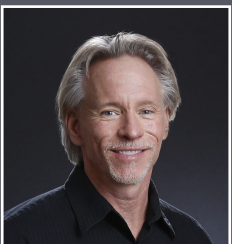
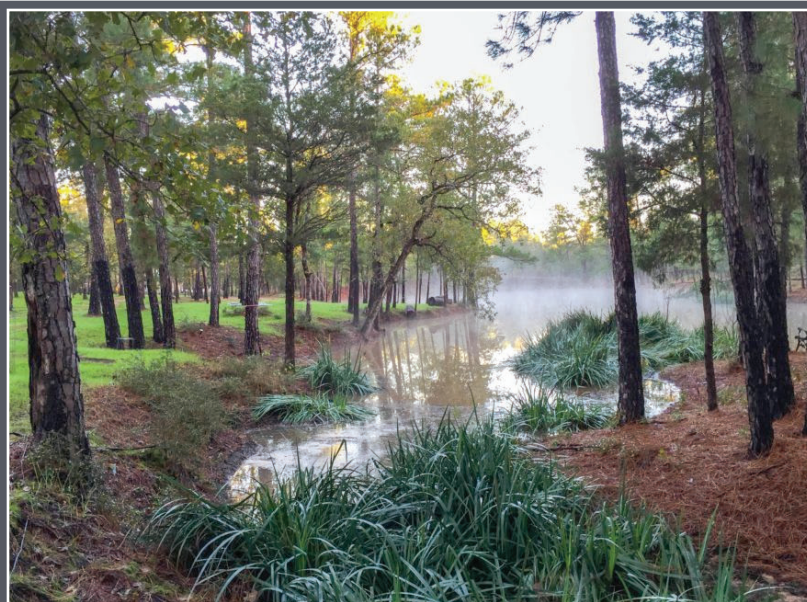
