

\$2,300,000 - 16611 Fm 86, Dale

MLS® #1585785

\$2,300,000

6 Bedroom, 4.00 Bathroom, 2,373 sqft
Farms and Ranches on 74.10 Acres

n/a, Dale, TX

Come check out the Broken Spoke Ranch, this beautiful homestead that's been in the family for over 7 decades. As you drive into the automatic gated entrance you will be welcomed by the 100 year old oak tree and the old wagon sitting under it. The property has perimeter fencing with game fencing on two sides, goat/sheep 5 foot wire on one side, pipe fencing in the front, and cross fenced with 3 pastures including a hay pasture with coastal and blue stem grasses. This is a working ranch set up already for cattle with chutes, pen panels and pole barns to help protect livestock during harsh weather. There are three large tanks, a two acre fenced homestead with a 2400 square foot, 4 bed 3 bath authentic log cabin with a wrap around porch, mountain cedar posts, solar window panels and a green metal roof with a separate detached oversized matching garage with attached carport. The home boasts tall ceilings in the living area, wood burning fireplace surrounded by Austin stone. The ensuite is on the main floor and has a garden tub with separate shower and walk in closet. There is another full bath and bedroom split from the ensuite downstairs. Upstairs is a game room, 2 more bedrooms, and a full bath. The home is well cared for and the details of this loved home is shown in every corner including the wood planks on the ceilings. The Ranch has access to community water and a 600 foot deep water well with a 1500 gallon harvesting reservoir well system with pressure pump in case power goes out.



There is also a huge 80x90 barn on a 1500 sq foot concrete slab with two over hangs, a roll up door, perfectly set up for a ranch hand with a room and full bathroom and plenty of storage. This is a must see!

Built in 2003

Essential Information

ListingFeed	abor_vow
MLS® #	1585785
List Price	\$2,300,000
Sale Price	\$2,000,000
Sale Date	October 5th, 2022
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,373
Acres	74.10
Year Built	2003
Type	Farms and Ranches
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	16611 Fm 86
Subdivision	n/a
City	Dale
County	Caldwell
State	TX
Zip Code	78616

Amenities

Utilities	Electricity Available, Cable Available
Features	None
Parking	Attached Carport
View	Pasture, Trees/Woods
Waterfront	Pond

Interior

Interior	Tile
Appliances	Microwave, Built-In Oven, Cooktop
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	See Remarks
Lot Description	Agricultural, Moderate Trees
Windows	Blinds
Roof	Metal
Construction	Log
Foundation	Slab

School Information

District	Lockhart ISD
Elementary	Navarro (Lockhart ISD)
Middle	Lockhart
High	Lockhart