

\$2,300,000 - 7257 Rm 1623, Blanco

MLS® #2437590

\$2,300,000

0 Bedroom, 0.00 Bathroom,
Farms and Ranches on 86.17 Acres

None, Blanco, TX

The Wineberg Ranch consists of an unrestricted 86+/- acres along RM 1623 in Albert, TX. This gorgeous property has great soils, large trees, abundant ground water, gently rolling terrain, sweeping views of the surrounding Hill Country, and seems to be in just the right spot to always have a nice breeze. Nearby entertainment includes the famous Albert Ice House (1.8 miles), Narrow Path Winery (1 mile), Garrison Brothers Distillery (3.4 miles), and just a few miles to jump on the Texas Wine Trail. This is an absolutely fabulous location for multitude of uses. Currently, the owner has set up a "man-cave" dwelling, a high fenced and irrigated garden, brood boxes, and a barn for implements. Goats roam the property which allows for the Agricultural Tax Valuation and they have a great water source with the stock tank that has been very consistent through the years.



Essential Information

ListingFeed	abor_vow
MLS® #	2437590
List Price	\$2,300,000
Sale Price	\$2,200,000
Sale Date	August 20th, 2021
Bathrooms	0.00
Acres	86.17
Type	Farms and Ranches

Sub-Type	Ranch
Status	Closed

Community Information

Address	7257 Rm 1623
Subdivision	None
City	Blanco
County	Blanco
State	TX
Zip Code	78606

Amenities

Utilities	Electricity Available
View	Hills, Panoramic
Waterfront	Pond

Exterior

Lot Description	Agricultural, Private, Rolling Slope, Views
-----------------	---

School Information

District	Fredericksburg ISD
Elementary	Stonewall
Middle	Fredericksburg
High	Fredericksburg (Fredericksburg ISD)