

# Big River Realty

707 937-5071 10483 LANSING STREET, MENDOCINO, CA. 95460

## LITTLE RIVER

40633 LITTLE RIVER  
AIRPORT RD.

MLS# 25658  
RESIDENTIAL

ACRES: 10  
SEPTIC AND WATER:  
APPROVED

\$180,000



**Ridge Line Vistas** — A woodland delight, this 10-acre parcel is surrounded by masterful forests of Redwoods, Douglas Fir, and dancing ferns. A redwood, gated entrance leads on to the property. Very private and far enough in-land to assure of plentiful sun, yet still close to Mendocino's best with state parks, golf course, beaches, an airport, and more. Electricity is already on the property. A seasonal stream and year-round springs address the prospects of water. Beautiful vistas expand to noble ridge-tops and endless blue sky. Come establish your own bit of heaven...maybe an artist's retreat, musician's muse or writer's haven! Building permits have expired but may be easily reinstated. Check with Planning and Building Department.