

\$875,000 - 985 County Road 316, Eldorado

MLS® #1893182

\$875,000

4 Bedroom, 2.00 Bathroom,
Farm Ranch on 110.00 Acres

N/A, Eldorado, TX

Don't miss your chance to own this completely turn key recreational ranch, just outside of Eldorado, Tx. This beautiful property is comprised of 110+/- acres of diverse landscapes, with mixed open/wooded areas, all completely high game fenced for optimal wildlife management. **Property Highlights:** The Long Road Ranch is completely high game fenced and the fencing is in excellent condition. Perfect for wildlife management, including exotic breeding and hunting. The terrain is considered flat to rolling. The ranch features a 4 bed 2 bath, 1600 sq foot cabin that is completely furnished. The ranch has 3 deer blinds, 4 protein feeders, and 5 corn feeders that will convey. There is a well fed pond in close proximity to the lodge. The whitetail on this property have been under intensive management and would be what most would consider exceptional quality. The seller has been selective harvesting and managing this ranch to grow typical bucks. 150-250 deer are common and the majority of deer harvested are 4 years old or older. The ranch comes completely turn key to include blinds/ feeders, tractor, furnished lodge, clay throwers, bbq pits, gun safe, and much more. Please inquire for a full list of items that conveys with the ranch. **Water:** There is 1 water well on the ranch that supplies the facilities. 1 well fed pond supplying water to the wildlife. **Wildlife:** The Long Road Ranch is home to whitetail, blackbuck, axis, and sika. **Approximate Animal Inventory:** Whitetail - 40



does, 30 bucks Axis- 10 does, 7 bucks
Blackbuck- 12 does, 10 bucks Sika- 1 doe, 2
yearlings Accessibility: The Long Road
Ranch is accessible by all weather road
access from County Road 316. The Ranch is
located 40+/- miles from San Angelo, 5 hours
from Dallas, and approximately 3.5 hours from
Austin. This ranch is ready to enjoy the
moment you step foot on the property, it needs
nothing! If you are looking for a completely
turn key hunting or recreational property, you
dont want to miss this one!

Essential Information

MLS® #	1893182
Price	\$875,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Acres	110.00
Type	Farm Ranch
Sub-Type	Farm/Ranch
Status	Active

Community Information

Address	985 County Road 316
Area	3100
Subdivision	N/A
City	Eldorado
County	Schleicher
State	TX
Zip Code	76936

Amenities

Utilities	Electricity, Water
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Exterior

Construction	Other
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School Information

District	CALL DISTRICT
Elementary	Call District
Middle	Call District
High	Call District

Additional Information

Days on Market 77

Listing Details

Listing Agent Haiden Mensik
Listing Office Southern Luxury Properties

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