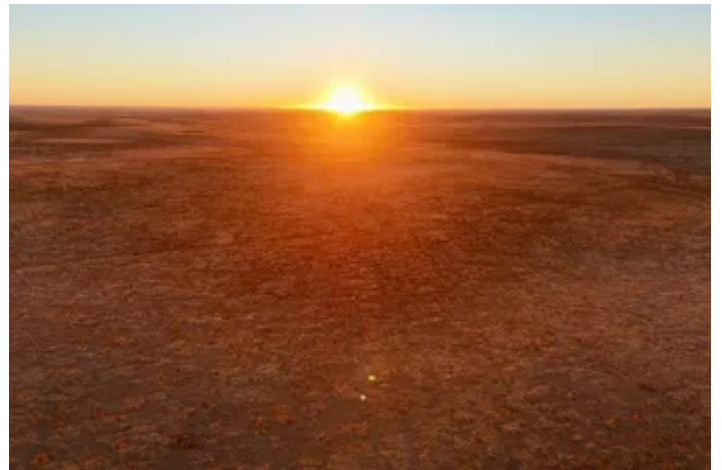


324± Acres De Baca County
0 CR 1-35
Yeso, NM 88119

\$184,680
324± Acres
De Baca County



324± Acres De Baca County
Yeso, NM / De Baca County

SUMMARY

Address

0 CR 1-35

City, State Zip

Yeso, NM 88119

County

De Baca County

Type

Farms, Hunting Land, Ranches, Business Opportunity,
Undeveloped Land, Recreational Land

Latitude / Longitude

34.5042 / -104.7978

Acreage

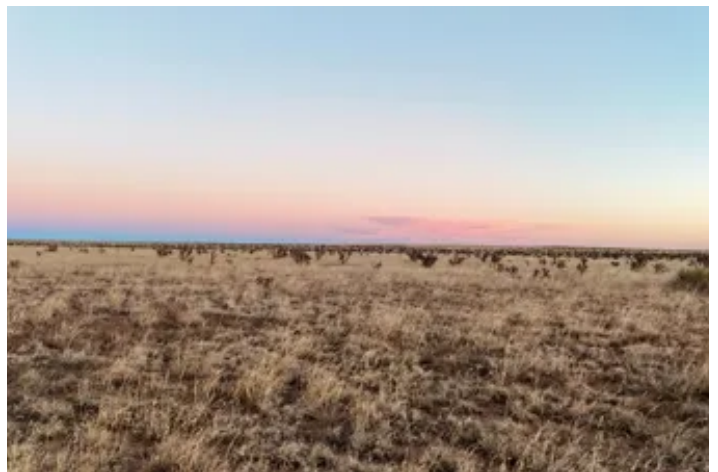
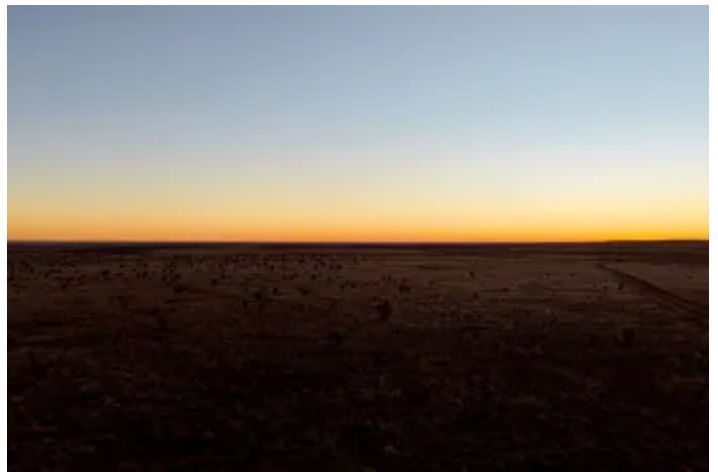
324

Price

\$184,680

Property Website

<https://kwland.com/property/324-acres-de-baca-county-de-baca-new-mexico/112085/>



**324± Acres De Baca County
Yeso, NM / De Baca County**

PROPERTY DESCRIPTION

JUST REDUCED!

We are pleased to present the exclusive listing of this 324± acres of grazing land, located just off of HWY 60 and County Road 1-35 between Vaughn and Fort Sumner, NM.

Location: Located in De Baca County, New Mexico, between Vaughn and Fort Sumner, this tract offers a great opportunity for grazing, or recreation. The property sits just 1/4 mile off pavement and is accessed by a well-maintained county road, providing reliable year-round access.

Land: The land features strong native grass, making it well-suited for livestock grazing.

Water: No water infrastructure is currently in place.

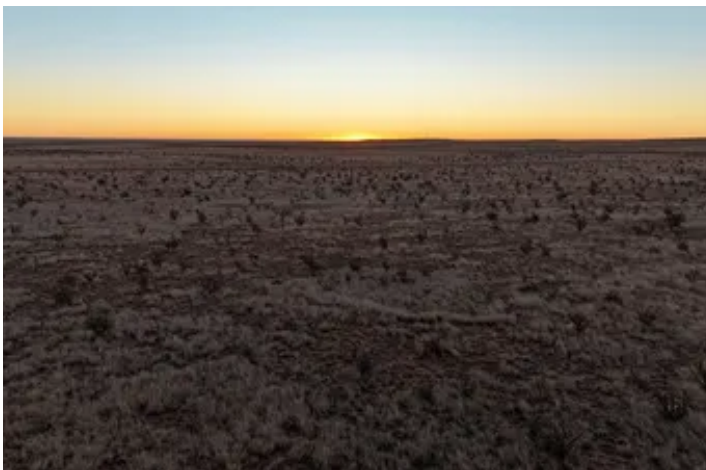
Hunting: Wildlife native to this area includes mule deer, antelope, and native predators, offering potential for recreational use and hunting opportunities.

Minerals: No

Price: \$184,680 or \$570 per acre

Notes: Buyer is encouraged to conduct their own due diligence prior to purchasing. All info listed above is according to the best knowledge of the seller and other relevant sources. The TX Real Estate Group will not be held liable for any information found to be inaccurate during or after closing the buying process. All buyers agents must be identified on first contact and accompany buyers on all showings in order to be given full participation fee. If these requirements are not met, participation fee will be at the sole discretion of the TX Real Estate Group.





Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Jude Soileau

Mobile

(806) 801-2030

Email

jude@txrealestategroup.com

Address

City / State / Zip

NOTES

[illegible]

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



<https://txrealestategroup.com/>

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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