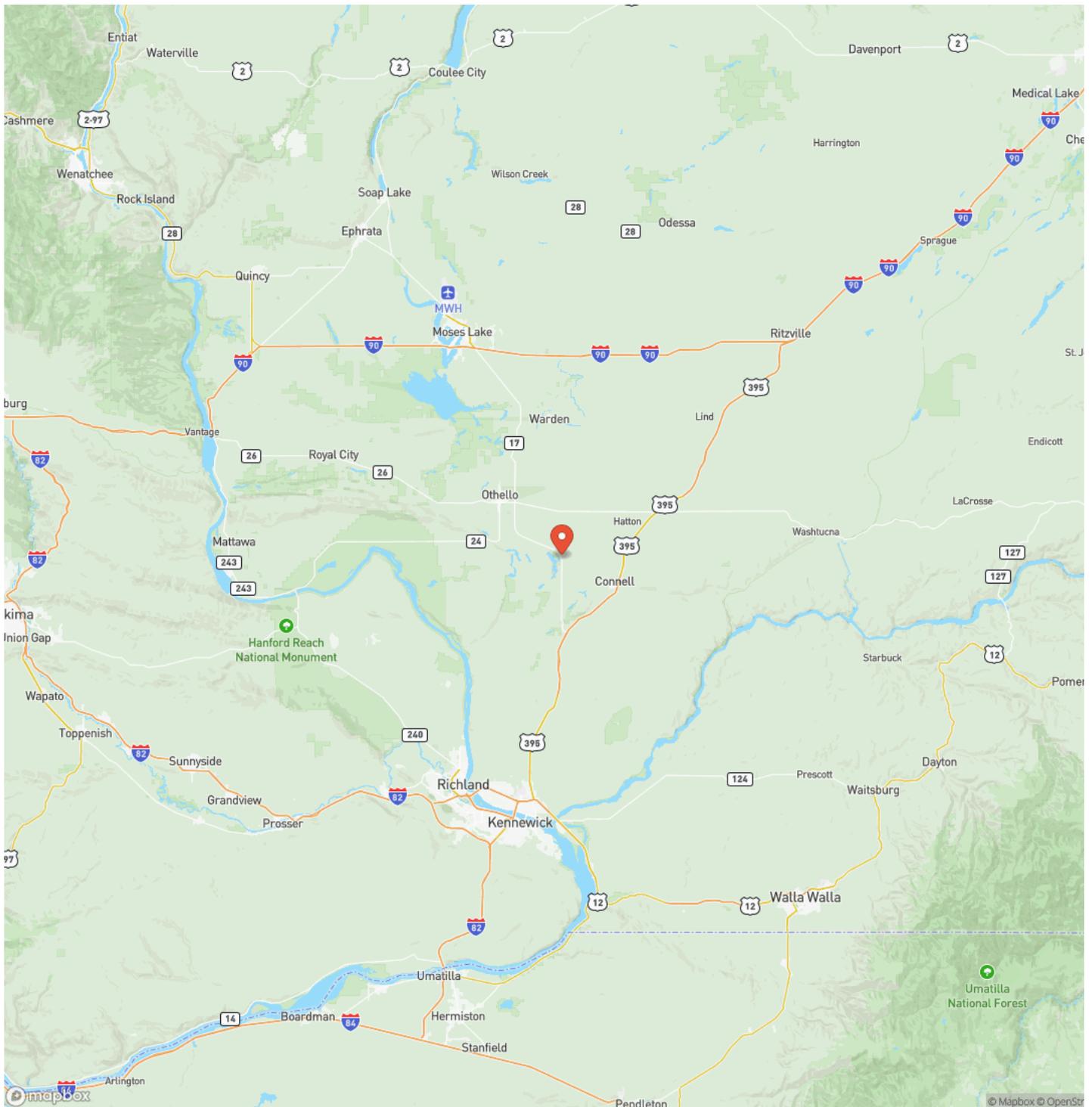
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## Locator Map



# Locator Map



## Satellite Map







## **DISCLAIMERS**

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