



Protecting Clients. Conserving the Land.

Blue Mountain Vista
*73.97 acres with residence,
Fort Davis, Jeff Davis County, Texas*



James King, Agent

Office 432 426.2024

Cell 432 386.2821

James@KingLandWater.com

King Land & Water LLC
P.O. Box 109, 109 State Street, Suite 1, Fort Davis, TX 79734
office 432.426.2024 fax 432.224.1110 kinglandwater.com

Blue Mountain Vista

73.97 acres

Fort Davis, Jeff Davis County, Texas

James King, Agent

Office 432 426.2024

James@KingLandWater.com

Location

Blue Mountain Vista is comprised of 73.97 acres and is one of the most unique small properties in the Davis Mountains.

Acreage

73.97 acres in Jeff Davis County.

Description

This exquisite property and home consists of 73.97 acres, surrounded by a juniper-pinon woodland, with oak trees and native gramma grasses, set atop the foothills of Blue Mountain. The home has unsurpassed views of Blue Mountain to the north and the Puertacitas and Haystack Mountains to the south. The mountain top home-site is surrounded by a split-rail fence accessed by a paved driveway and electronic gate. The custom 2BR/1.75BA home is handcrafted by Rainbow Adobe builders of pier and beam construction with stucco finish using the finest materials. Its focal point is a large living area accented by fine tongue and groove ceilings supported by a large peeled pine beam, a kiva fireplace and custom built-in shelving and cabinetry. Over-sized windows frame breathtaking views of the surrounding mountains. The gourmet kitchen is a cook's delight with ample work space, a Jenn-Air 6-burner range and vent hood, over-sized refrigerator, walk-in pantry, custom made cabinets and island. A hallway off of the living area leads to a home office, utility room and guest bedroom with $\frac{3}{4}$ bath. On the opposite side of the living area is the hallway leading to the Master Suite with its own Kiva fireplace and separate whirlpool tub and exercise room. Views from the exercise room are breathtaking. Both bedrooms have prominent views of Blue Mountain. A raised deck surrounds $\frac{1}{3}$ of the home and affords space for outdoor entertaining. The home is equipped with a 3-bay carport and attached storage building.

Habitat

This Scenic Loop ranch is dominated by mile high grasslands of Cane Bluestem, Blue Gramma, and Sideoats Gramma with diverse native Emory Oaks, Gray Oaks, Alligator Juniper, and Pinion Pine, typical vegetation of high elevation desert mountains. Cool nights, warm days and the first of the desert monsoonal rainfalls make the mesa a lush green paradise in the spring and throughout the summer.

Wildlife

Wildlife in the Davis Mountains is abundant. Big mule deer, white-tail, elk, and smaller animals and bird species such as javelina, fox, ringtail cat, and the unusual Montezuma quail abound in the mountains. Hummingbirds and migrant songbirds fly through the area on semi-annual migrations and are attracted to the extensive native plant gardens in the courtyard and around the property making this a birding paradise. Native trees, brush and grasses provide excellent habitat for these game and non-game species. Surrounded by nature, one can pursue activities like photography, astronomy, hiking, painting, or meditation by simply walking out the door.

