

# Rancheria Realty



Located in the Heart of Anderson Valley, California



- 265+/- acres
- 6,500sqft barn
- Gentle Pasture
- Ocean Views
- Guest quarters
- Chicken coop
- Horse barn
- 2 wells
- Creeks

**\$2,750,000**  
**Now Reduced to**  
**\$1,995,000**

## Bridgeport Ranch — 265-acre coastal ranch just south of Elk, CA

A 265-acre ocean-view ranch south of the charming village of Elk. Rarely does such a beautiful & historic working ranch come on the market on the Mendocino Coast. The ranch features gentle meadows for grazing or farming, mountain land with redwood & fir forests, a lovely canyon with fern-covered walls & magnificent ocean views from most of the ranch. The ranch compound includes an impressive 6500sqft dairy barn constructed of old-growth redwood & a newer 3-stall horse barn. 2 barns have been converted into ranch living quarters, & the original farmhouse still stands, ready for a creative mind. Numerous other sheds and buildings, including a well-designed chicken house, provide the needed space and facilities for a working ranch. Water is plentiful with 2 wells, rights to the water in a large neighboring pond, & water rights on 2 streams going through the property. With many quality improvements over the last 20 years, the ranch stands ready for your plans & dreams.

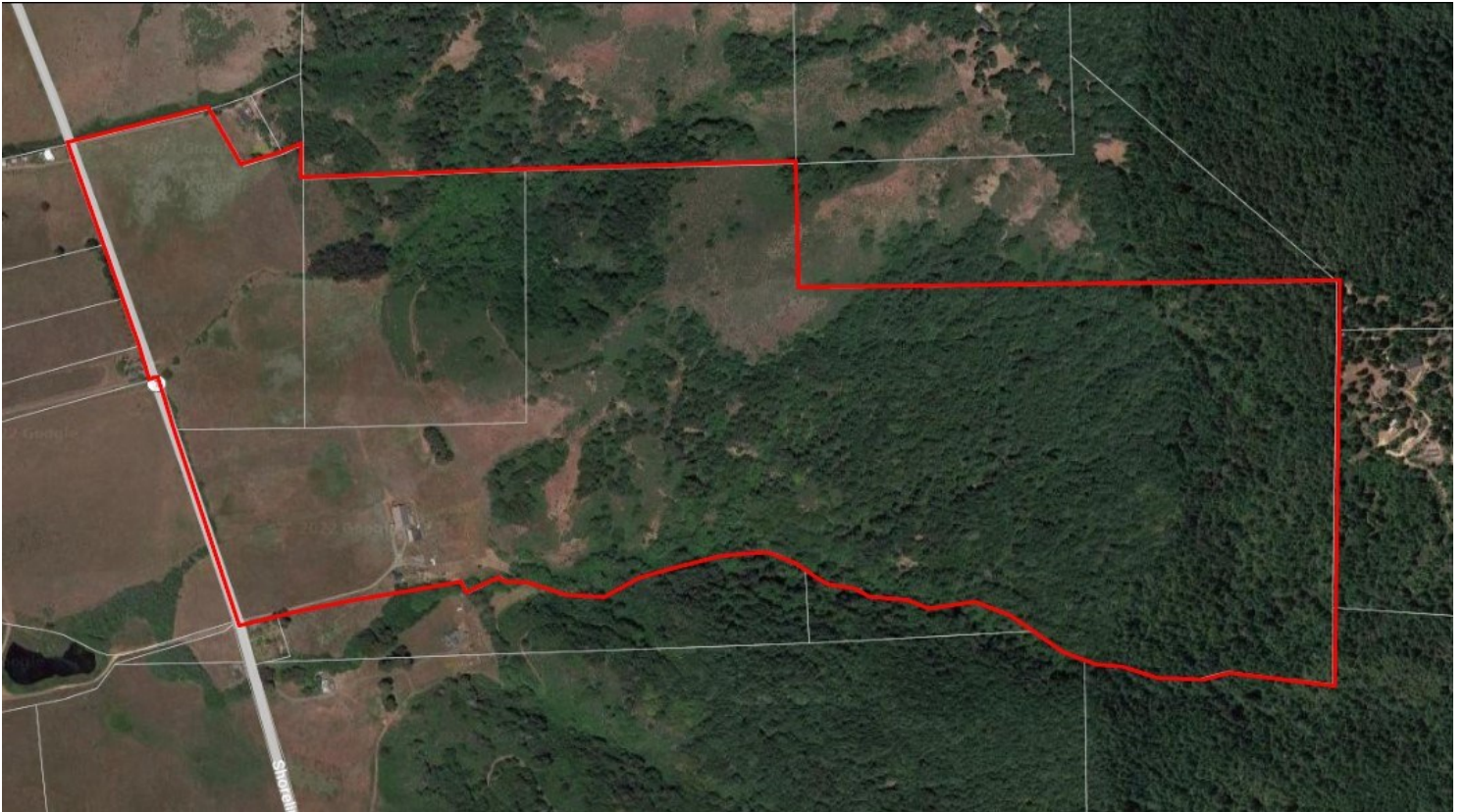


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