



HOME

HIGHLIGHTS

INFORMATION

AMENITIES

LOCATION

For more information, please contact:

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LIC #01271163

Property Highlights

The property is located in the Town of Clements, an unincorporated community within San Joaquin County, California, known for its grape growing industry. Clements is located on California State Route 12 and California State Route 88, approximately 11 miles east-northeast of the City of Lodi.

Sale Price \$385,000

APN 023-090-260-000

County San Joaquin

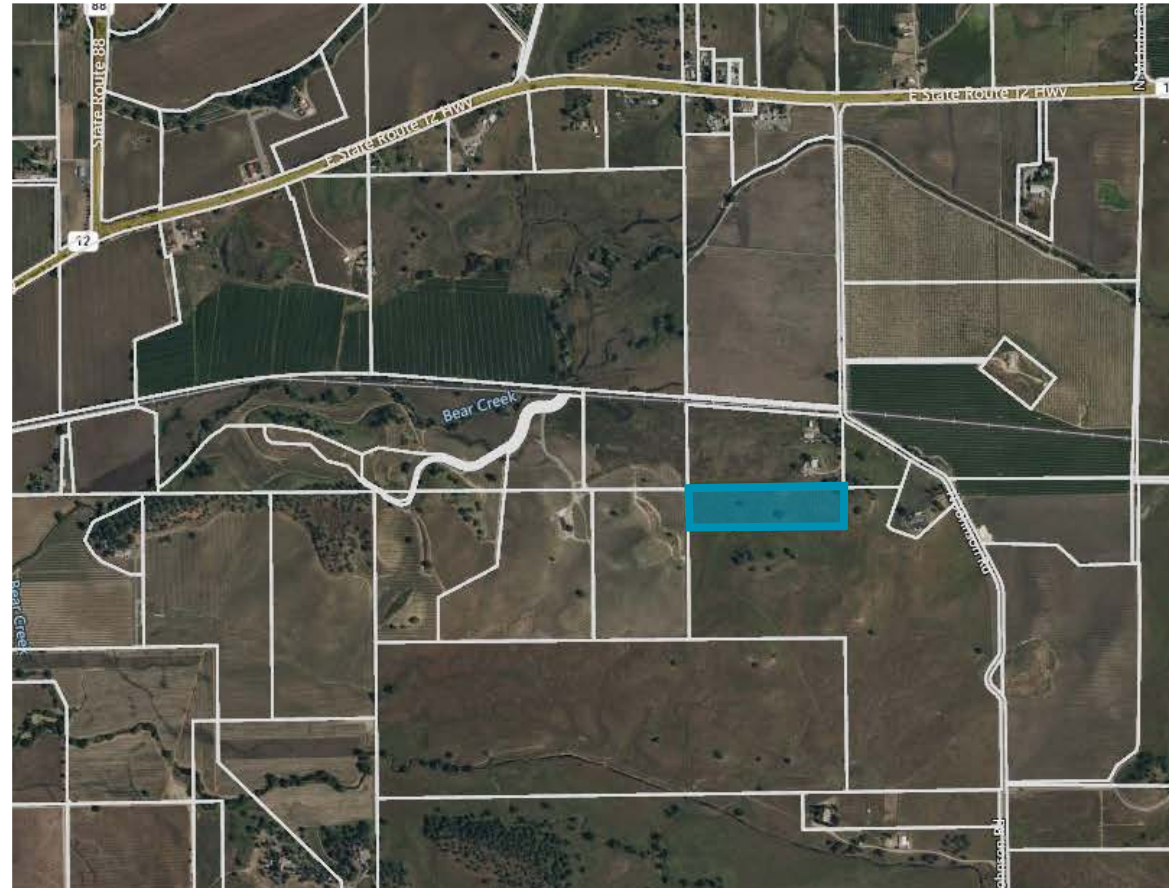
Parcel Size 10.0± Acres

Land Use Agricultural/Rural

Electricity PG&E

Water The property is located within the North San Joaquin Water Conservation District; however, the site does not have a well or District water at this time.

