



3 Tips For Buying Land In California In 2022

People purchase land across the country for a lot of different reasons. Business development, agricultural expansion, new home construction, and hunting or recreation are all common motivators for owning your own acreage.

And if you're on the lookout for some great property in one of the nation's most beautiful, fertile places, you're going to want to see what California has to offer.

[\(In fact, The Golden State has been the country's top agricultural state for decades!\)](#)

But a land purchase is no small endeavor. From determining land type, to knowing the financing options available to you, to choosing the right realtor, there are so many things to consider before making your land dream a reality.

[San Benito Realty](#) has been facilitating successful land sales in central California for over 6 decades. That's why today we want to give you 3 tips so you know *exactly* how to buy land in California successfully, no matter your personal goals.

Let's dive in...

1) Know Your Criteria

Chances are, if you're pursuing [buying land in California](#), you already have a specific intent in mind.

People buy land here for a host of reasons from business expansion, personal recreation, and more...but one of the most common reasons for buying land in the Golden State is for agricultural purposes.

Farms, ranches, orchards, and groves abound here, and the sunny, warm climate makes raising cattle and growing produce possible (and lucrative) year round.

Depending on your needs, you're going to want to have certain criteria in mind for buying land in California.

Maybe you want groves, vineyards, or fruit trees already in place...or perhaps you need open acreage and water sources readily available for cattle, horses, poultry, or crops.

You may be in pursuit of a functioning farm that's ready to go, or perhaps you just want lots of open acreage so you can make it your own.

No matter your goals, make sure you know the criteria you're looking for *before* you begin your search so your realtor can present you with the best available properties.

Here are some questions that will help you determine how to buy land in California before beginning your pursuit [searching for properties](#)...

- What kind of utility access do you need?
- What are your road access needs?
- How much acreage are you looking for?
- What kind of landscape will be required? (Flat, sloping, wooded, fields, etc)
- Do you need a natural water source?
- Are you looking for a property with outbuildings, barns, or other shelters included?
- Do you have any other dealbreakers or must haves before buying [land in California](#)?

2. Have Your Finances In Order

Raw land purchases are often structured quite differently from other real estate deals.

When you're buying acreage, typical mortgage lending rules don't usually apply. That's why you'll need to talk with your financial advisor or mortgage lender about pursuing a land loan, specifically.

These loan types are often more complex and involve surveying property boundaries. Zoning and land use restrictions will also need to be considered by your lender.

Some of the most common ways to borrow the money you need for a land purchase are USDA subsidized loans, local lenders, seller financing, and of course...cash is always king!

If you opt to borrow, make sure you have a strong credit score, know your budget in advance, understand the monthly payments you can afford, and are ready with any assets you can put up for collateral.

3. Work With A Real Estate Company That Knows Land Sales

While many brokers *can* facilitate [land sales in California](#), that doesn't mean they all should!

Because buying land in California is so nuanced, it's always best to work with a company with deep working knowledge of land and [property sales](#) and vast experience. Not all agents know how to buy land in California seamlessly.

Since 1959, San Benito Realty has specialized in the sales of agricultural land, [farmland](#), and [ranches in California](#). Today, the third generation of [Brigantino's](#) have joined the firm and this family-owned and operated team has the experience to walk you through finding and purchasing the best land to meet your needs as smoothly, quickly, and easily as possible.

We work hard to maintain an impeccable reputation as being an honest company full of hard working, professional brokers. Our wide network and deep local knowledge ensures you'll get the best property for the best price, guaranteed.

[Contact San Benito Realty today, and together we will find the property of your dreams.](#)



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