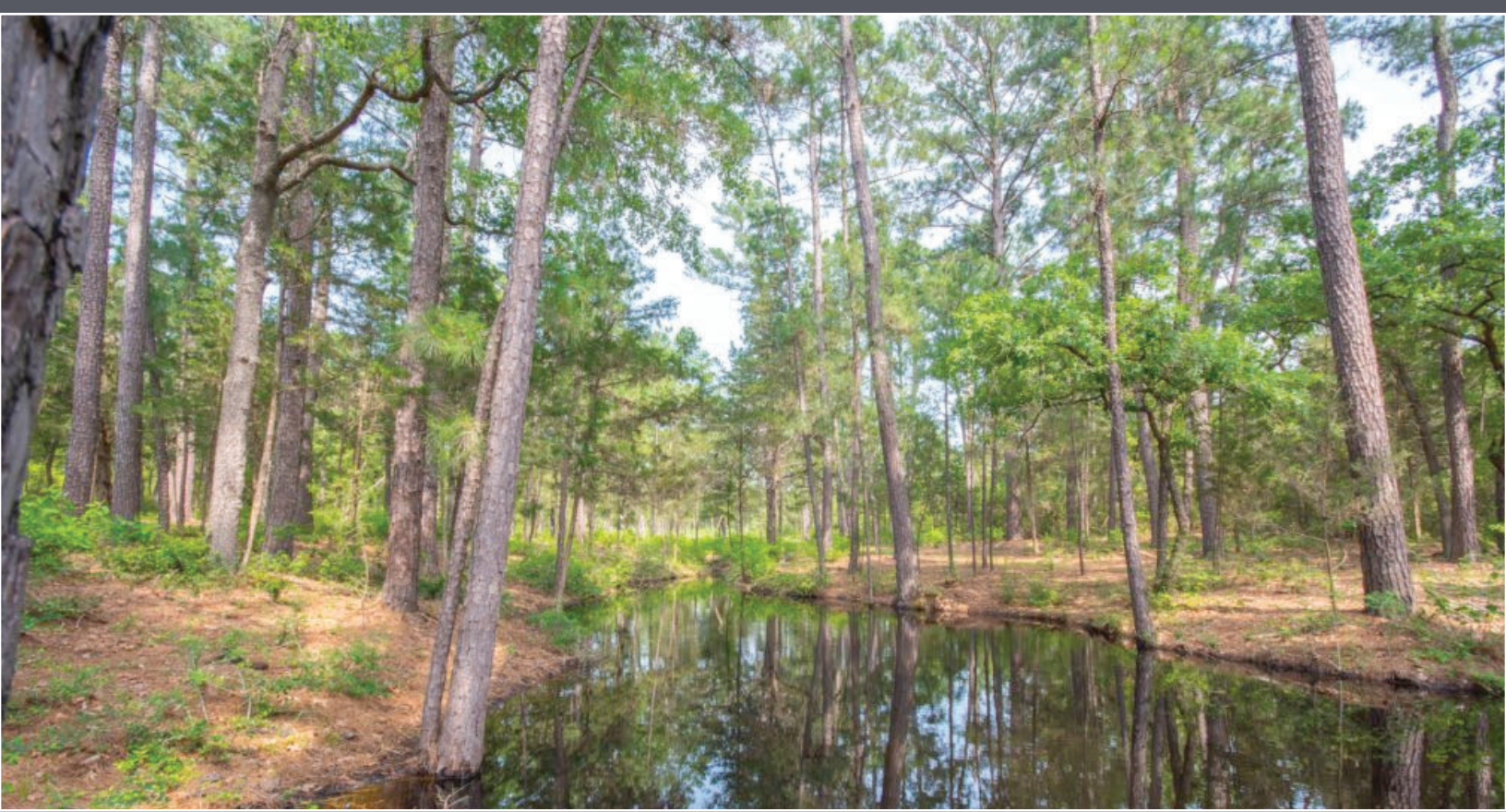


