

**Shady Dell Ranch**  
0 Shady Dell Rd.  
Macdoel, CA 96058

**\$1,850,000**  
316.500± Acres  
Siskiyou County



**Shady Dell Ranch**  
**Macdoel, CA / Siskiyou County**

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**SUMMARY**

**Address**

0 Shady Dell Rd.

**City, State Zip**

Macdoel, CA 96058

**County**

Siskiyou County

**Type**

Farms, Ranches

**Latitude / Longitude**

41.865789 / -121.982416

**Acreage**

316.500

**Price**

\$1,850,000

**Property Website**

<https://www.landleader.com/property/shady-dell-ranch-siskiyou-california/54537>



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**PROPERTY DESCRIPTION**

This 316.5+/- far northern California acreage is currently leased through 2029, for strawberry nursery stock. The lease has a gross income of \$150,000 year. There are two nice pole barns, 1500-ton total storage capacity, both in good condition. There are 3 wells, with production information available. Irrigation is 3 pivots for 260 acres and some solid set hand line for remaining acres. Photos are from 2023 when the ranch was planted in organic alfalfa, yielding 5+ tons per acre. There are no homes on the land. It's conveniently located just off Hwy 97, not far from Macdoel, CA, just over a half an hour from Klamath Falls, OR. There are pretty views of Mt. Shasta and the surrounding crop land. The soil types are Doel Sandy Loam (majority) and some Poman Sandy Loam. If you're looking for some nice productive crop ground in Butte Valley, Siskiyou County, come see this one!

Property Highlights:

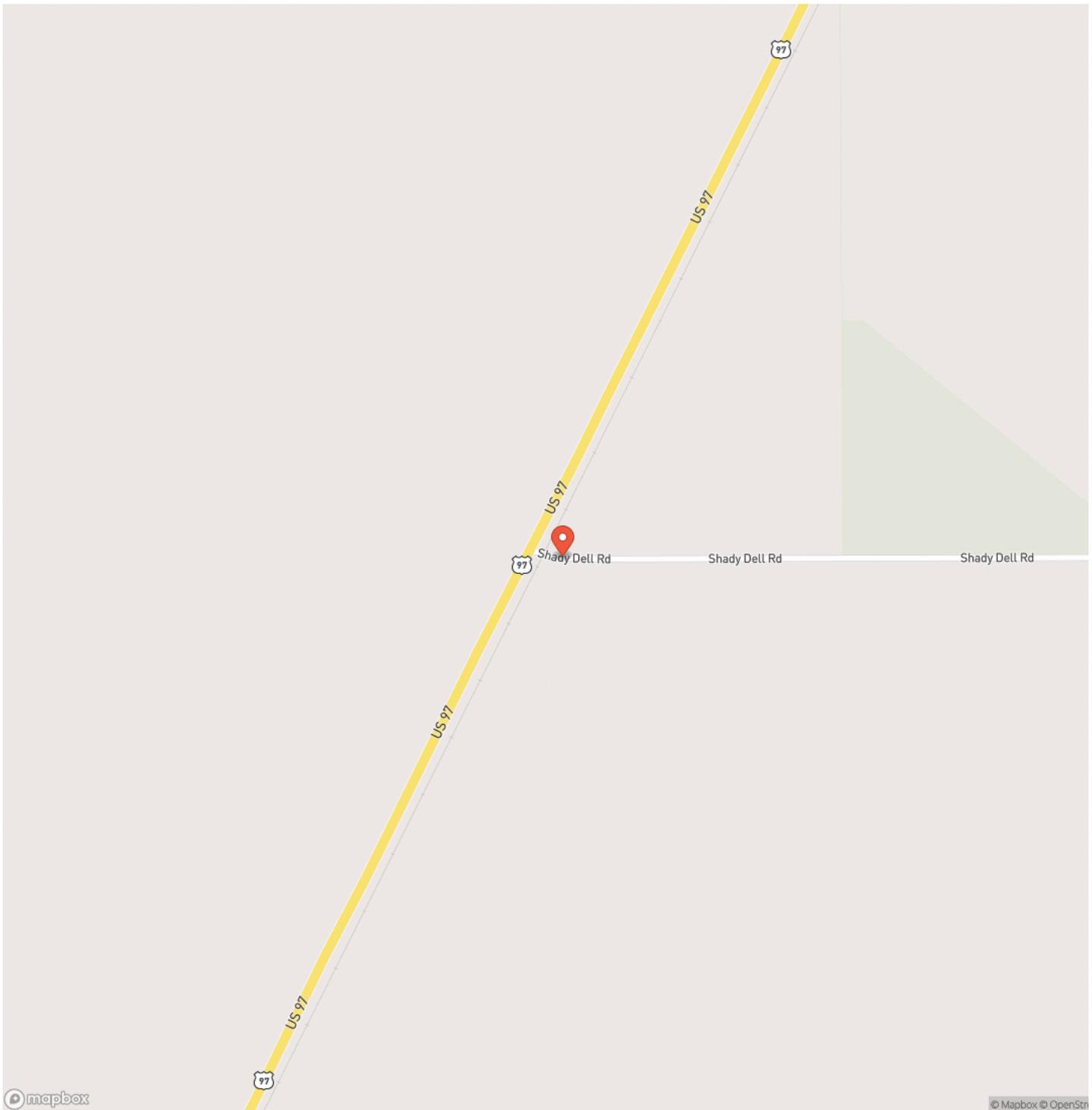
- Organic Farmland
- Currently leased to Grow Strawberry Plants
- Prior Crop was Alfalfa Hay
- 3 Wells
- 3 Pivots and Solid Set Irrigation System
- Immediate Access to Hwy 97 for Trucking
- Siskiyou County
- Butte Valley
- Near Oregon/California Border



