

Client Detail Report

Listings as of 09/10/25 at 12:55pm

Active 12/12/24 **Listing # 324093863** **5655 Petaluma Hill Rd, Santa Rosa, CA 95404-9706** [Map](#) **Listing Price: \$1,200,000**
County: Sonoma **Cross St: Crane Canyon Rd** **Original Price: \$1,200,000**

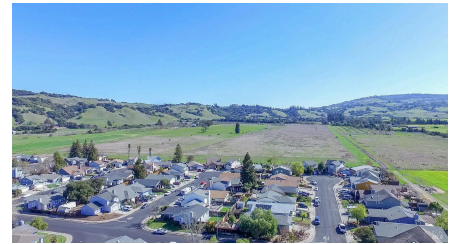


Property Type	Land	Property Subtype	Agriculture
Area/District	Cotati/Rohnert Park		
		Price/Acre	\$27,541.89
APN	045-201-004-000	Lot Sq Ft (approx)	1897909 ((Assessor Auto-Fill))
		Lot Acres (approx)	43.5700
DOM/CDOM	183/183		

[See Additional Pictures](#) [See Virtual Tour](#)

Directions Petaluma Hill Rd south of Snyder Lane and North of Crane Canyon Road

Public Remarks An ideal location to develop a hobby farm or equestrian property. Convenient location to Rohnert Park, Santa Rosa, Petaluma. Previously this property was an operating farm acquired in 2004 by the current owners but never developed. Currently open pasture land with all buildings removed. Small wetlands area of 1.42+/- acres on property line shared with adjacent 45.43+/- acres at 5573 Petaluma Hill Rd. which is also for sale. The owners would like to sell both parcels at a combined price of \$2,500,000 for the approximately combined 98+/- acres.



Property Location

Zoning DA20

Property Information

Utilities Gas TBD, Phone TBD
Water Source Domestic Well Capped, TBD
Special Listing Offer As Is
Cond

Electric Electric TBD
Sewer TBD

Parking Information

Total Parking 0
Spaces

Lot Information

of Lots 1
View Hills, Panoramic, Pasture, Vineyard
Description
Fencing Partial

Lot Features Shape Regular
Topography Gently Sloped, Mostly Level

Lot Uses

Zoning Agricultural/Residential
Description
Possible Use Agricultural, Residential
Vegetation Brush, Pasture

Current Use Agricultural

Other None
Structures

Soil Unknown
Road Frontage Highway
Type

Association Information

Association No

Association \$0
Fee

Presented By:

Darryl Vice
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 Primary: 707-546-8822
 Secondary:
 Other:
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See our listings online:

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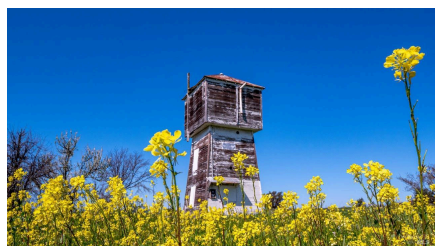
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Listings as of 09/10/25 at 12:55pm

Active 12/12/24 **Listing # 324093867** **5573 Petaluma Hill Rd, Santa Rosa, CA 95404-9706** [Map](#) **Listing Price: \$1,300,000**
County: Sonoma **Cross St: Crane Canyon Rd** **Original Price: \$1,300,000**

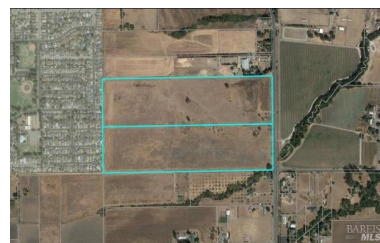
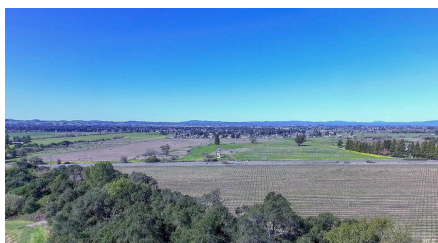
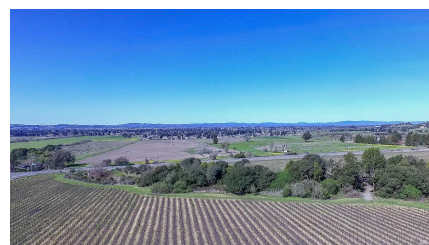
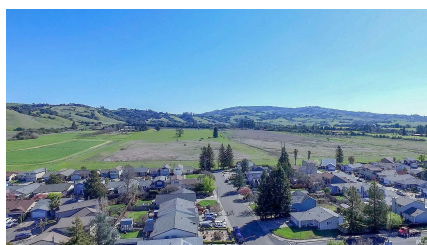
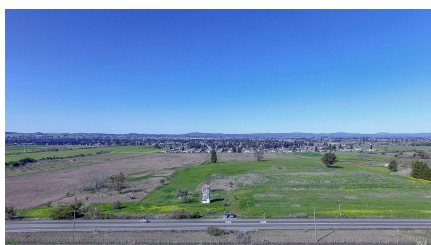


[See Additional Pictures](#) [See Virtual Tour](#)

Property Type	Land	Property Subtype	Agriculture
Area/District	Cotati/Rohnert Park		
		Price/Acre	\$28,615.45
APN	045-201-003-000	Lot Sq Ft (approx)	1978931 ((Assessor Auto-Fill))
		Lot Acres (approx)	45.4300
DOM/CDOM	270/270		

Directions Petaluma Hill Rd south of Snyder Lane and North of Crane Canyon Road

Public Remarks An ideal location to develop a hobby farm or equestrian property. Convenient location to Rohnert Park, Santa Rosa, Petaluma. Previously this property was an operating farm acquired by the current owners in 2004 but never developed. Currently open pasture land with all buildings removed except old water tower. Small wetlands area of 1.42+/- acres on property line shared with adjacent 43.57+/- acres at 5655 Petaluma Hill Rd. which is also for sale. The owners would like to sell both parcels at a combined price of \$2,500,000 for the approximately combined 98+/- acres. Both parcels are zoned DA20



Property Location

Zoning DA20

Property Information

Utilities Gas TBD, Phone TBD
Water Source Domestic Well Capped, TBD
Special Listing Offer As Is
Cond

Electric Electric TBD
Sewer TBD

Parking Information

Total Parking 0
Spaces

Lot Information

of Lots 1
View Hills, Mountains, Panoramic, Pasture, Vineyard
Description
Fencing Partial

Lot Features Shape Regular
Topography Gently Sloped, Mostly Level

Lot Uses

Zoning Agricultural/Residential
Description
Road Frontage Highway
Type

Current Use Agricultural

Other Structures None

Association Information

Association No

Association Fee \$0

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