

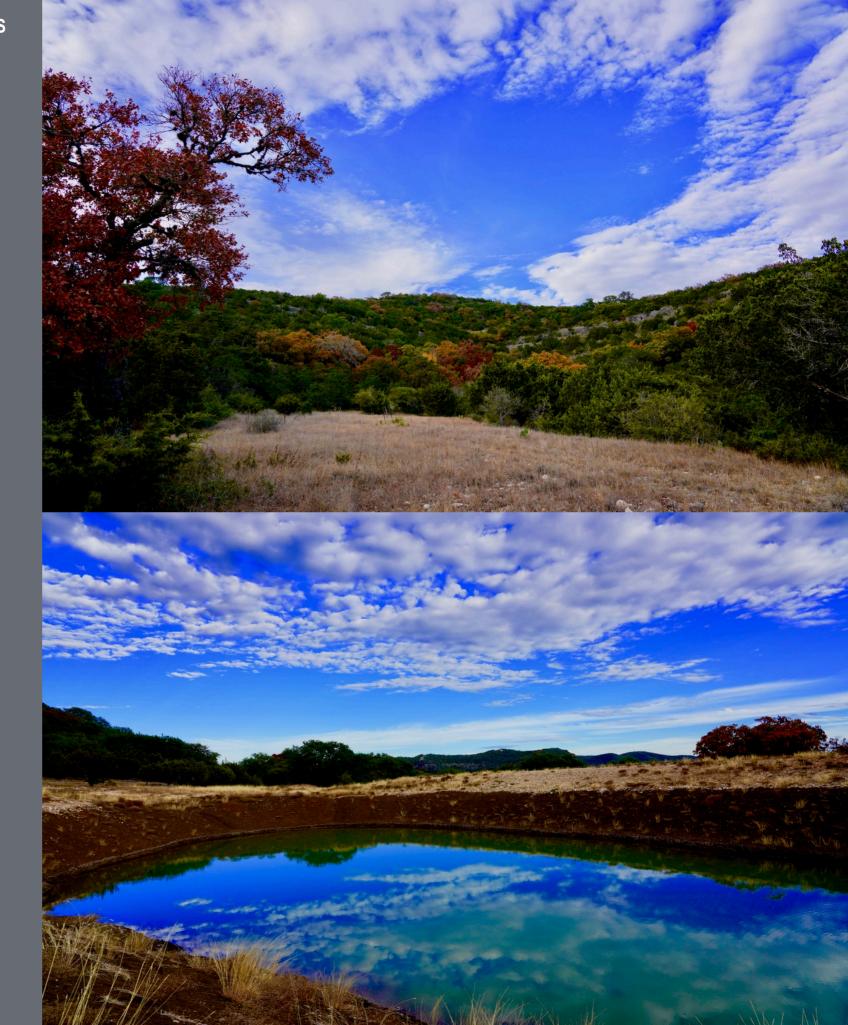
# EGHUCED REDUCED RANGH

83.31± ACRES

LEAKEY, TEXAS REAL COUNTY

'Let us show you... Texas'





#### **PRICE**

## \$739,000

- Located off Cedar Creek Road, a beautiful scenic area in the Texas Hill Country
- Great Access with Gated Entrance
- Newly Constructed Primary Road leading to **Ideal Building Site**
- Building Pad overlooking Tremendous Panoramic Mountain and Valley Views
- Ideal Hunting Opportunities
- Perimeter Fencing
- Miles of Internal Trails allow access to many parts of the Ranch
- Quiet Atmosphere Hunt, Shooting Sports, Hike, Sight-See, Relax, Paintball, Camp-Out, Play Outdoor Games, Ride ATVs and UTVs
- Electricity
- Blinds & Feeders



Brandon Bownds, Broker (830)966-6111

info@bowndsranches.com

#### **Water Features**

- Water Well
- Pond
- · Wet-Weather Draw
- Water Trough

### **Topography**

- Useable Grassy Level and Rolling **Bottomlands**
- Rugged Hillside creates a Beautiful **Backdrop and Privacy Barrier**
- Scenic Overlooks
- Steep Bluffs
- Blanketed with a Variety of Trees

### **Vegetation**

- Live Oak
- · Blue Oak
- Spanish Oak
- Agarita
- Ashe Juniper
- · Ceniza
- Mountain Laurel Persimmon

#### Wildlife

- Whitetail
- Turkey
- Hog
- Opossum Raccoon
- Armadillo
- Variety of Bird Life

