



FOR SALE
AMADOR HILLS
MARTEL
(AMADOR COUNTY)
±152 Acres

Gentelman's Ranch or
Estate Lots **FOR SALE**

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MAKE AN OFFER
PARTNERSHIP DISSOLUTION
VERY MOTIVATED SELLER

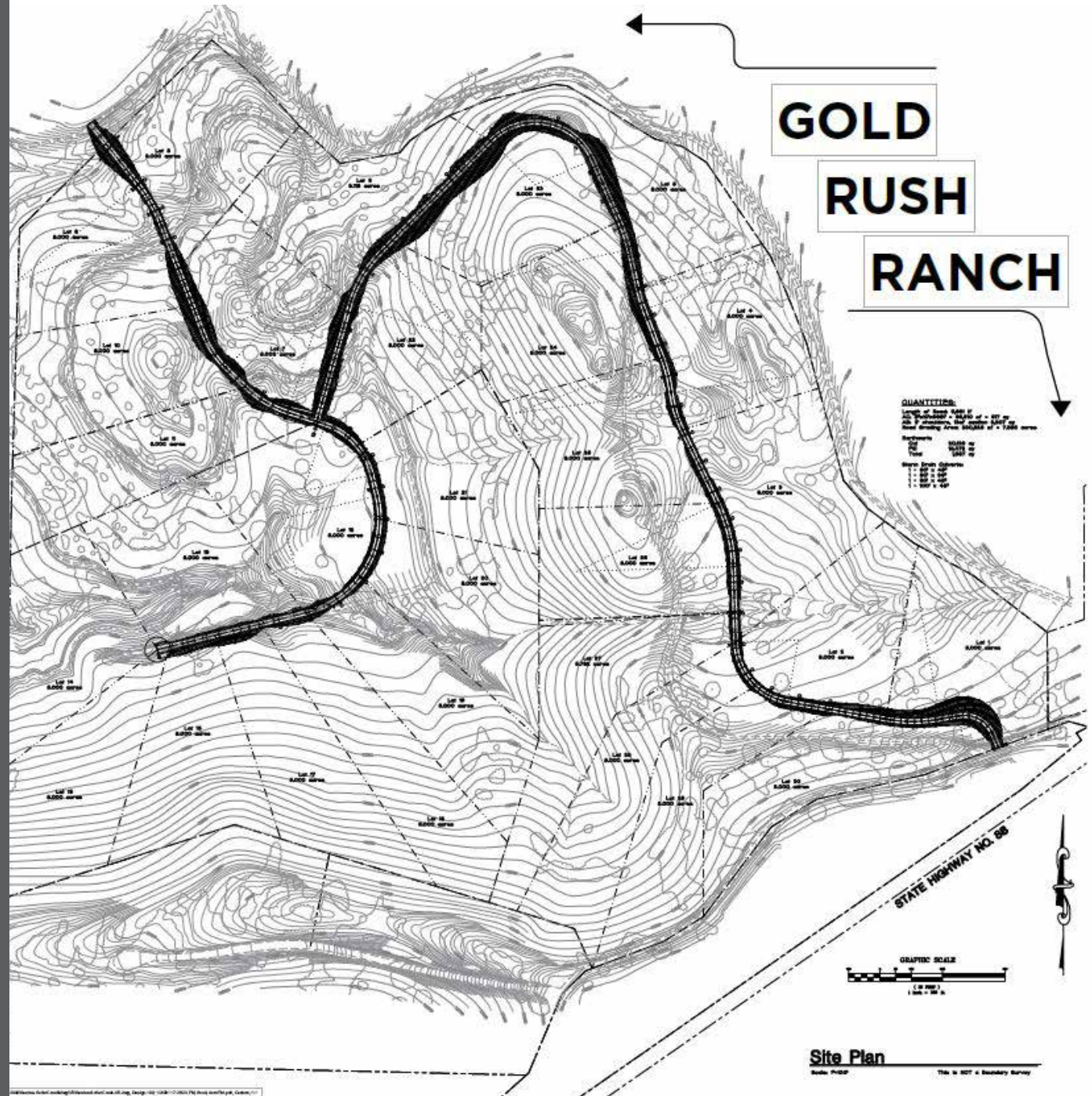
A wide-angle landscape photograph showing rolling hills and valleys. The foreground is filled with trees, some with pink blossoms. The middle ground shows green fields and clusters of trees. The background features a hazy horizon under a bright blue sky with scattered white clouds.

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±152 Acres

- APN's - 11-270-001 & 11-270-003
- R-1A (Residential 1 acre minimum + T-2) - Manufactured housing and mobile home park, County of Amador
- Contiguous to the Gold Rush Ranch, a 945 acre, mixed-use mast plan community
- Potential for 30 (±5 acre) estate lots
- Spectacular view of the Sacramento Valley & Coast Range
- Within the historic and iconic California Gold Country & numerous wine appellations
- Located along Highway 88 west of Highway 104 (Ridge Road)



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VALLEY VIEW FROM THE PROPERTY

