

0 Talavera  
0 Talavera  
Tierra Amarilla, NM 87575

**\$175,000**  
11.14± Acres  
Rio Arriba County



**0 Talavera**  
**Tierra Amarilla, NM / Rio Arriba County**

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**SUMMARY**

**Address**

0 Talavera null

**City, State Zip**

Tierra Amarilla, NM 87575

**County**

Rio Arriba County

**Type**

Lot

**Latitude / Longitude**

36.65655 / -106.60135

**Acreage**

11.14

**Price**

\$175,000



## 0 Talavera

### Tierra Amarilla, NM / Rio Arriba County

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#### **PROPERTY DESCRIPTION**

Discover 11.14 acres of peaceful Northern New Mexico beauty, tucked away within the gated Talavera subdivision in Tierra Amarilla. This unique property includes two parcels, a starter cabin, and a water well that has already been drilled and is ready for someone to finish and make it their own.

With this much land and privacy, the possibilities are truly endless: build your dream home, create a mountain getaway, or develop a recreational retreat.

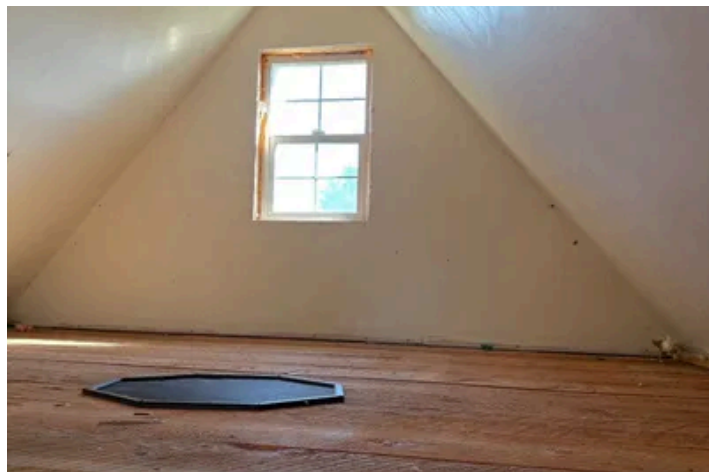
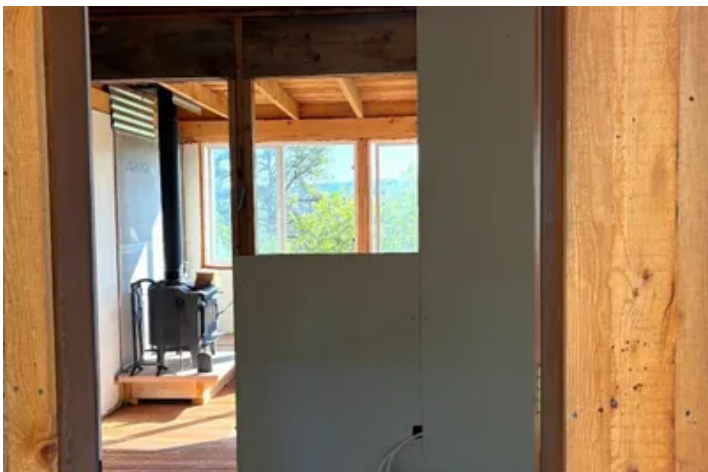
Located in the heart of outdoor paradise, you're just:

- 15 minutes from El Vado Lake State Park
- 20 minutes from Heron Lake State Park
- 35 minutes from the charming village of Chama
- 1.5 hours from Pagosa Springs

