

# Mountaintop Wildlife Sanctuary



## 1551 Oak Ranch Rd., Lewiston, CA, 96052

Offered at \$650,000

360 views on 40 acres with a well-built custom 2300 sq. ft ranch home. Unobstructed views include the Trinity Alps and Mount Shasta on a clear day. The home features vaulted ceilings, expansive windows from almost every room, 3 bedrooms, 2.5 baths, an outdoor hot tub, granite counters, recessed lighting, and custom cabinets. Plenty of room for your toys and hobbies with the attached 2-car garage and detached 3-car carport with a heated workshop. Landscaping includes a gazebo, koi pond, and meticulously cared-for grounds and native plants. The owner has provided a wildlife sanctuary for the local deer, bear, mountain lions, and lynx to name a few of the common sightings. Extensive fire fuel reduction has been done to enhance the fire safety of the property. Underground water and utilities are an added bonus for a rural property. Property Highlights:40 Acres with 360 Degree ViewsViews of the Trinity Alps & Mount Shasta2300 sq. ft. with 3 Bedrooms / 2.5 BathsAttached is 2 Car GarageDetached 3 Car CarportUnderground utilitiesOutdoor Hot Tub with a ViewLush and Meticulous Landscaping

3 Bedrooms
4 Bathrooms
2,300 sqft
39.29 acre (lot size)
Built: Unknown year



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