

Judd Place

228± acres | \$364,800 | Aspermont, Texas | Stonewall County



Chas. S. Middleton
AND SON

FARM - RANCH SALES AND APPRAISALS
est. 1920

Judd Place

We are excited to have the exclusive listing on this Stonewall County ranch. The Judd Place is 68 miles northwest of Abilene and 114 miles southeast of Lubbock. This makes this 228± acre place close enough to enjoy, but far enough to get away.

On these 228± acres you will see it has lots to offer. Mesquite being the most prolific type of trees on the property. Grass for grazing cows is in very good shape. The place does have some elevation changes with several draws and small canyons mixed in it, which makes this place seem more secluded and larger than it is.

A portion of the ranch has been cost shared with NRCS on mesquite grubbing. 61 acres were recently grubbed to improve the wildlife habitat and very noticeable as you drive in the property, making it the most beautiful view on the ranch.





Improvements

Improvements on the ranch consists of electricity, RV pad and hook-up, rural water and a storage container. With rural water on this ranch, cattle water is a non-issue.

Hunting

Wildlife on the property consists of whitetail deer, wild hogs, dove, quail, and some turkey. This should give the hunter plenty of game to pursue. The current landowner has never really hunted this place.





Agent Comments

With these 228± acres priced at \$1,600 per acre, or \$364,800 total, you can know you are getting a great place with several options. The hunting should be good with the water, food and habitat cover this place provides. The grazing is good with plenty grass already in place. Access to this place is a big plus, as a paved road (FM2211) on the south side gets you ¾ of a mile south of the property. Then take County Road 411 north to enter on the east side of the property. County Road 413 runs along the north boundary as well.

If you would like to take a look, please call Ben Kirkpatrick for a private showing at (806) 790-6644.











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Aspermont

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Chas. S. Middleton

AND SON LLC

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For virtual brochure & more info visit,



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Listing subject to sale, withdrawal, or error.