Schools Lodi Unified School District



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The Lodi Appellation Grapes

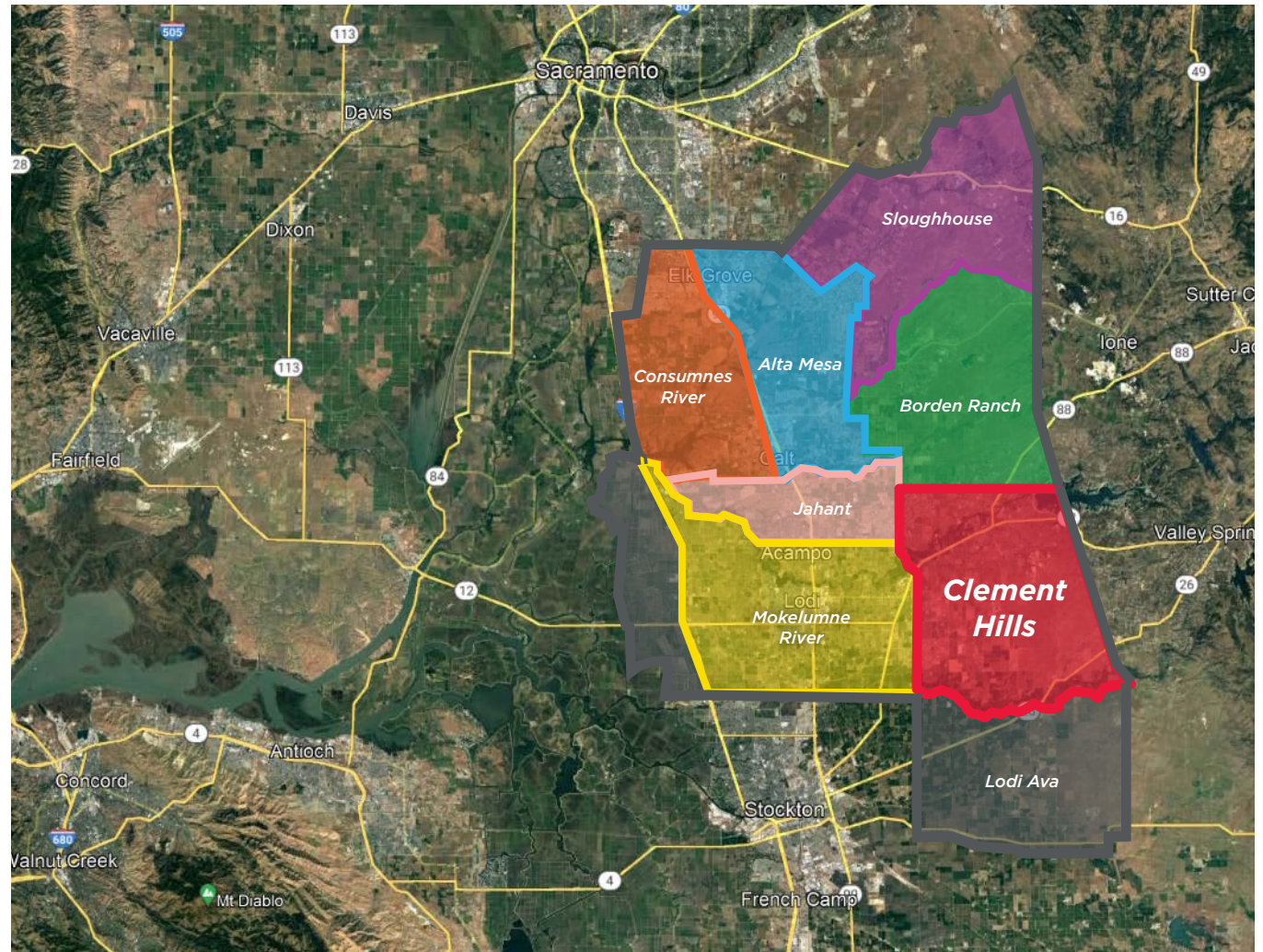
The Lodi Appellation is a federally designated American Viticulture Area (AVA) recognized for the distinctive quality of its wines.