Price

\$795,000

Contact

James King, Agent

King Land & Water, LLC

432 426.2024 Office

432 386.2821 Cell

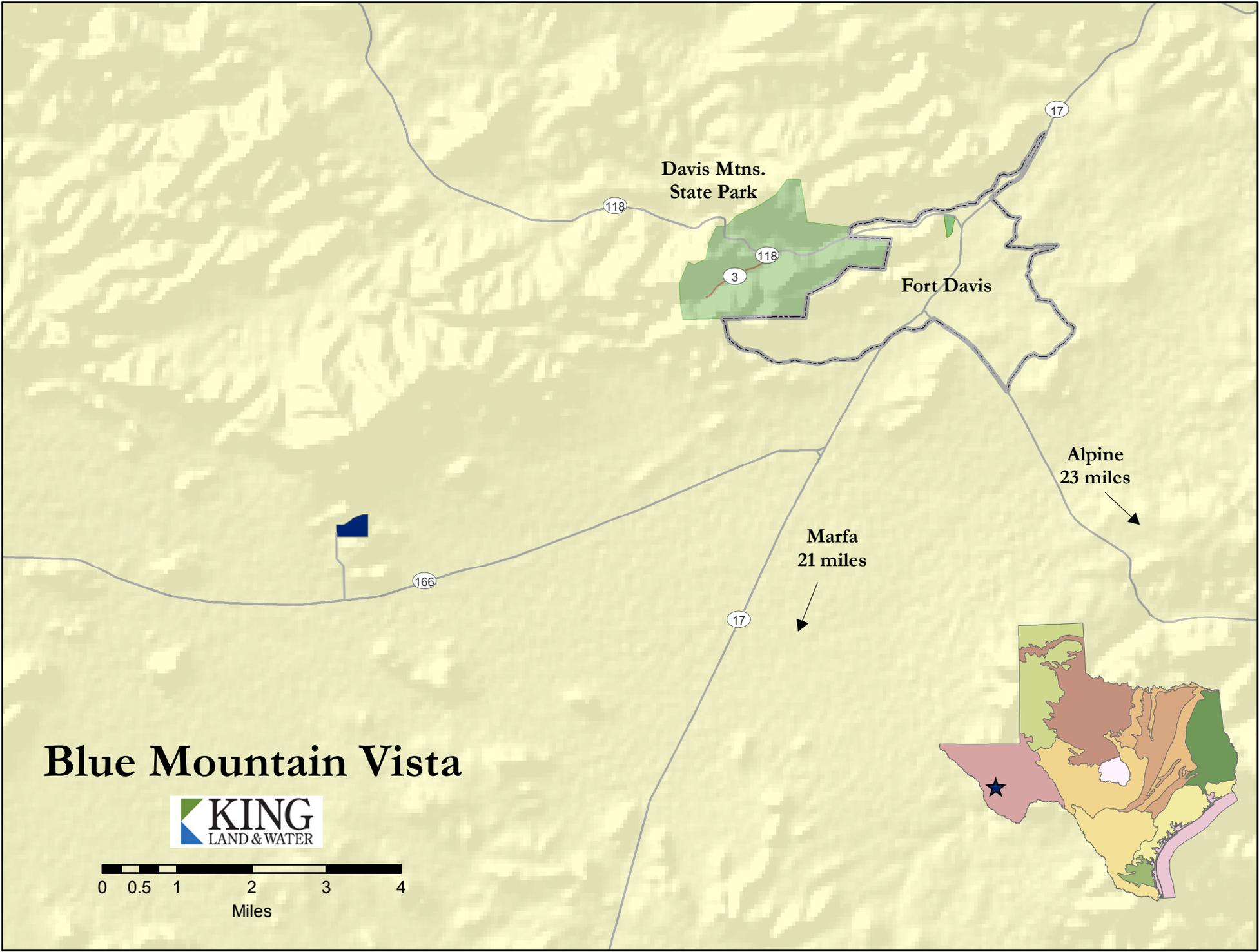
James@KingLandWater.com

Disclaimer

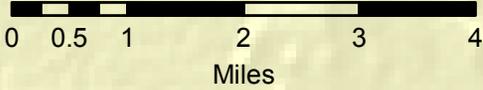
This Ranch offering is subject to prior sale, change in price, or removal from the market without notice. While the information above was provided by sources deemed reliable, it is in no way guaranteed by the broker or agent.