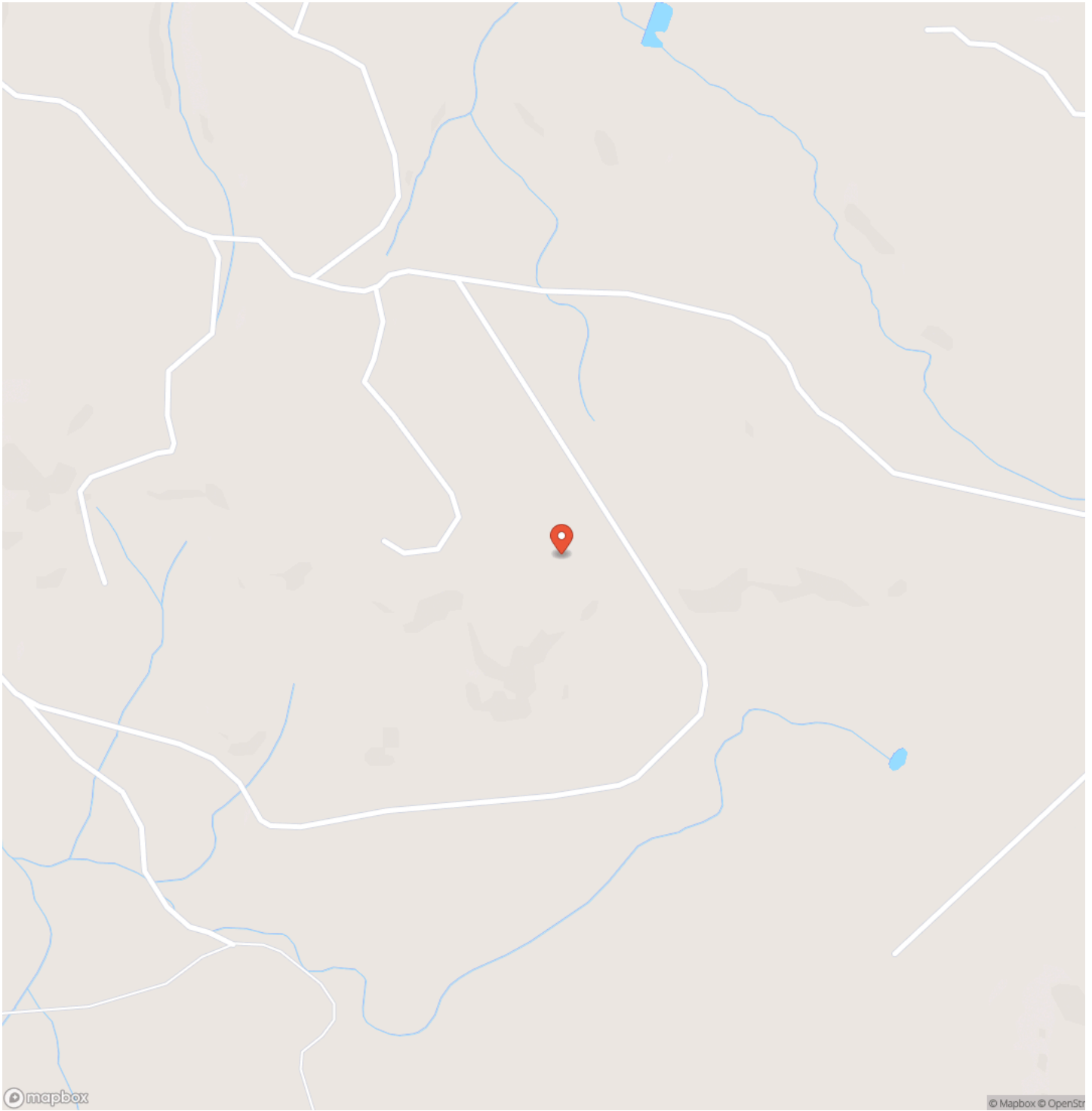
Whether you love hunting, hiking, fishing, or simply soaking in breathtaking views, this property offers the perfect blend of seclusion and convenience. If you've been searching for a place to slow down, spread out, and experience the best of Northern New Mexico, this could be the perfect spot to call home.



