



AZALEA RANCH

Tyler, Texas | 253.72 ± ACRES

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THE RANCH

Azalea Ranch is a 253.72± acre private recreational property located in the heart of East Texas between Ben Wheeler and Edom—just 90 minutes from Dallas and 30 minutes from Tyler. Anchored by a 21-acre private fishing lake, a beautifully renovated main house, and three additional guest cabins, this turnkey retreat offers an exceptional blend of comfort, privacy, and outdoor recreation.

Beyond the water and lodging amenities, the ranch features a thoughtfully maintained chicken coop with a thriving flock of laying hens, providing fresh farm eggs daily and a charming touch of self-sufficiency.

Rolling pastureland dotted with mature trees supports a small herd of cattle, offering both scenic value and light agricultural use. In addition, productive hay fields generate multiple cuttings annually, presenting an opportunity for supplemental income or sustainable ranch operations.

The ranch is tailored for those seeking a high-quality legacy property with income-generating potential or personal enjoyment as a family retreat. From the productive bass fishery to the modernized lodging, working land, and tranquil natural setting, Azalea Ranch delivers a rare opportunity to own a private getaway of substantial size and amenities within close proximity to major urban centers.





AMENITIES

At the heart of the property is the main residence, a renovated 3-bedroom lodge that comfortably sleeps 10-12 guests. The home blends rustic charm with modern finishes and features a large open living area, full kitchen, updated bathrooms, and a welcoming porch overlooking the property's scenic landscape.

In addition to the main lodge, Azalea Ranch includes three guest cabins, offering flexible lodging configurations for families, members, or short-term rental opportunities. All cabins are well-appointed with modern comforts including Wi-Fi, Smart TVs, full kitchens, and private sleeping quarters.

Other on-site features include:

- Fire pit & outdoor seating areas
- Yard games and recreation space
- Covered porches
- Charcoal grills
- Scenic views of East Texas Piney Woods

WATER

The crown jewel of the property is a 21-acre private lake, reaching depths of up to 23 feet. Managed exclusively for high-yield bass fishing, the lake delivers steady action with most catches under 15"—ideal for anglers who value volume and fun. The current lake record is 8.8 lbs (May 2024), demonstrating its trophy potential.

In addition to the lake, a spring-fed creek runs through the property and never runs dry, providing natural beauty and year-round flow.

Water infrastructure includes:

- Rock boat ramp for large fiberglass/bass boats
- 2024 Tracker 12' Jon boat available on site (club members only)
- Fishing dock and swimming access
- Pedal boat with life vests provided
- Bank fishing access around much of the lake
- No catfish or crappie — bass-only management for ecosystem balance

HABITAT

Azalea Ranch lies within the East Texas Piney Woods ecosystem, with mixed hardwoods, mesquites, native grasses, and abundant edge habitat. The landscape is gently rolling with excellent soil quality, ideal for holding water, supporting vegetation, and maintaining a vibrant fishery.

The internal road system is all-weather accessible, and mature tree cover offers privacy and shade throughout the residential and lakefront areas.

WILDLIFE

While the ranch is primarily managed as a private fishing destination, the broader 253± acres include diverse habitat that supports East Texas wildlife including:

- Whitetail deer
- Hogs
- Waterfowl
- Songbirds & raptors
- Small game and migratory species

The ranch is also well-suited for light hunting, wildlife photography, or trail-based nature recreation.

LODGING:

Main Lodge (Sleeps 7-8)

- Renovated 3-bedroom, 2-bathroom home
- Open concept living and dining areas
- Fully equipped modern kitchen
- Shaded porch, grill, fire pit
- Ideal for hosting groups or long-term use

3 Guest Cabins:

- Fully furnished with private bedrooms and baths
- Wi-Fi, Smart TVs, and full kitchens
- Charcoal grills and porches
- Fire pit and yard recreation access
- May be occupied concurrently (fishing restricted to single member party)

RECREATION

- Bass Fishing (30+ bass/day typical)
- Swimming, pedal boating, kayaking
- Birding, hiking, and wildlife watching
- Yard games, small golf green (3-hole course under development)
- Evening fires and grill-outs at the lodge

LOCATION

- 1.5 hours east of Dallas
- 30 minutes west of Tyler
- Centrally located between Ben Wheeler and Edom
- Nearby towns offer boutique shops, live music, local cafes, and restaurants:
 - **The Forge** (Ben Wheeler): Great for morning coffee or weekend music
 - **The Log Cabin** (Edom): Known for breakfast, lunch, and classic Southern fare

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RANCHES

“A LEGACY OF LAND”

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