

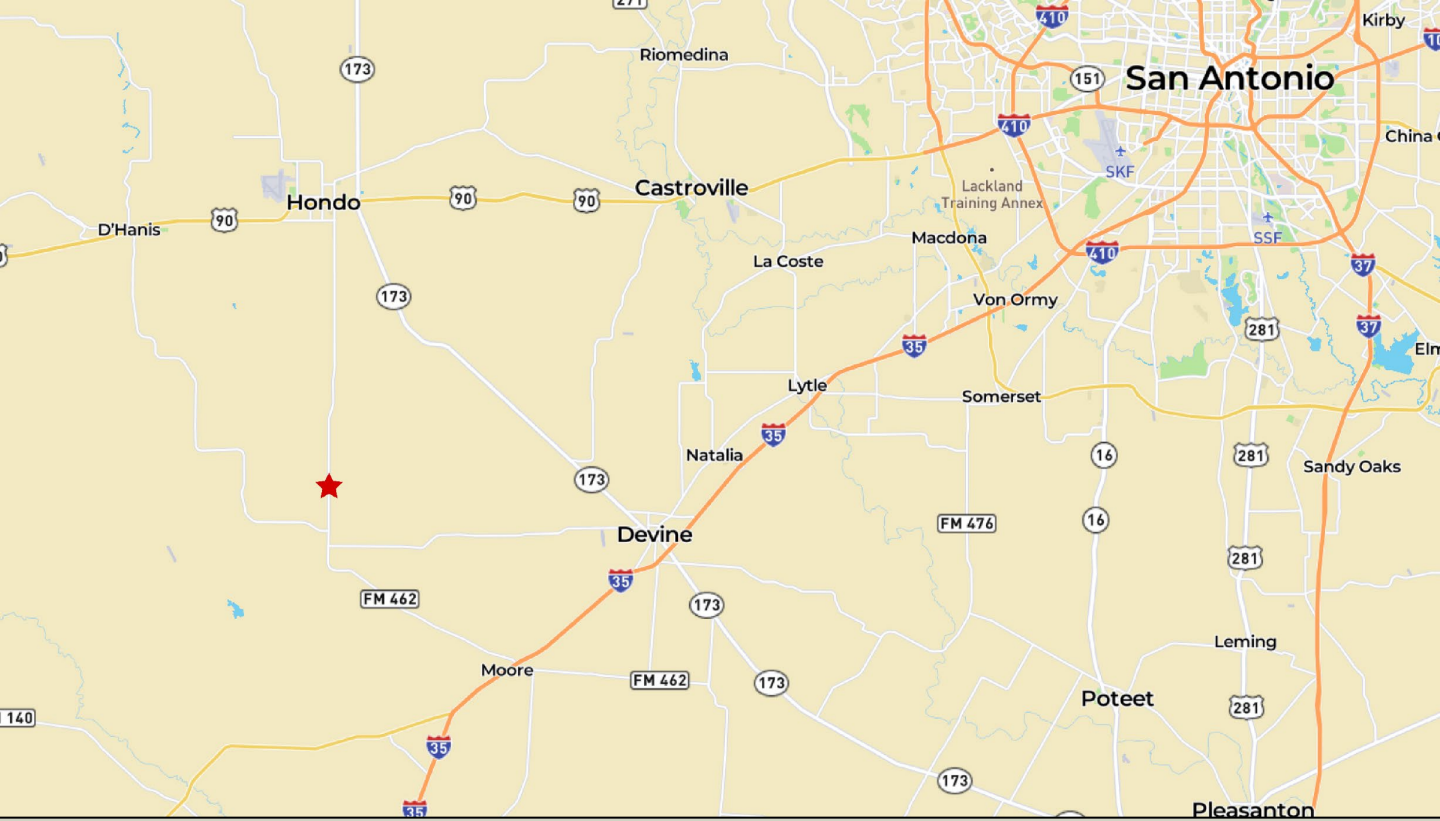


Gruber Ranch Sales

Representing the Best of Texas

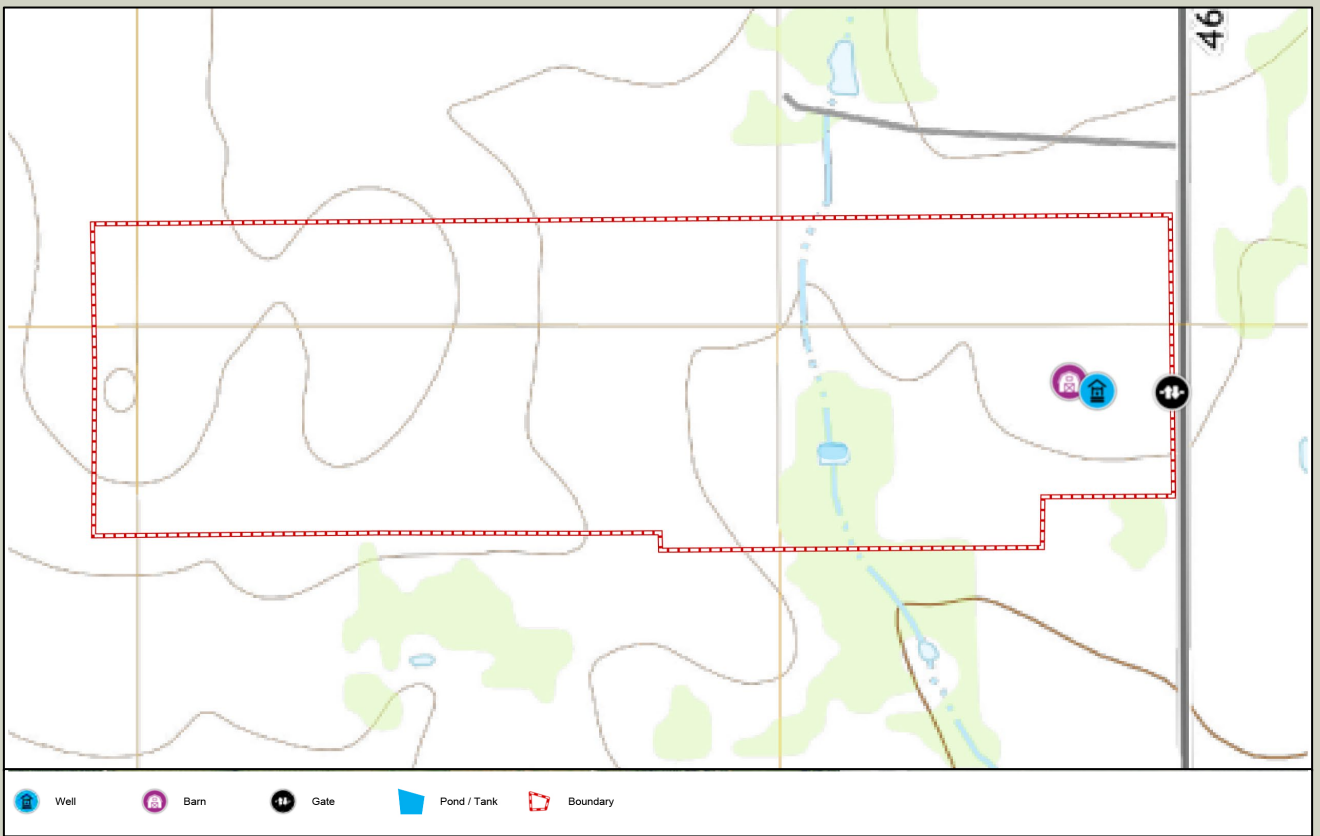


*205 Acres, FM 462
Medina County*



Located in Medina County 12 miles south of Hondo and 3 miles north of Yancey is this 205 +/- acre hunting/recreational ranch. This ranch offers paved County Road frontage and an abundant of wildlife.







This 205-acre ranch is located 12 miles south of Hondo with approximately 1450 ft. frontage on FM 462. The majority of the property is native pasture of typical South Texas brush including mesquites, huisache, prickly pear, persimmon, and a scattering of mature live oaks. Wildlife includes whitetail deer, dove, quail and feral hogs. This ranch would be considered unimproved and basically untouched for many years. Perimeter fencing on two sides is very poor, but the ranch does have a 30' X 40' metal building, water meter, electricity, and a seasonal stock tank. Location, ease of access, and established utilities offer great opportunities for agricultural and recreational use and future investment.







FEATURES:

- 205 +/- Acres
- Barn with living quarters
- Shallow Water well
- Water meter
- CR frontage
- Abundant wildlife
- Low fenced
- Ag Exemption