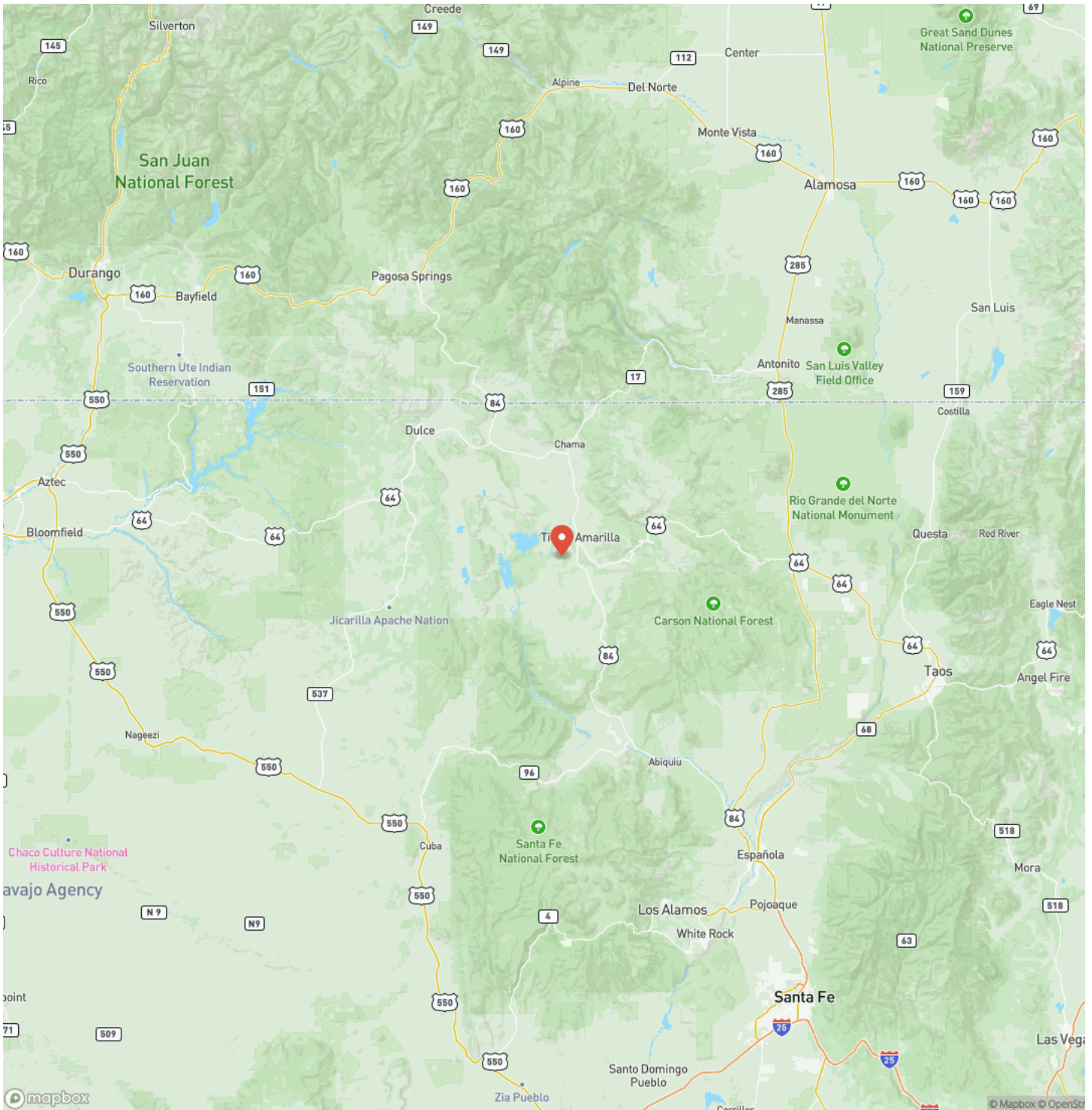
0 Talavera  
Tierra Amarilla, NM / Rio Arriba County



## Locator Map



# Locator Map



## Satellite Map







## **DISCLAIMERS**

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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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**Mossy Oak Properties Enchanted Ranch Land and Home**

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