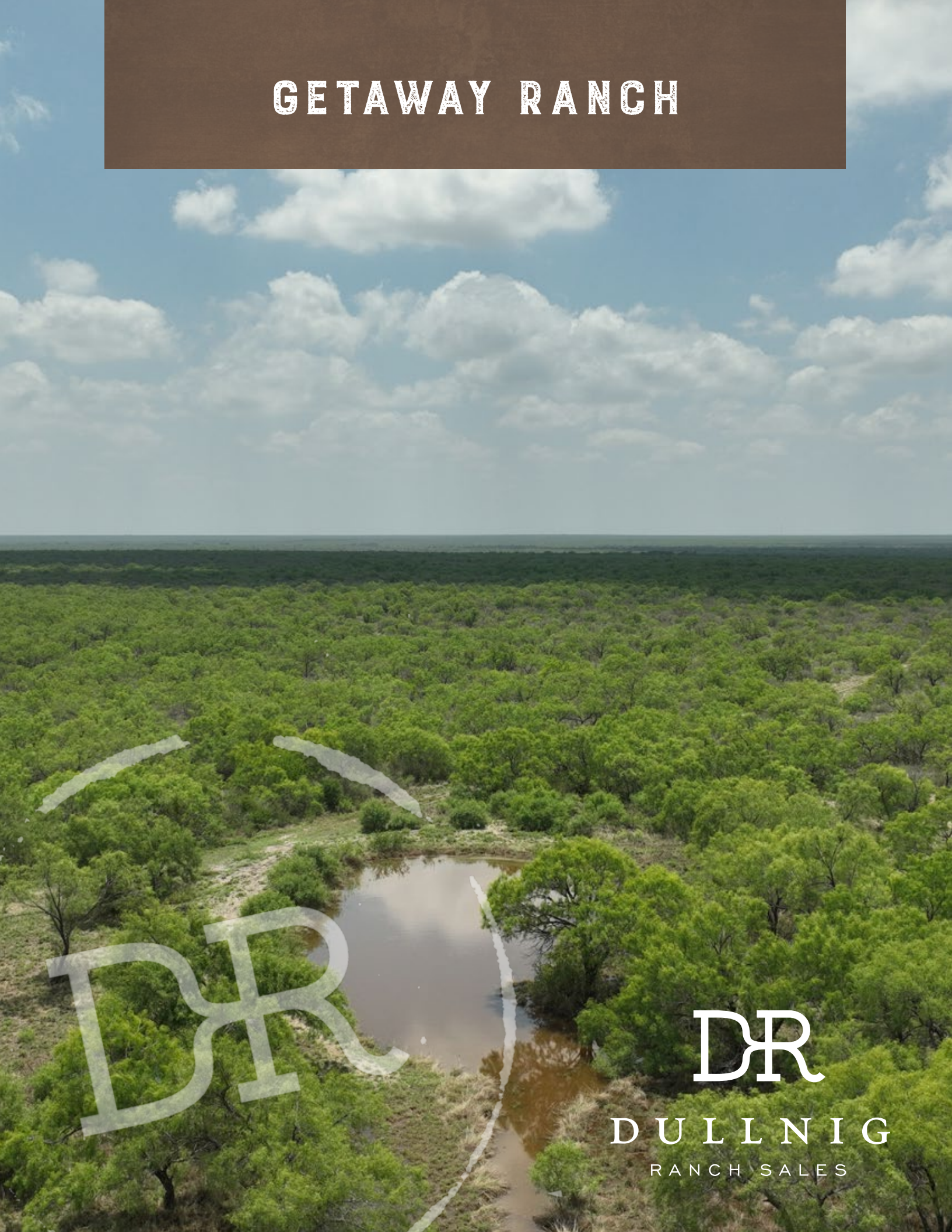


# GETAWAY RANCH



DR

DR

DULLNIG  
RANCH SALES





## DESCRIPTION

Located in the heart of the Golden Triangle, the Getaway Ranch offers low fence, native free-range hunting at its finest. Nestled amongst large ranches and off the highway, this ranch offers ideal seclusion. Excellent brush, a good pond and water well contribute to this property being ideal for attracting and holding wildlife.

## IMPROVEMENTS

There are no structural improvements on the property, however, the north side is high fenced with the east and south being low fenced. There is a good road system in place, along with 3 blinds and feeders.

***350± Acres***  
***Zavala County***





***350± Acres***  
***Zavala County***



## **WATER**

A decent sized pond near the southern end of the property holds ample water for wildlife and can be filled by the water well that is believed to be in the Carrizo aquifer. The well is currently run by a generator and can fill the pond in one day. The well also fills two water troughs. A third water trough located in the north corner is fed by a neighboring well.



***350± Acres***  
***Zavala County***



## VEGETATION AND TERRAIN

The terrain is gently rolling with enough elevation change to promote a good diversity of top choice browse for whitetail deer such as Guayacan, Guajillo, Persimmon, Granjeno, Blackbrush, Whitebrush along with others including Mesquite, Blackbrush, Tasajillo, Huisache, etc.



***350± Acres***  
***Zavala County***





## WILDLIFE

An abundance of wildlife call the area home including whitetail deer, turkeys, bob-white quail, dove, feral hogs, varmints along with many other native and migratory birds. This brush diversity and spread-out water hold an abundance of wildlife and help produce quality whitetail bucks year after year.

