

\$3,500,000 - Tbd County Road 131, Kenedy

MLS® #1916847

\$3,500,000

0 Bedroom, 0.00 Bathroom,
Farm Ranch on 411.61 Acres

N/A, Kenedy, TX

The Utley Ranch spans 411.61 acres of premier South Texas cattle & hay land in Karnes County, featuring prime frontage on SH-239 & Rockhill Rd. This highly improved operation is covered in lush Coastal Bermuda, ideal for grazing & hay production, & anchored by a diesel-powered irrigation pivot. Built for efficiency, the ranch includes 3 loafing sheds, 2 large hay barns, a spacious equipment barn, a small storage shed, & an impressive 8,000 sq. ft. covered cattle working facility. The property is fully fenced & cross-fenced for rotational grazing, with 4 stock tanks, 3 domestic water wells, & 1 irrigation well supporting livestock & hay operations. A 79-acre section along SH-239 remains in native South Texas brush, offering natural cover for livestock & wildlife-perfect for deer hunting or storm protection. The gentle rolling terrain features excellent drainage & productive pastures across 330+ improved acres. The ranch headquarters include a 2-story, 4-BR, 3-BTH brick home w/a pool, plus a 2,000 sq. ft. foreman's house, & a 1,240 sq. ft. 3-BR rental home, ideal for staff or income. Additional revenue comes from a cell tower lease & an active hunting lease. Several historic grain silos mark the property, adding a touch of character & visibility. With electricity, water, & strong fencing throughout, the Utley Ranch offers a rare combination of productivity, accessibility, & investment potential. Located in the heart of Karnes County's ranching region, it's convenient to



local communities yet private enough for peaceful country living. San Antonio, Corpus Christi, & the Texas Coast are all within easy reach. Surface sale only with no minerals conveying.

Essential Information

MLS® #	1916847
Price	\$3,500,000
Bathrooms	0.00
Acres	411.61
Type	Farm Ranch
Sub-Type	Farm/Ranch
Status	Active

Community Information

Address	Tbd County Road 131
Area	3100
Subdivision	N/A
City	Kenedy
County	Karnes
State	TX
Zip Code	78119

Amenities

Utilities	Electricity, Water
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School Information

District	Kenedy I.S.D.
Elementary	Kenedy
Middle	kenedy
High	Kenedy

Additional Information

Days on Market	15
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Listing Details

Listing Agent	Kendrick Baros
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