



**12063 W Manning Ave Fresno, CA 93706-9349**

**\$3,717,230**

158 +/- acres with a non-operating dairy facility and large amount of the property dedicated to row crop farming. There are multiple structures located on the property as well as several improvements. The 5 residences located on the property have their own septic systems while sharing one domestic well. The dairy facility has been inactive for 5+ years. With large pieces of land rare to find for sale in the central valley you do not want to miss out on the opportunity to purchase this property!

**Directions:** Head down Hwy 41. Head west on Manning Ave. The property will be on the south side of Manning Ave just past Jameson Ave.

ML#:592015		Cross Street	Bishop Ave
Property Type	Farm	County	Fresno
Property Subtype	Dairy	School District	San Joaquin
APN	03510011S	High School	San Joaquin
Lot Sq Ft (approx)	6890321	Junior High School	San Joaquin
Price/Acre	23,500.00	Grade School	San Joaquin

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