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## Locator Map

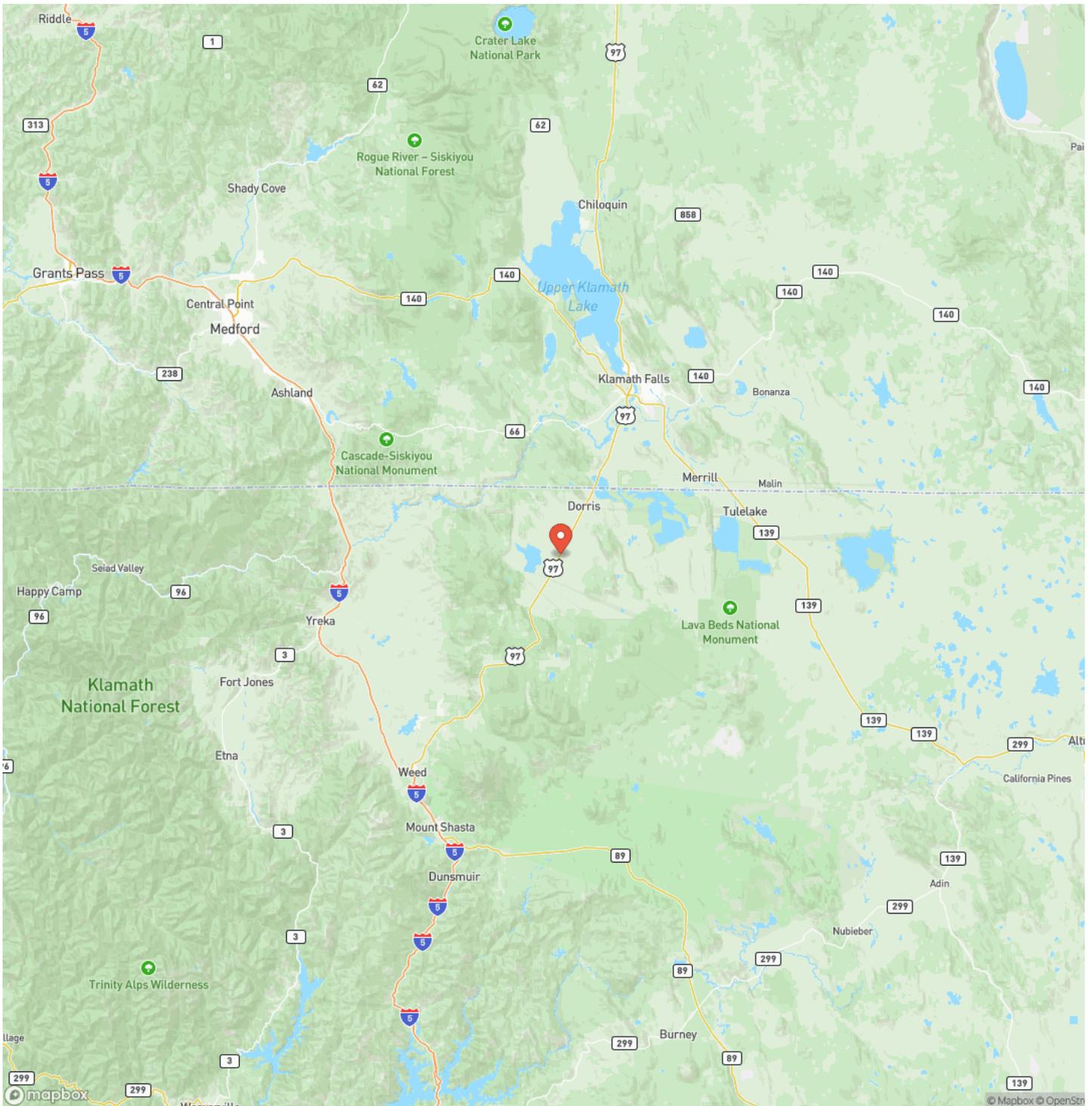


**MORE INFO ONLINE:**

**[californiaoutdoorproperties.com](http://californiaoutdoorproperties.com)**



# Locator Map



**MORE INFO ONLINE:**









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