

6.6 Acres in The Ranches of Sonterra - Alto, New Mexico
0 San Mateo Dr
Alto, NM 88312

\$61,400
6.6± Acres
Lincoln County



6.6 Acres in The Ranches of Sonterra - Alto, New Mexico
Alto, NM / Lincoln County

SUMMARY

Address

0 San Mateo Dr

City, State Zip

Alto, NM 88312

County

Lincoln County

Type

Undeveloped Land

Latitude / Longitude

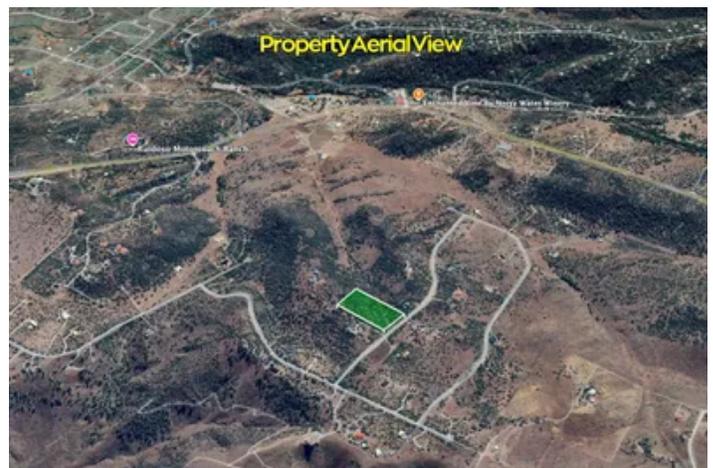
33.42890 / -105.64775

Acreage

6.6

Price

\$61,400



6.6 Acres in The Ranches of Sonterra - Alto, New Mexico

Alto, NM / Lincoln County

PROPERTY DESCRIPTION

This 6.6-acre commercial parcel is located on San Mateo Dr in The Ranches of Sonterra in Alto, New Mexico, offering a rare opportunity to own spacious land in one of Lincoln County's most scenic high-desert regions. The property provides wide open space, natural surroundings, and flexibility for commercial or mixed-use development, making it well-suited for business ventures, recreation, or long-term investment.

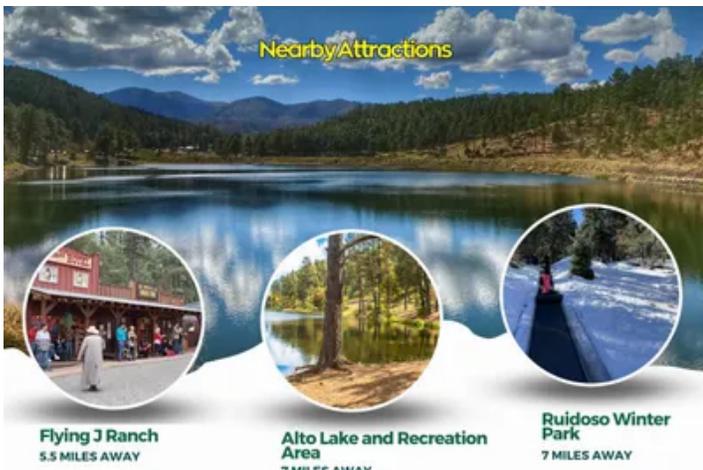
The surrounding area features gently rolling terrain with native grasses, juniper and pinon trees, and expansive mountain and valley views. The peaceful setting offers privacy, fresh air, and minimal development, creating a true rural atmosphere while still being within reach of modern conveniences. The landscape reflects classic southern New Mexico beauty, with dramatic skies, quiet roads, and abundant wildlife.

The property is conveniently located approximately 5 miles from Alto and about 13 miles from Ruidoso, where you'll find shopping, dining, entertainment, and medical services. Cloudcroft is roughly 27 miles away, known for its cooler mountain climate and outdoor recreation, while Roswell is about 70 miles east, providing access to larger city amenities. Nearby attractions include Lincoln National Forest, Sierra Blanca Peak, and numerous hiking, biking, fishing, and hunting opportunities.

