

4369 Ryegrass Road, Oliver



Diamond Willow Vineyards

A HIGH QUALITY ten acre vineyard located on the renowned Black Sage bench in Oliver next door to several acclaimed wineries.

Loamy, coarse sandy soils, gently sloping bench and sun-soaked south western exposure provide one of the best red grape growing micro-terrors in the region. This location has a Grape Atlas #1 rating. Nine acres cultivated, GPS planted, in five varietals: Merlot, Cabernet Sauvignon, Cabernet Franc, Pinot Gris, and Sauvignon Blanc. This property offers a spectacular building site with views of the entire valley with abundant well water. A Quonset building also included for storage.

A premium location on the wine route; a great vine investment package for acquisition, or your dream lifestyle.

Offered at:

\$1,180,000.

- 10 acres
- 9 acres cultivated quality wine grapes.
- 9 acres irrigated
- 1 acre cleared

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Primary Varietals:

Merlot	1.9 acres
Cabernet Sauvignon	1.45 acres
Cabernet Franc	1.37 acres
Pinot Gris	2 acres
Sauvignon Blanc	1.5 acres

Vineyard:

Professionally consulted varietal style and planting to ensure the best quality and demand for the terroir. This vineyard was planted in 2008 and 2009. Ferti-gation, irrigation and GPS set up.

Yearly Crop Production:

2013	16.23 Tons	* 1st year production.
2014	23 Tons	* 2nd year production.
2015	29.44 Tons	* 3rd year, 1st mature harvest.



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MLS# 10090941 / MLS# 152062





manuella
FARNSWORTH

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Valley view

PID: 006-710-018

Legal: Subdivision of:
Lot: 1 PL, KAP22839,
DL 24505, SDYD

Location: 10K from Oliver with a SW facing slope. The vineyard fronts on Ryegrass Rd. corner and slopes up Black Sage Bench.

Land size: 10 acres/ 9 acres Cultivated