363 Furr Mays Rd

SMITHVILLE, TEXAS 78957

\$2,499,000

200 Acres



**Dave Murray, Broker,
REALTOR®, CRS**

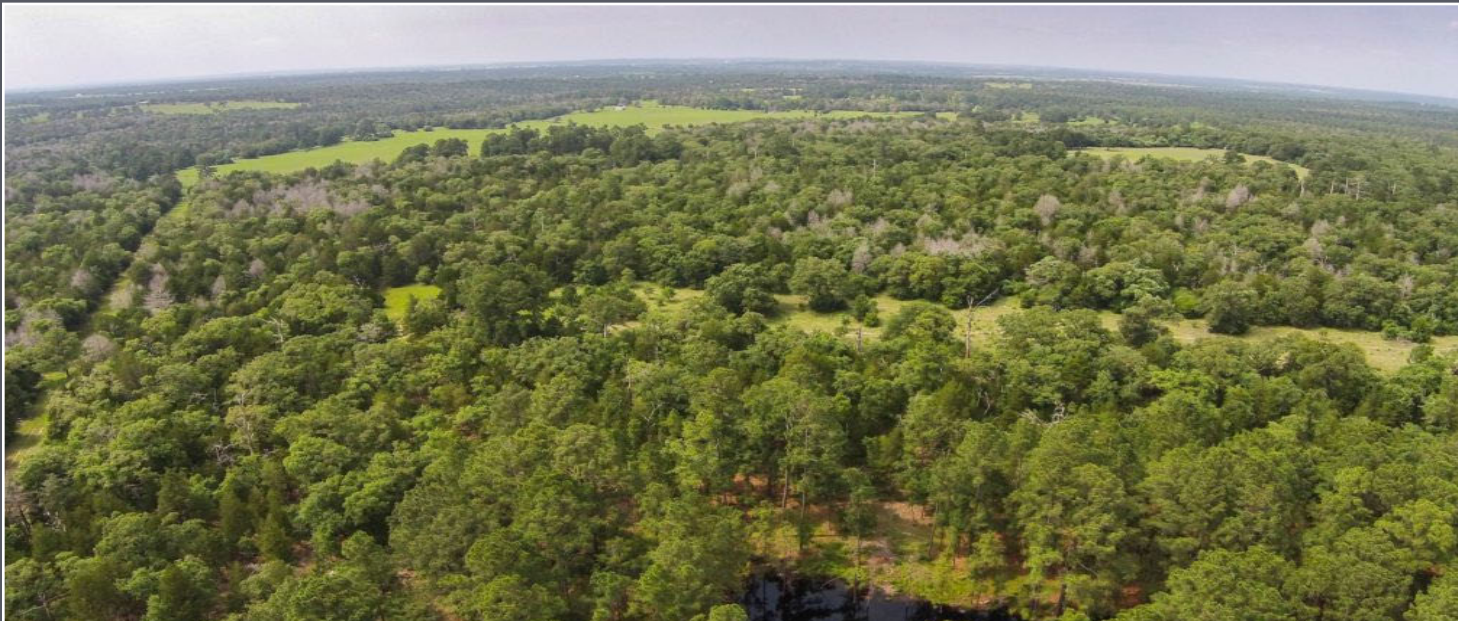
Cell: 512-695-2176

E-mail: Dave@dmtx.com

dmtx.com



Coldwell Banker United



200 Acres

Bastrop County | Smithville ISD

Location

Located Near the Southeast Portion of Bastrop County, and just west of Smithville, Texas. Access is off a private road south off of FM 2571. It has great access to Historic Bastrop and is 50 minutes from Downtown Austin via Hwy 71.

Water Features

This property features incredible water features throughout, including creeks, grottos, and spring-fed ponds. One of the spring-fed ponds is situated in front of the residences, allowing for a relaxing, serene setting. Additionally, the current owners are in process of constructing a man-made pond, to be stocked with fish and complimented with an island in the middle of it.

Land

This is one of the last great spots of uncultivated land in Bastrop County. There are so many features and potential recreational spots, it would take days to explore. There are a number of towering pine trees, as well as mature hardwoods. The soil on the property is primarily Edge Fine Sandy Loam & Padina Fine Sand.

Improvements

The main ranch home has been completely renovated as a luxury ranch residence, while still maintaining its original charm. The adjacent guest house has also been renovated. The square footage comes out to 2,238 for the 2 homes, each 2BR/2BATH. The entire area around the homes are irrigated, with plans in place to bring more water features to that area. In addition to the main homes, the owner has constructed two newly-built, large steel storage buildings, that are designed for a potential modern construction home and high tech storage/toy barns/workshop.

Utilities

There is active electricity on the property. Well and septic are present and in place on the property.

Wildlife

There is an abundance of wildlife on this property, making it an amazing hunting destination. Deer blinds and turkey feeders have seen impressive animals caught on film.

