

\$570,000 - 10965 Fm 470, Tarpley

MLS® #1913478

\$570,000

Bedroom, Bathroom, 2,520 sqft
Commercial on 10.18 Acres

N/A, Tarpley, TX

Income producing Massively Reduced, Private - Caribbean Cowboy RV Park is nestled in the heart of Tarpley, Texas, one of the most scenic spots in the entire Hill Country! This charming property features 16 RV spots, typically fully booked, providing a steady income stream. Lots of room to expand. Included in the sale are two RVs ready for rental, a cozy one-bedroom home with a full bath and half bath home that can be rented or lived in by owner, a workshop, storage spaces, four septic tanks, and a water well with a large above-ground storage tank. The park offers a private and tranquil setting, yet remains conveniently close to all local amenities. Tenants enjoy laundry facilities, private RV spots, and plenty of seclusion. If you're looking to live onsite, there's ample space for your privacy as well. The property also features an in-ground pool (currently covered and converted into a game room), a Jacuzzi, and most of the home's furnishings, all available in move-in ready condition. With endless sunshine and nearby beaches, this is your perfect getaway and investment opportunity all in one! PLEASE do NOT Trespass and go onsite without a appointment!

Built in 2004

Essential Information

MLS® #	1913478
Price	\$570,000



Square Footage	2,520
Acres	10.18
Year Built	2004
Type	Commercial
Sub-Type	RV Park
Status	Active

Community Information

Address	10965 Fm 470
Area	2400
Subdivision	N/A
City	Tarpley
County	Bandera
State	TX
Zip Code	78883

Amenities

Utilities	Electricity, Water, Septic
Parking Spaces	20

Interior

# of Stories	0.0
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Exterior

Roof	Metal
Construction	Wood

School Information

District	Bandera Isd
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Additional Information

Date Listed	October 8th, 2025
Days on Market	18
Zoning	UNRESTRICTED

Listing Details

Listing Agent	Andrea Mcgilvray
Listing Office	Cowboy Capital Realty Inc

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