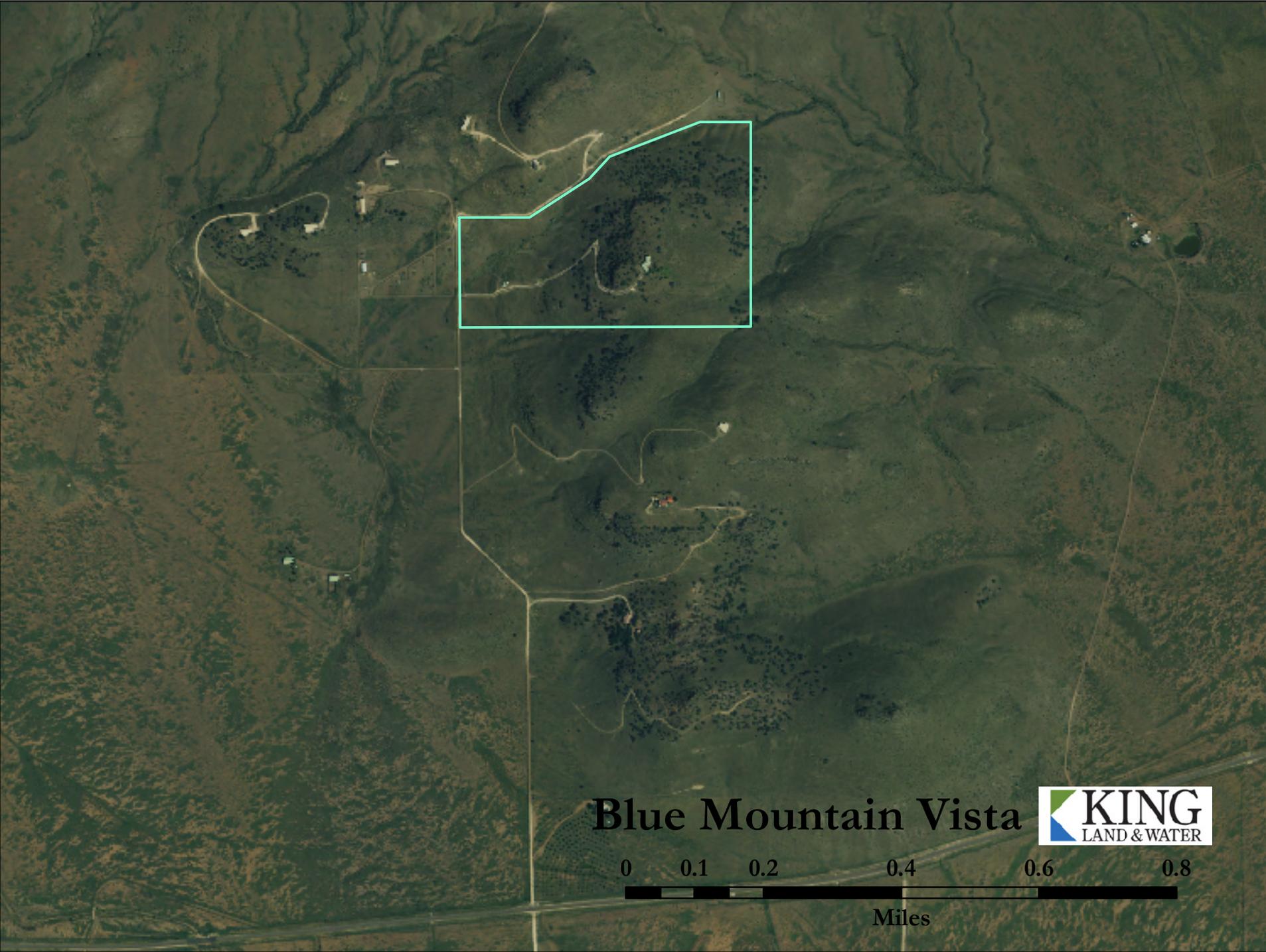


Protecting Clients. Conserving the Land.



Blue Mountain Vista

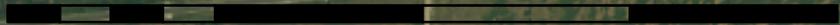




Blue Mountain Vista



0 0.1 0.2 0.4 0.6 0.8



Miles