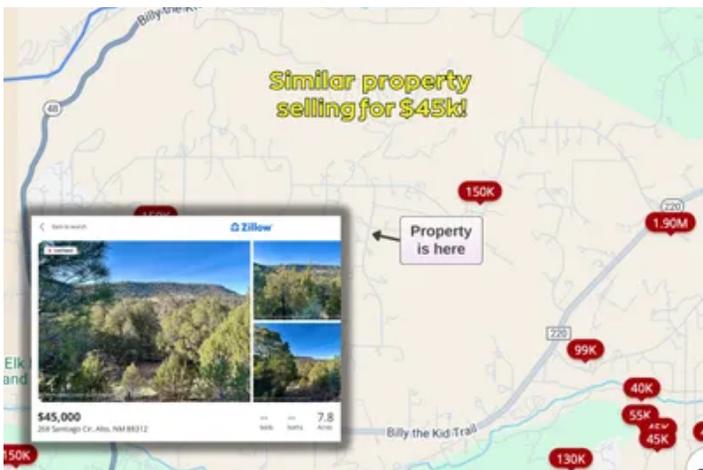
Owning land in this part of New Mexico offers several advantages, including low population density, open zoning flexibility, and a strong appeal to outdoor enthusiasts and tourists. The commercial zoning provides expanded use options compared to residential parcels, while the location balances privacy with accessibility. Whether you're looking to develop, invest, or hold land in a growing high-desert region, this property offers space, versatility, and long-term potential in a beautiful New Mexico setting.



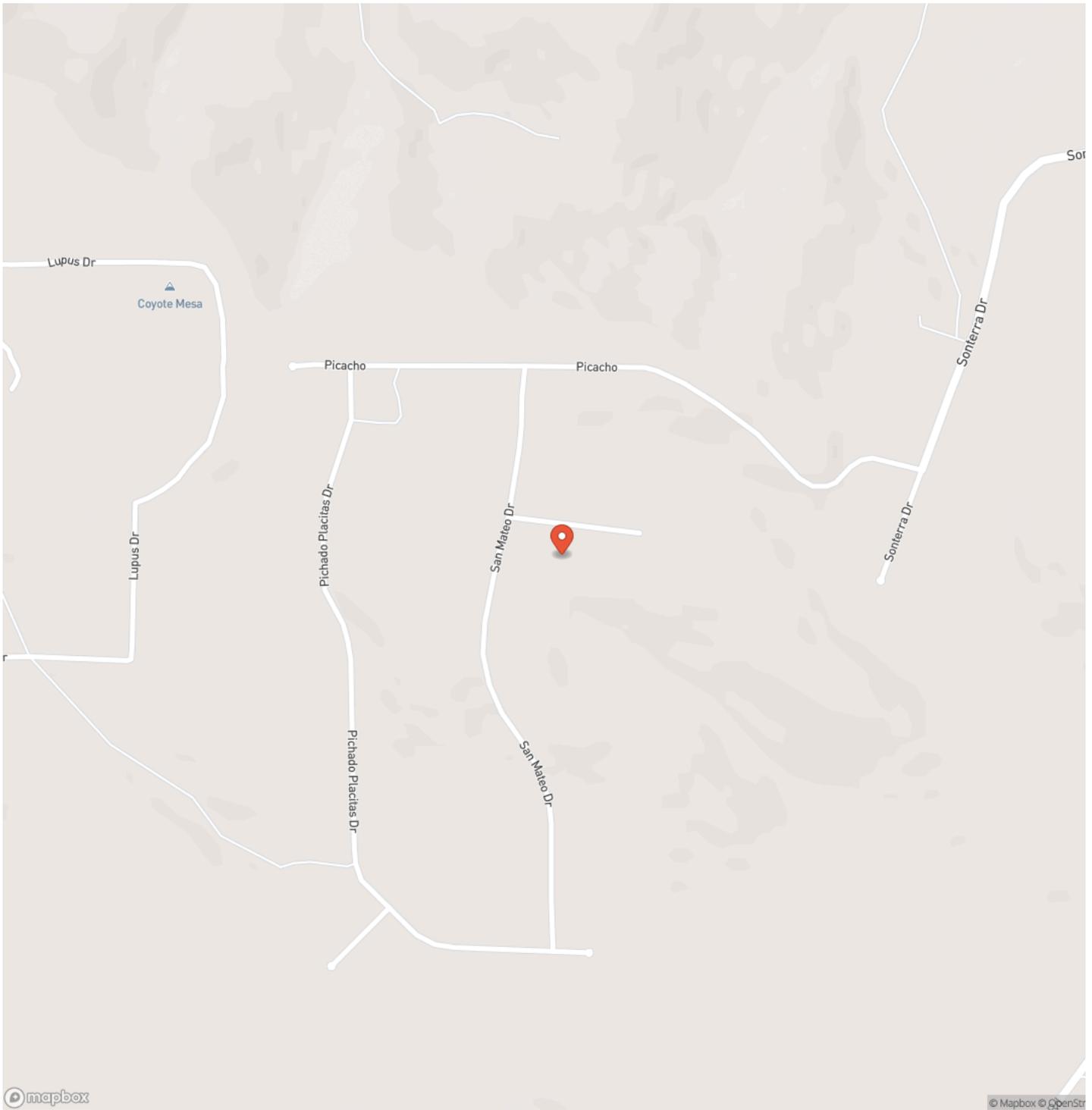
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Alto, NM / Lincoln County



