

RANCHES • LIVE WATER • FARMS • RECREATIONAL PROPERTIES



BOWNDSTM
RANCHES

Just Reduced
**TAPROOT
RANCH**

642± ACRES

**CARTA VALLEY, TEXAS
EDWARDS COUNTY**

'Let us show you... Texas'



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Property is subject to prior sale, correction or withdrawal without notice.



PRICE

\$767,190

- Southwestern Edwards County, an area well known for Prime Hunting
- Established and Newly Constructed Primary Trails
- Electricity nearby allowing to tie onto for Power
- Excellent Level Building Sites or Recreational Family Camp Ground Area
- Ideal Property Shape
- Large Neighboring Ranches
- Additional Adjoining Acreage Available
- Perfect for the Seasoned Hunter, Rancher, Nature Lover
- Close proximity to endless fun at Lake Amistad, the Devil's River and Kickapoo Cavern State Park for Additional Family and Friend Fun!
- Trough, Feeder, Hunting Blind



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Water Features

- Frontage on Both Sides of Wet-Weather Red Bluff Creek
- Several Wet-Weather Draws
- Water Trough

Topography

- Landscape of Nature - Grassy Level and Gently Rolling Terrain, Rugged Elevations, Steep Bluffs, Limestone Outcroppings and Creek Beds
- Thriving Native Grasses and Hardwoods supporting Livestock Grazing, Ranching and Hunting
- Limestone Beds that Pool with Water during Wet-Weather Times creating Natural Watering Holes for Wildlife

Vegetation

- Oak
- Texas Sotol
- Pinion Pine
- Other Plant Life Native to the Area
- Ashe Juniper
- Persimmon
- Cactus

Wildlife

- Whitetail
- Hog
- Occasional Free Ranging Axis, Sika, Blackbuck, Antelope, Elk...
- Rio Grande Turkey
- Aoudad
- Ram

