

\$1,116,036 - 2350 Cr 731, Yancey

MLS® #1757782

\$1,116,036

0 Bedroom, 0.00 Bathroom,
Farms and Ranches on 219.50 Acres

N/A, Yancey, TX

3 Bar D Ranch South 219.5 acres pasture is mostly unimproved family land being offered for the first time located in southern Medina County on the Frio County line, 10 miles west of Yancey less than one hour from San Antonio. The landscape boasts beautiful country with countless live Oak trees and diversified South Texas brush. This South pasture is about 60% brush offering excellent Whitetail Deer hunting with remainder of land being more open native pasture for cattle grazing and/or bird hunting for both and Quail and Dove which have historically been excellent. Electricity runs north to south through middle of ranch. The perimeter low fences are in average shape and hold cattle. There is also newer cross fencing. Ground water per local area water well company is about 500' deep with static level around 150'. Well water is currently provided by the adjoining family tract to the North. There is no water well on this pasture, but seller may consider drilling one for buyer or a temporary water sharing agreement can be available while buyer drills their own water well. The only structure on property is an unfinished pole barn. An adjacent 360 acres is also available to the North and all neighbors are good size properties. Access is by deeded easement. Owner financing may be available & some minerals may be available, there is no oil & gas production on property.



Essential Information

ListingFeed	sabor_vow_sold
MLS® #	1757782
List Price	\$1,116,036
Sale Price	\$1,053,523
Sale Date	June 6th, 2024
Bathrooms	0.00
Acres	219.50
Type	Farms and Ranches
Sub-Type	Farm/Ranch
Status	Sold

Community Information

Address	2350 Cr 731
Subdivision	N/A
City	Yancey
County	Medina
State	TX
Zip Code	78886

Amenities

Utilities	Electricity
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Exterior

Exterior Features	Cross Fenced, Fenced
Lot Description	Ag Exempt, Hunting Permitted, Heavily Wooded, Mature Trees (ext feat), Pasture, Secluded

School Information

District	DHanis ISD
Elementary	DHanis
Middle	DHanis
High	DHanis