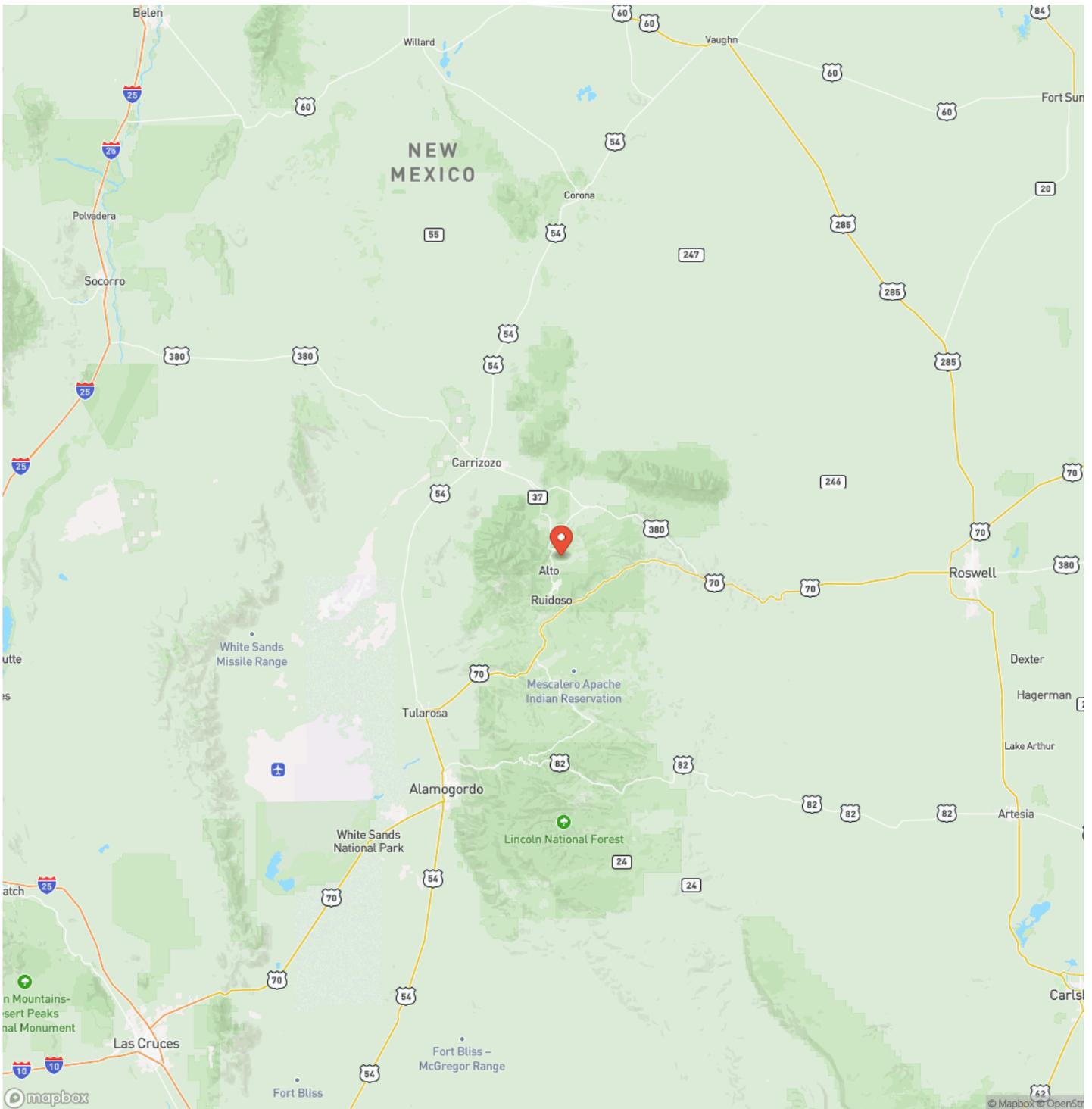
| Property Details | |
|--------------------------------|---|
| PROPERTY LOCATION | San Mateo Dr, Alto, NM 88312 |
| ACCESSOR'S PARCEL NUMBER (APN) | 4-073-058-348-191 |
| GPS CENTER COORDINATES | 33.4289, -105.64775 |
| PROPERTY TYPE | Commercial |
| TOPOGRAPHY | Gently rolling high-desert terrain with mild slopes, open meadow-like areas |
| ROAD TYPE | Paved |
| ELEVATION | 728 ft. |
| TAX AMOUNT | \$435.55 |



