



Valley Real Estate

May 2025

Agricultural Comparable Sales Tulare County, California

This document contains information on all agricultural farm sales
over five acres in Tulare County for May 2025

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The information in this report has been obtained from sources deemed reliable, but not guaranteed.

Acres	Crop	Area	Location	Book Number	APN	Section, Township, Range	Document Number	Date of Recording	Sale Price
34.90	Irrigated Pasture	Springville	Balch Park Rd. and Harris Rd.	219	219-250-009	2 20-29	19792	5/2/2025	\$ 565,000
27.69	Nuts	Terra Bella	Avenue 88 and Raod 268	323	323-230-004	8 23-28	19795	5/2/2025	\$ 609,500
5.01	Residential	Cutler	Avenue 388 and St Hwy 63	33	033-150-013	31 16-25	19819	5/2/2025	\$ 358,000
7.49	Estate Home	Springville	Campbell Creek Dr. and Road 320	284	284-420-047	9 21-29	19826	5/2/2025	\$ 750,000
41.27	Mountain Rec Home	Kennedy Meadows	Kennedy Meadows Rd. and Windy Springs Rd.	310	310-160-038	16 22-36	19947	5/2/2025	\$ 350,000
11.89	Estate Home	Springville	Coyote Dr. and Cattle Dr.	284	284-200-019	28 21-29	20131	5/5/2025	\$ 490,000
2357.30	Dry Pasture	California Hot Springs	North of Hot Springs Dr.	307	307-190-002 325-070-005,006 325-080-001,002,007,008 325-090-004	34 & 35 22-30 2,3,4,9,10,1 4 23-30	20028	5/5/2025	\$ 2,941,500

2357.30	Dry Pasture	California Hot Springs	North of Hot Springs Dr.	325	307-190-002 325-070-005,006 325-080-001,002,007,008 325-090-004	34 & 35 22-30 2,3,4,9,10,1 4 23-30	20028	5/5/2025	\$ 2,941,500
5.00	Estate Home	Springville	Balch Park Dr. and Bear Creek Dr.	219	219-080-049	12 20-29	20275	5/6/2025	\$ 475,000
24.00	Residential	Visalia	Ferguson Ave. and Demaree St.	77	077-190-007	23 18-24	20451	5/7/2025	\$ 2,781,000
78.48	Nuts Estate Home	Terra Bella	Avenue 88 and Road 192	319	319-130-025,026	2 23-26	20627	5/8/2025	\$ 9,700,000
67.97	Deciduous Trees	Poplar	Avenue 128 and Road 184	300	300-120-050	9 22-26	20880	5/9/2025	\$ 1,050,000
21.43	Olives	Exeter	Avenue 280 and Road 204	134	134-040-038	2 19-26	21079	5/12/2025	\$ 627,500
39.80	Estate Home	Lindsay	Avenue 224 and Road 228	210	210-210-026	16 20-27	21219	5/12/2025	\$ 87,500
70.40	Open	Alpaugh	Avenue 66 and Road 38	311	311-070-026,039,040	21 23-23	21038	5/12/2025	\$ 650,000
208.05	Nuts Dairies	Tulare	Avenue 236 and Road 44	155	155-020-003,010,011 155-030-015 158-040-001	3 & 4 20-23	21209	5/12/2025	\$ 10,995,000
208.05	Nuts Dairies	Tulare	Avenue 236 and Road 44	158	155-020-003,010,011 155-030-015 158-040-001	3 & 4 20-23	21209	5/12/2025	\$ 10,995,000

1285.00	Dry Pasture	Three Rivers	East of Dry Creek Dr.	66	066-020-002,011 066-030-003	17,20,29 17-28	21400	5/13/2025	\$ 1,285,000
15.66	Packing House Cold Storage	Delano	County Line Ave. and Road 176	338	338-270-019	32 24-26	21734	5/14/2025	\$ 2,500,000
5.15	Industrial	Tulare	Avenue 200 and Hwy 99	191	191-260-013	35 20-24	22084	5/15/2025	\$ 1,000,000
6.81	Residential	Lindsay	Alma Ave. and Sequoia Ave.	201	201-180-013	6 20-27	21941	5/15/2025	\$ 5,077,500
238.33	Nuts Estate Home	Tulare	Avenue 248 and Road 84	149	149-100-002,003,004 149-110-001	28 19-24	22384	5/16/2025	\$ 6,554,500
54.09	Open	Porterville	Avenue 144 and Road 200	302	302-500-003,004,005	1 22-26	23135	5/21/2025	\$ 1,400,000
19.00	Olives	Lindsay	Avenue 216 and Road 212	214	214-070-015	19 20-27	23243	5/21/2025	\$ 408,500
62.64	Deciduous Trees Open	Kingsburg	Avenue 396 and Road 20	28	028-110-042 028-120-005 028-210-004	25 & 36 16-22	23463	5/22/2025	\$ 1,182,000
53.05	Navel	Orosi	Avenue 416 and Road 114	21	021-110-007 021-120-031	12 16-24	23489	5/22/2025	\$ 300,000

10954.14	Dry Pasture	California Hot Springs	Deer Creek Rd. and Hot Springs Rd.	307	307-200-002 325-080-004,013 325-090-015,018 325-100-018 325-110-009,012,013 325-120-015,016 325-130-005 325-140-003 325-210-018,051	24 & 25 23-29 32 & 33 22-30 2,11,12,13,1 4,16,17,18,1 9,20,21,23,2 4,25,26,27,2 8,29,34,35,3 6 23-30	23381	5/22/2025	\$ 8,135,500
10954.14	Dry Pasture	California Hot Springs	Deer Creek Rd. and Hot Springs Rd.	325	307-200-002 325-080-004,013 325-090-015,018 325-100-018 325-110-009,012,013 325-120-015,016 325-130-005 325-140-003 325-210-018,051	24 & 25 23-29 32 & 33 22-30 2,11,12,13,1 4,16,17,18,1 9,20,21,23,2 4,25,26,27,2 8,29,34,35,3 6 23-30	23381	5/22/2025	\$ 8,135,500
24.83	Olives	Lindsay	Avenue 216 and St Hwy 65	208	208-120-040	18 20-27	23533	5/23/2025	\$ 691,500
9.99	Estate Home	Terra Bella	Avenue 96 and Road 232	302	302-460-017	33 22-27	23788	5/27/2025	\$ 480,000
760.80	Condo Coop Pud	Johnsondale	East of Johnsondale and Dome Rock Rd.	223	223-030-015,016	28,29,32,33 22-32	23901	5/28/2025	\$ 1,500
9.62	Nuts	Terra Bella	Avenue 104 and Road 240	302	302-340-026	27 22-27	24160	5/28/2025	\$ 345,000