Exemptions

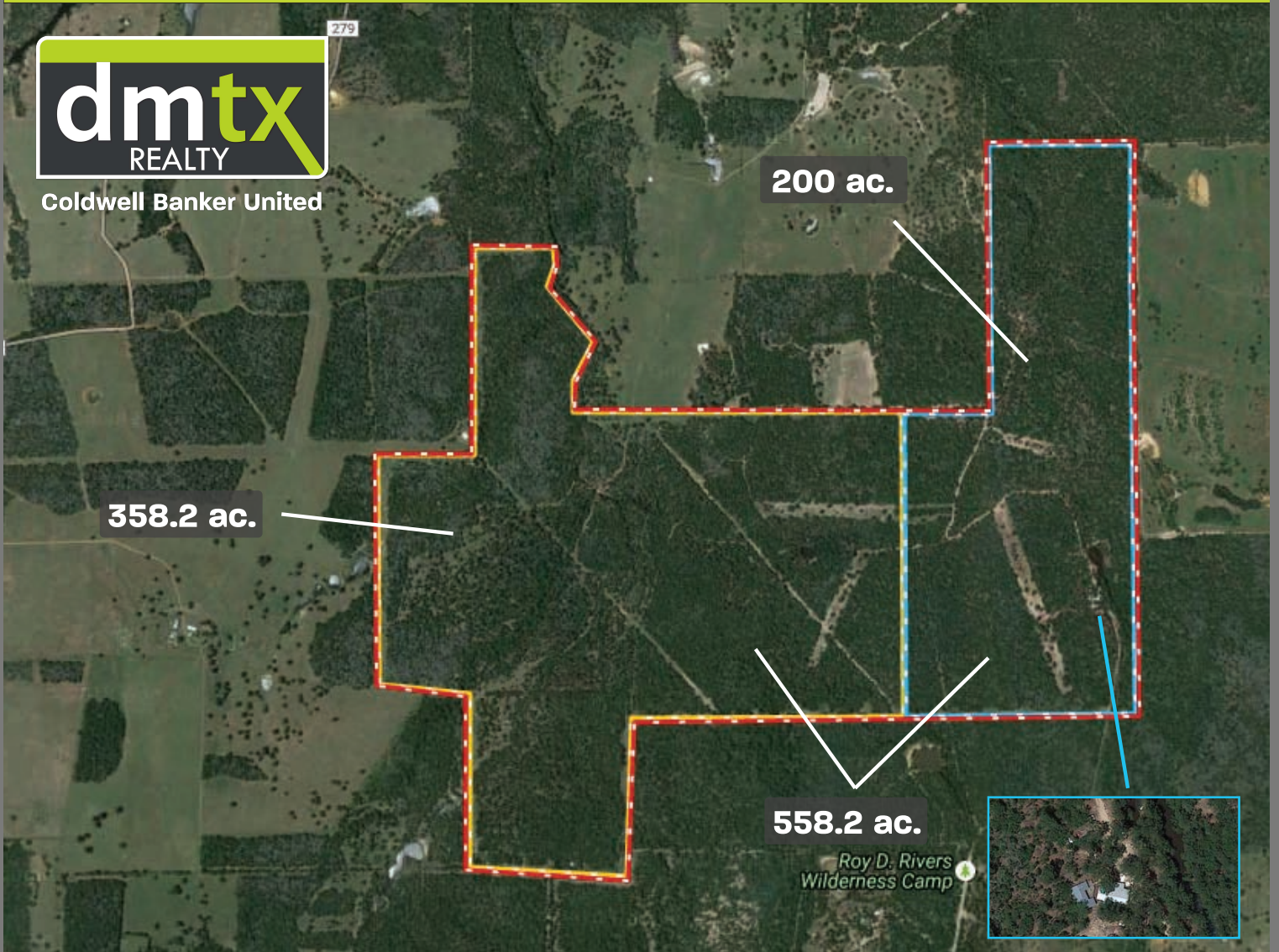
There is currently an AG exemption making for low taxes.

This is a beautifully wooded ranch. Towering pine trees are on much of the terrain, along with enormous mature oaks and other hardwood trees. There are spring-fed lakes on the property, along with a number of creeks. There is incredible irrigation surrounding the whole residential area, giving it a great manicured, park-like feel, and the owner is currently in process of installing a new pond and other water features. Electricity has been run underground throughout the area too, and there are great opportunities to build a great custom home as well.

Much of this property is completely untouched, with a wealth of wildlife. This is a hunter's paradise, and there is much to explore. The possibilities for a recreational ranch are endless. Looking at an aerial of Bastrop County, you can see this is one of the last uncultivated parts of the entire county. This is a great opportunity to own your own getaway into the beauty of Texas nature.