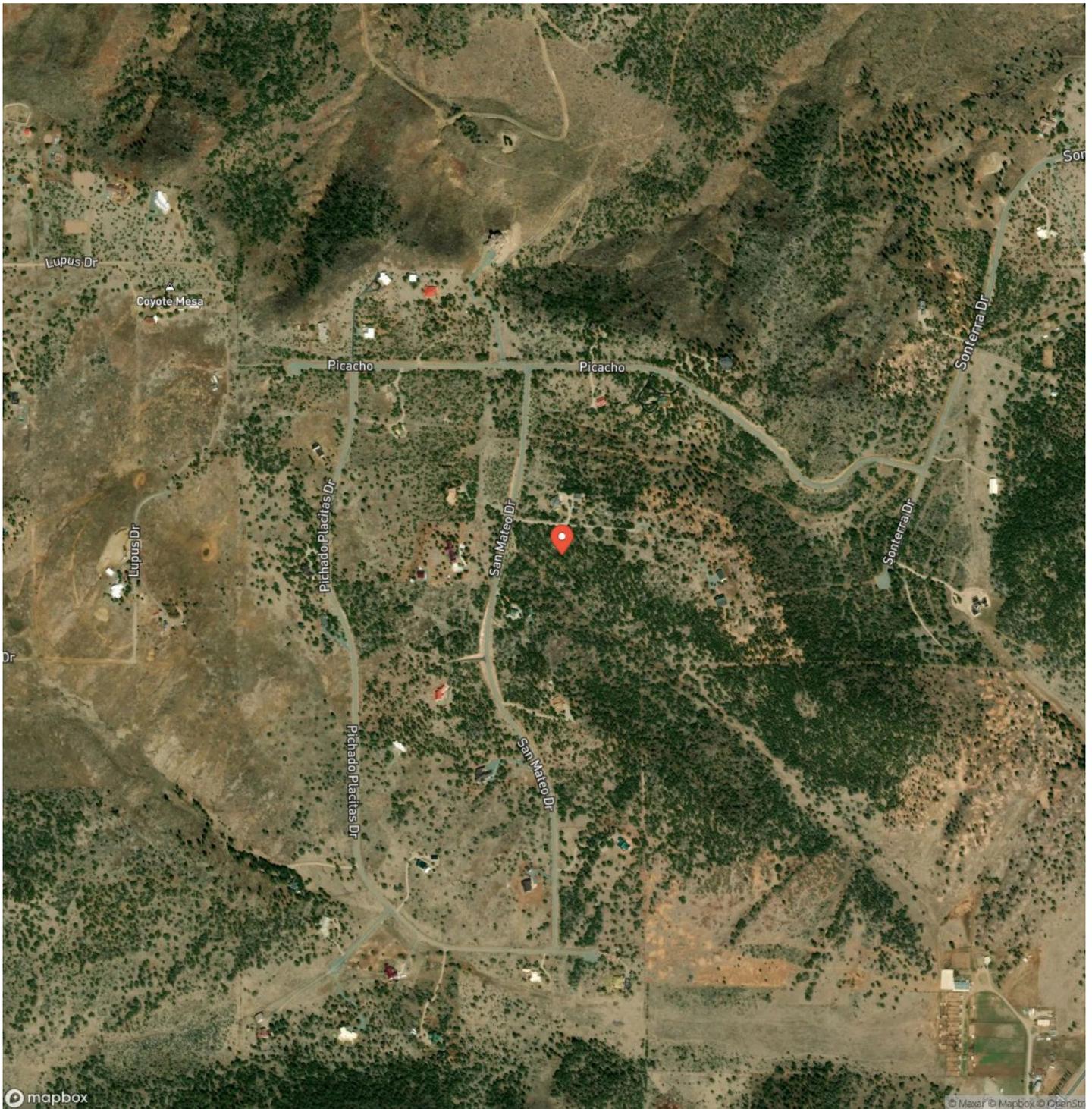
Locator Map



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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