



Rancho Buena Suerte 452 Acres Edwards County, TX



Located in far Northeastern Edwards County

End of the road property

Gently rolling terrain with abundant, mature oak trees Beautiful views Scenic rock outcroppings
1500sqft 3/3 custom home-completely furnished, granite countertops, tiled floor, marble bathroom counters,
all electric, central heat/air, washing machine, dryer, ice machine, deep freeze, fire pit

400sqft porch overlooking beautiful view of ranch

500sqft comfortable bunk house that sleeps 4, full bathroom, large porch, picnic area

Bunk house & lodge have separate, licensed septic systems

Large garage/barn for storage Tool barn

2 strong water wells on different sides of the ranch providing water to headquarters
and several watering troughs for wildlife

Earthen pond on north side of property

Ranch is completely fenced with "like-new" 5 strand barb wire

Existing cross fence that creates an internal 100 acre pasture

Property has been well managed---the extensive brush and cedar control
has left a moderate to heavy vegetation cover ideal for wildlife

Paint Creek traverses west to east through ranch creating lush areas of topsoil in the valleys
and funneling game into ranch

Whitetail, turkey, hog, axis, fallow, sika, quail, great dove hunting

13 deer stands, 15 deer feeders

Exempt taxes

Reduced Price! \$1,280,000

listing #404



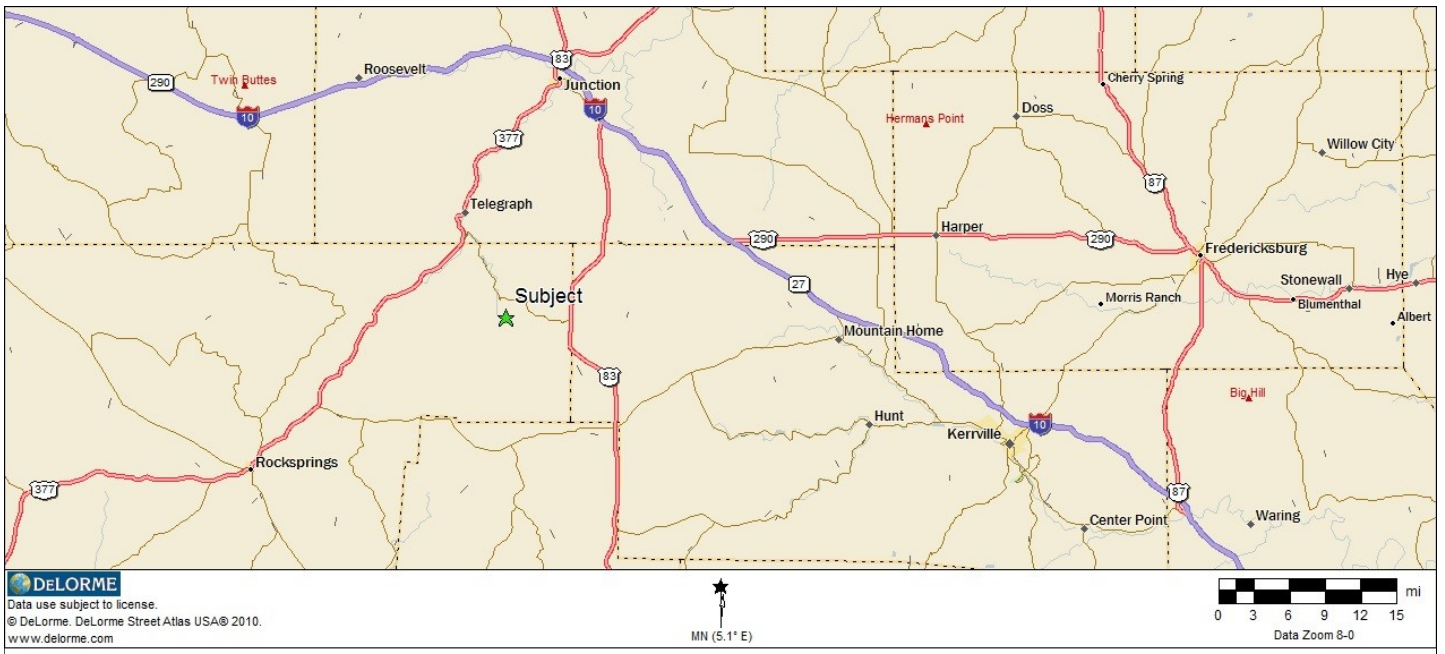
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