## MINERALS

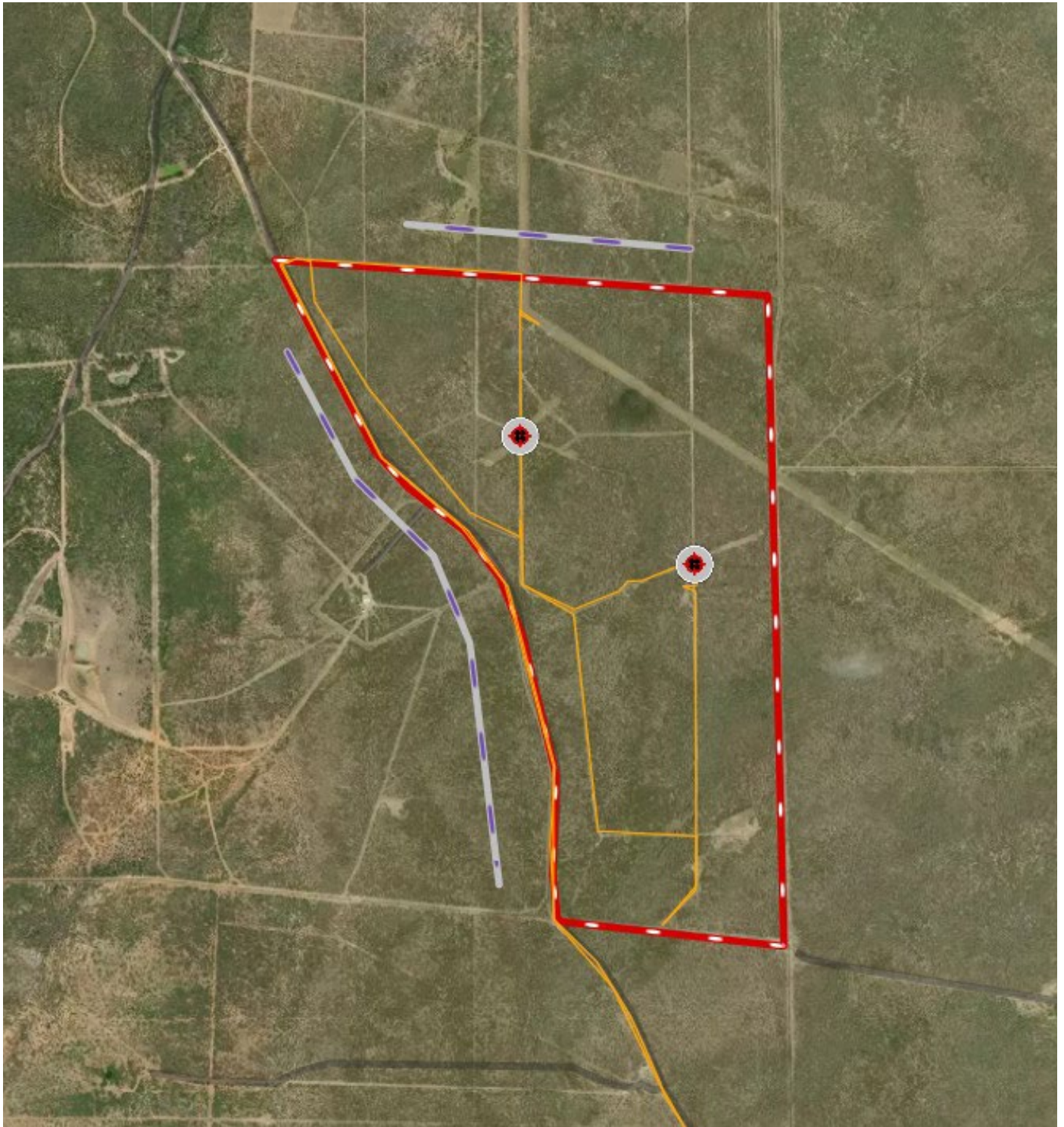
Negotiable. No current production.

***350± Acres***  
***Zavala County***



## MAP LINK

[Click here to view map](#)



***350± Acres***  
***Zavala County***





## 350± ACRES ZAVALA COUNTY HIGHWAY 57 LA PRYOR, TEXAS

Located 2± miles off of Highway 57 via an all-weather easement and is approximately 10± miles W of La Pryor, 30± miles SW of Uvalde, 107± miles SW of San Antonio, 301± miles SW of Houston and 186± miles SW of Austin.

Texas law requires all real estate licensees to give the following Information About Brokerage Services: [trec.state.tx.us/pdf/contracts/OP-K.pdf](http://trec.state.tx.us/pdf/contracts/OP-K.pdf)

### PROPERTY WEBSITE

[Click here to view website](#)

**Robert Dullnig**  
Broker Associate of Dullnig Ranches

dullnigranches.com  
Phone: 210.213.9700  
Email: [dullnigranches@gmail.com](mailto:dullnigranches@gmail.com)

6606 N. New Braunfels  
San Antonio, Texas 78209

**DR**  
**DULLNIG**  
RANCH SALES

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