

# \$2,750,000 - 12427 Fm 621 Highway, Kingsbury

MLS® #3069745

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## \$2,750,000

0 Bedroom, 0.00 Bathroom,  
Farms and Ranches on 127.28 Acres

None, Kingsbury, TX

San Marcos River ranch with frontage on FM 621 in a great location in Northern Guadalupe County just minutes from Austin, East of San Marcos near I-130 and the rural town of Staples, Texas. Great recreational or livestock ranch with fertile soil and working pens. Most of the ranch has regrowth Mesquite trees and a few Live Oak trees. Along the river bottom there are Huge Live Oak, Sycamore, Pecan and other native trees. Wildlife in the area of the ranch includes Whitetail deer, feral hogs, wild Turkey and numerous other native wildlife and bird species. There are three small ponds on the property with little water in them currently due to drought conditions. Great recreational opportunity for birding, swimming, kayaking, fishing, camping and hunting. Easy walking or driving access to the river front with large waterfront gravel bar. There is a small rustic cabin and a shooting range on the property. See listing agent for special provisions to be included in all offers.



## Essential Information

ListingFeed	abor_vow
MLS® #	3069745
List Price	\$2,750,000
Sale Price	\$2,800,000
Sale Date	June 7th, 2024
Bathrooms	0.00
Acres	127.28

Type	Farms and Ranches
Sub-Type	Ranch
Status	Closed

### **Community Information**

Address	12427 Fm 621 Highway
Subdivision	None
City	Kingsbury
County	Guadalupe
State	TX
Zip Code	78638

### **Amenities**

Utilities	Electricity Connected, Sewer Not Available
View	Pond, Pasture, River
Is Waterfront	Yes
Waterfront	River Front, See Remarks
Has Pool	Yes

### **Exterior**

Lot Description	Agricultural, Sloped Down, See Remarks, Trees Large Size, Trees Medium Size, Trees Small Size
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### **School Information**

District	Seguin ISD
Elementary	Patlan
Middle	Briesemeister
High	Seguin