Located directly east of San Francisco at the edge of the Sacramento River Delta, the Lodi AVA is noted for its classic Mediterranean climate and its distinctive sandy soils.

The federal government first approved the Lodi AVA in 1986, and over the past two decades the number of “Lodi” labeled wines has skyrocketed.

Clements Hills AVA

Clements Hills received its designation as an AVA in 2006. Situated on 85,400 acres, Clements Hills is a sub-appellation of the Lodi AVA in the southeast portion located in San Joaquin County. It is nearly 40 miles from Sacramento and more than 10 from the city of Lodi. This viticultural area is located in the northeastern portion of San Joaquin county south of the Borden Ranch appellation.

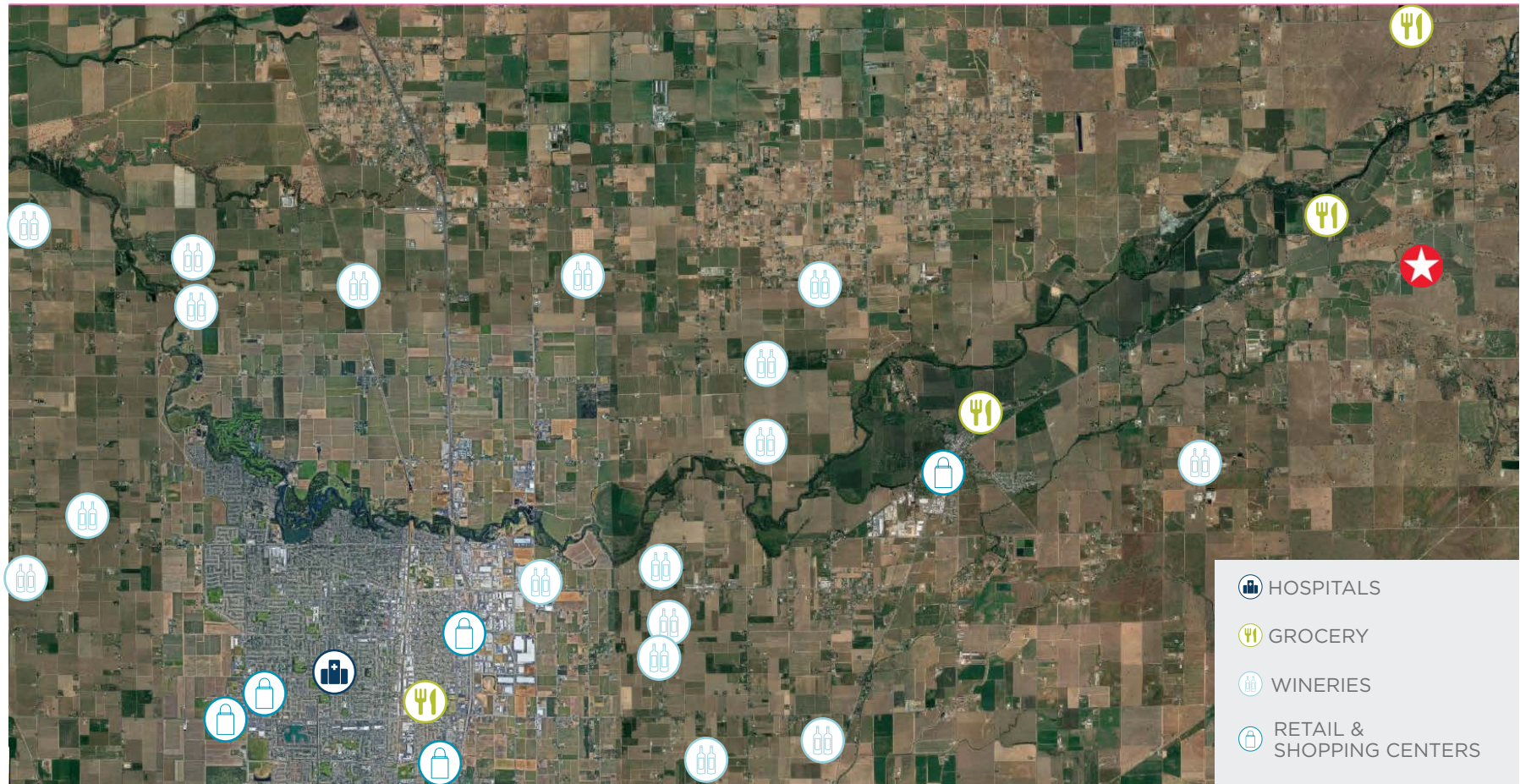


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Amenity Map



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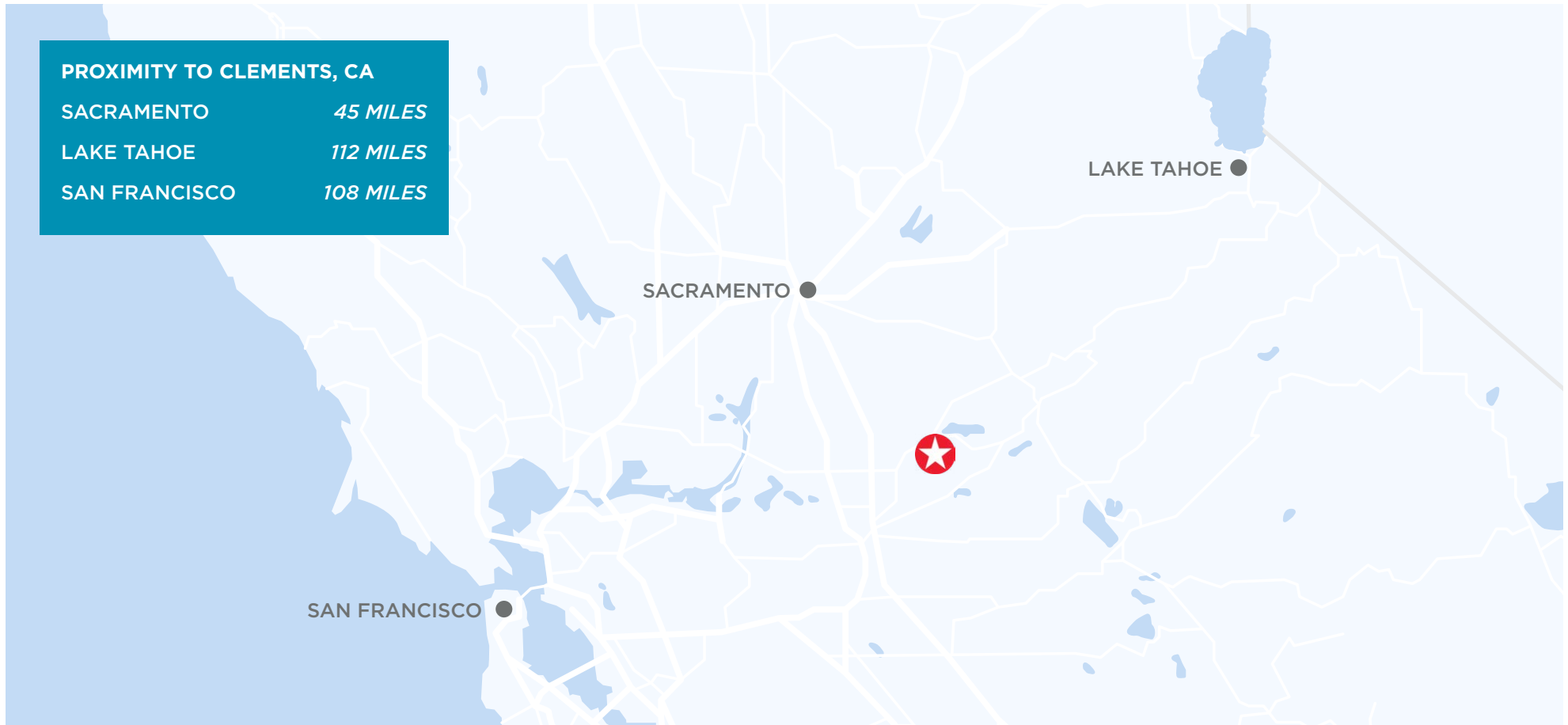
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