Coldwell Banker United



363 Furr Mays Rd
Available 3 Ways.

512-695-2176 | info@dm tx.com

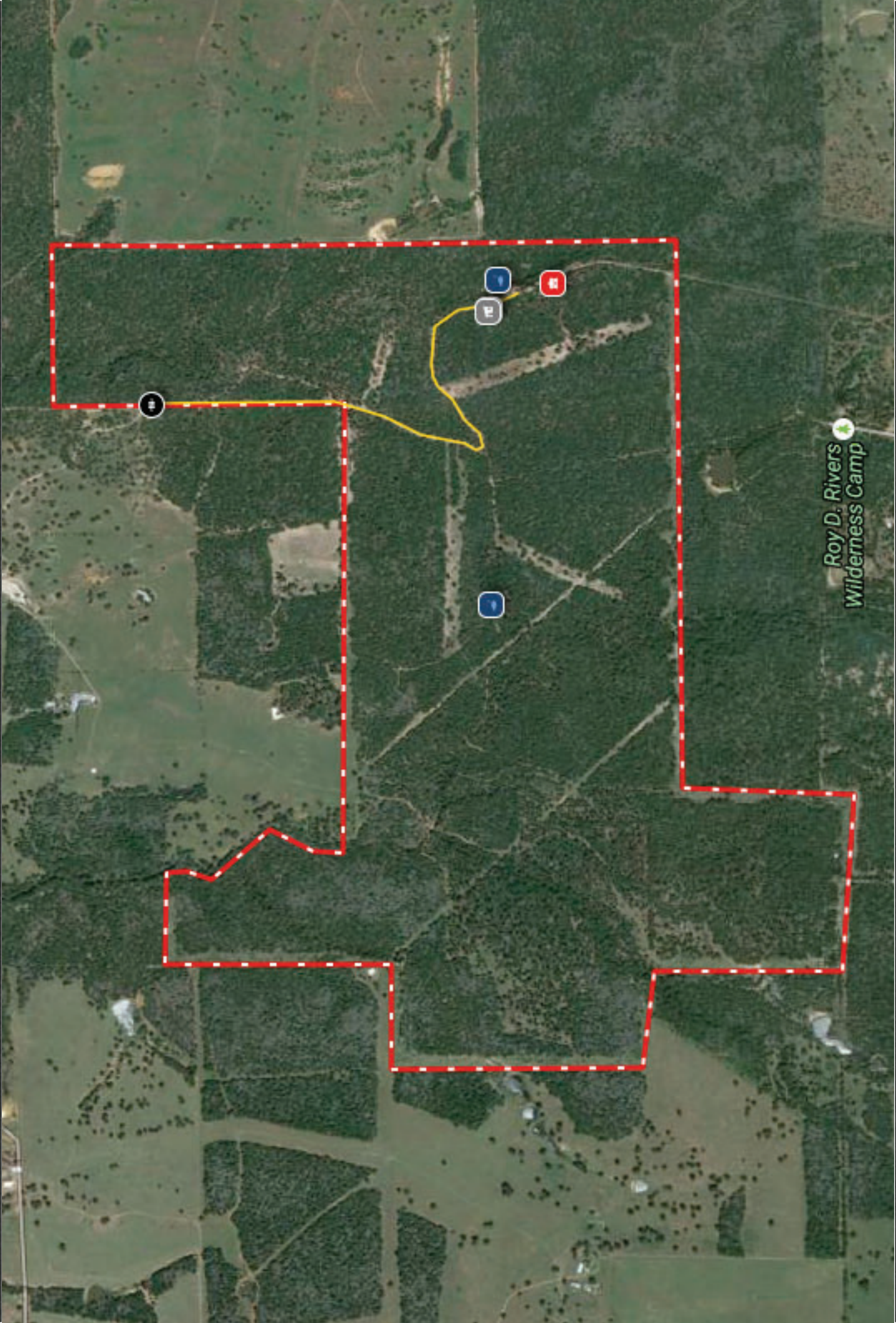
● 200 acres at \$2,499,000

● 358.2 acres at \$2,499,000

● ● 558.2 acres at \$4,499,000

558 ACRES - BASTROP COUNTY, TX

Coldwell Banker United, Realtors
Dave Murray, Broker



MAIN UPDATED HOMES



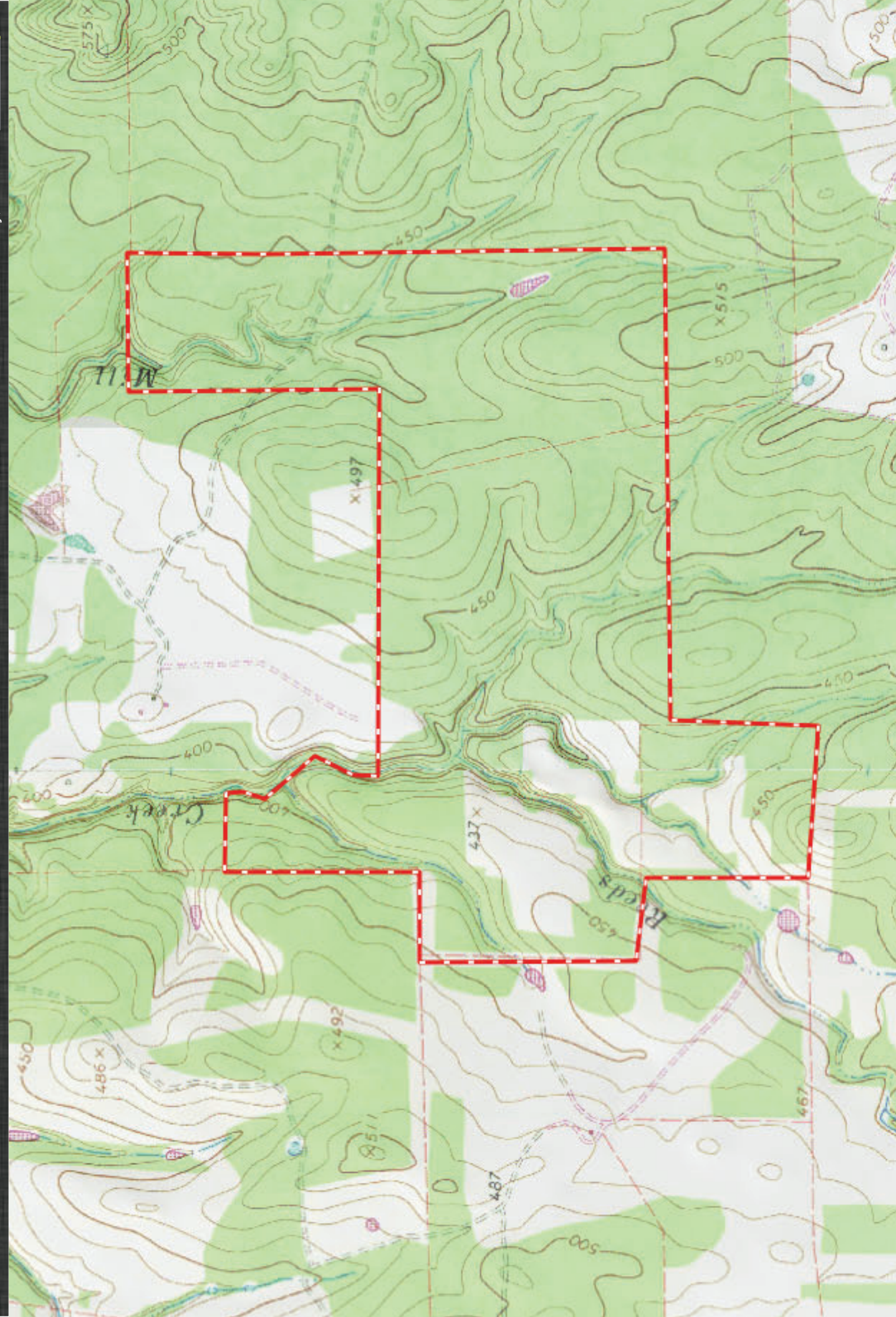
STORAGE BUILDINGS



SPRING-FED PONDS

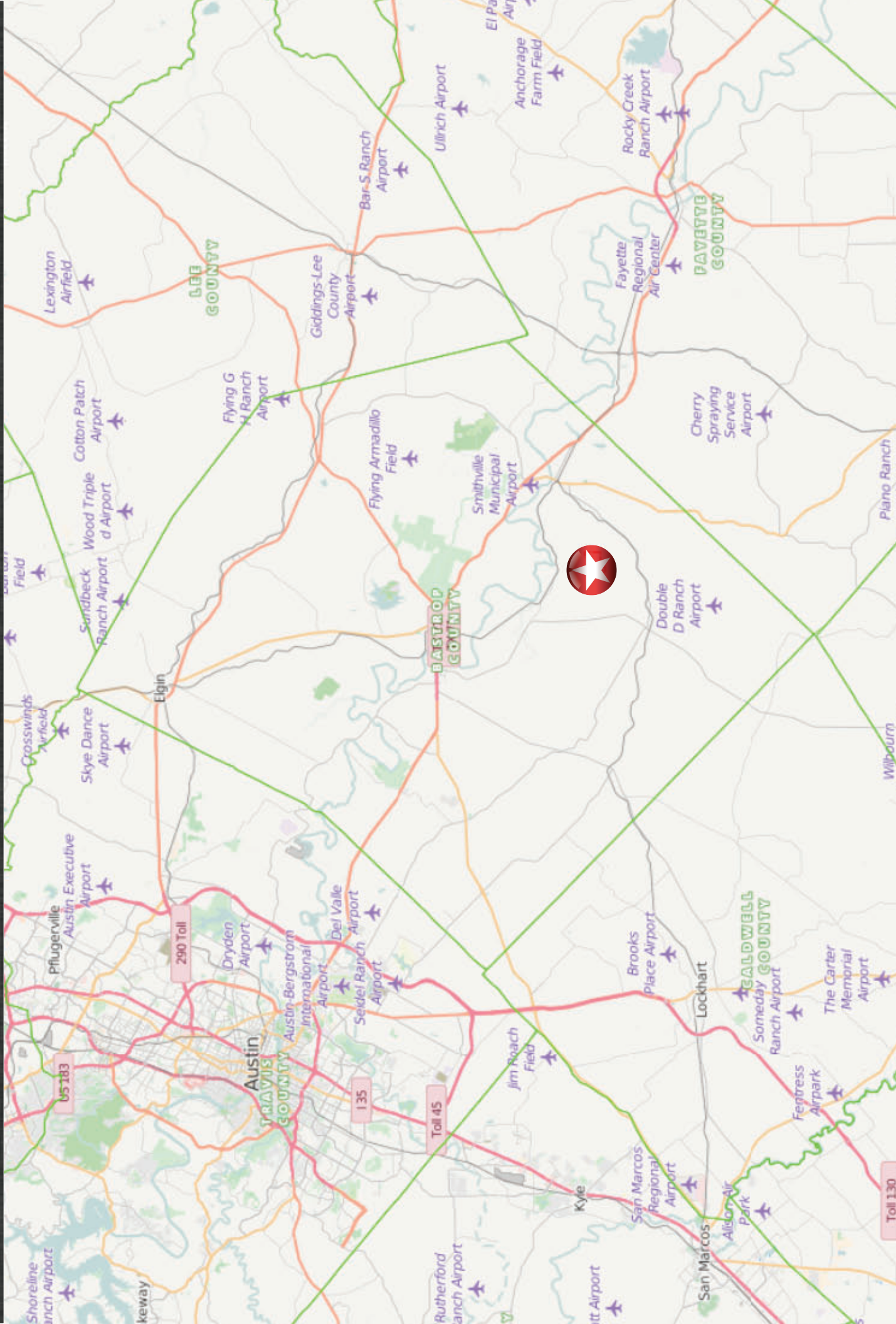


GATE



558 ACRES - BASTROP COUNTY, TX

Coldwell Banker United, Realtors
Dave Murray, Broker



A Note from the Owners at La Tranquilla Ranch

Every once in awhile if we are lucky, something truly unique and one of a kind comes along. Something that if we pass up, we may never see or experience again. That's exactly what La Tranquilla Ranch in Smithville, Texas is. A remote and extremely private location, yet an easy and quick drive from downtown Austin this 558 acre pine forest is truly a gem, a diamond in the rough. It's location provides the ultimate experience of true nature where the most prominent sound one hears is the wind whistling through the century year old pine trees. One can get away from the business of life at this truly peaceful and serene sanctuary, or one can easily enjoy Austin city life in 55 minutes....the best of both worlds are easily had and enjoyed at this place. One can even enjoy the olden days Texas town feeling by taking a quick 15 minute drive to charming Smithville, where the movie "Hope Floats" was filmed or a 23 minute drive to downtown Bastrop which offers all the shopping conveniences of daily life, plus adorable restaurants that often have live nightly music. The location is definitely one of the huge perks of this remarkable property!

The first thought that may come to mind when you enter La Tranquilla ranch is a thought back to your childhood and the story of Hanzel and Gretel for once you step onto this property, you truly have stepped into a cozy, enchanting and captivating forest. You will be swept away by the beauty of the mature pine and oak trees and the instant relaxation you feel from their presence and the water that never goes dry on this ranch. There are 2 original ponds on this property that have not gone dry since the 1950s and that stock huge bass. The current owner has developed the property more by adding 3 new ponds, one with an amazing island in the middle to make it truly unique and special! When you combine this with some of the most massive and dry creek bottoms you've ever seen, you realize the potential to have water almost anywhere on this property is endless.

For the last two and half years the current owner has truly dedicated himself to making this property a one of a kind in Texas. A tremendous amount of love, energy and funds have been poured into this property and that is easily noticed by the little creative touches that pop up all over the ranch. A beautiful fountain in one of the main ponds, hammocks that swing between the trees and a beautiful stone fire pit are just a few examples of the little touches that make such a big impact. Roads have been constructed and improved throughout the ranch to make the entire property accessible by vehicle. Two original homes stand on the property. Both have inviting charm and the feel of a cozy cottage. One home has been completely stripped to the studs and remodeled into a stunning, very modern and zen place. With a sleek and incredibly clean style, this amazing renovation is a place you will want to spend countless weekends....curled up on the couch with a blanket and good book in front of the giant new stone fireplace. If you are looking for a place to unwind and rejuvenate, La Tranquilla is just what the doctor ordered.

In addition to the renovated original homes on this property, there are two brand new, large Mueller Metal Buildings. This property is quite the compound with the addition of these new structures, plus the 10-12 acre yard that surrounds it that has been seeded with lush grass, irrigated, lit with landscape lighting and completely beautified. It is always magical at La Tranquilla, but especially at night. When one drives around the corner and up the to the compound that is illuminated with warm lights that showcase the beautiful pines and the amazing water, it is more than inviting, it is truly remarkable. The Mueller Buildings are solid built structures, one was designed to be a machinery shop or large garage and is currently being used for storage of machinery and other items, such as the original 1950's Willy's Jeep that the previous owner had. The other building was constructed to become the new main house of the ranch and is basically a blank slate for someone to come in and choose their own finishes and make it exactly what they want.

And to top it all off is the stunning topography of this incredible ranch. It is extremely rare to find a plot of land in Texas, in particular one as large as this, that has not been either clear cut for farm use or that has not been touched by Texas fires. La Tranquilla has never experience either of these. The forest is incredibly lush and thick and if one looks at an aerial map, this can easily be seen. Thick forest with breath taking senderos that are regularly mowed and cut and that are lined with the most beautiful and mature pine and oak trees you've ever laid your eyes on makes this ranch, La Tranquilla true to it's name. La Tranquilla meaning "tranquil" in Spanish could not be a more true and appropriate name for this magical place.

Don't miss the opportunity to experience a place that will surely only come a long once in a lifetime. This property is an oasis and an opportunity to truly embrace the beauty and simplicity of nature at it's finest.