

Nine Point Off-Road ATV Park
County Road 410
Mccamey, TX 76752

\$850,000
633± Acres
Upton County



Nine Point Off-Road ATV Park Mccamey, TX / Upton County

SUMMARY

Address

County Road 410 null

City, State Zip

Mccamey, TX 76752

County

Upton County

Type

Undeveloped Land

Latitude / Longitude

31.170424 / -102.194151

Acreage

633

Price

\$850,000

Property Website

<https://americas.land/property/nine-point-off-road-atv-park/upton/texas/92285/>



PROPERTY DESCRIPTION

Picture yourself owning a sprawling 640-acre West Texas paradise just east of McCamey, where adventure, comfort, and jaw-dropping beauty collide! With easy county road access, this ranch sits in a stunning transition zone between the wild Chihuahuan Desert of the Trans Pecos region and the rugged, mesa-crowned hills of the Edwards Plateau. It's a land of endless possibilities, where miles of off-road trails beckon thrill-seekers to tear through flat drag-racing paths or conquer steep, rocky climbs that test even the boldest trail warriors. Whether you're roaring through on an ATV or side-by-side, this property is an off-roader's dream come true.

At the heart of this ranch lies a fully equipped base camp that blends rugged adventure with modern comfort. A cozy efficiency house serves as your home base and check station. After a day of exploration, freshen up in the bathrooms with showers, then gather under the massive covered pavilion with a fully equipped kitchen and playground area for unforgettable family reunions or group retreats. Craving a dip? The Duck Pond, a serene swimming area with a wood deck and picnic area, is your go-to spot for cooling off or lounging with friends. For a quick break between adventures, swing by the central rest station, where a metal awning on a concrete slab shades a grill and a hammock perfect for kicking back. Perched high on a mesa with sweeping canyon views, the private campground takes luxury to the next level. Four deluxe yurts, each on a slab, come loaded with air conditioning, a king-sized bed, a futon, and patio furniture for soaking in the scenery. Every yurt has a private access code to an assigned bathroom with shower in the nearby bathhouse, ensuring comfort and privacy. A propane-powered generator and water storage system keep everything running smoothly, with all utilities thoughtfully trenched underground. Wake up to panoramic vistas, sip your coffee, and let the tranquility of this mesa retreat wash over you.

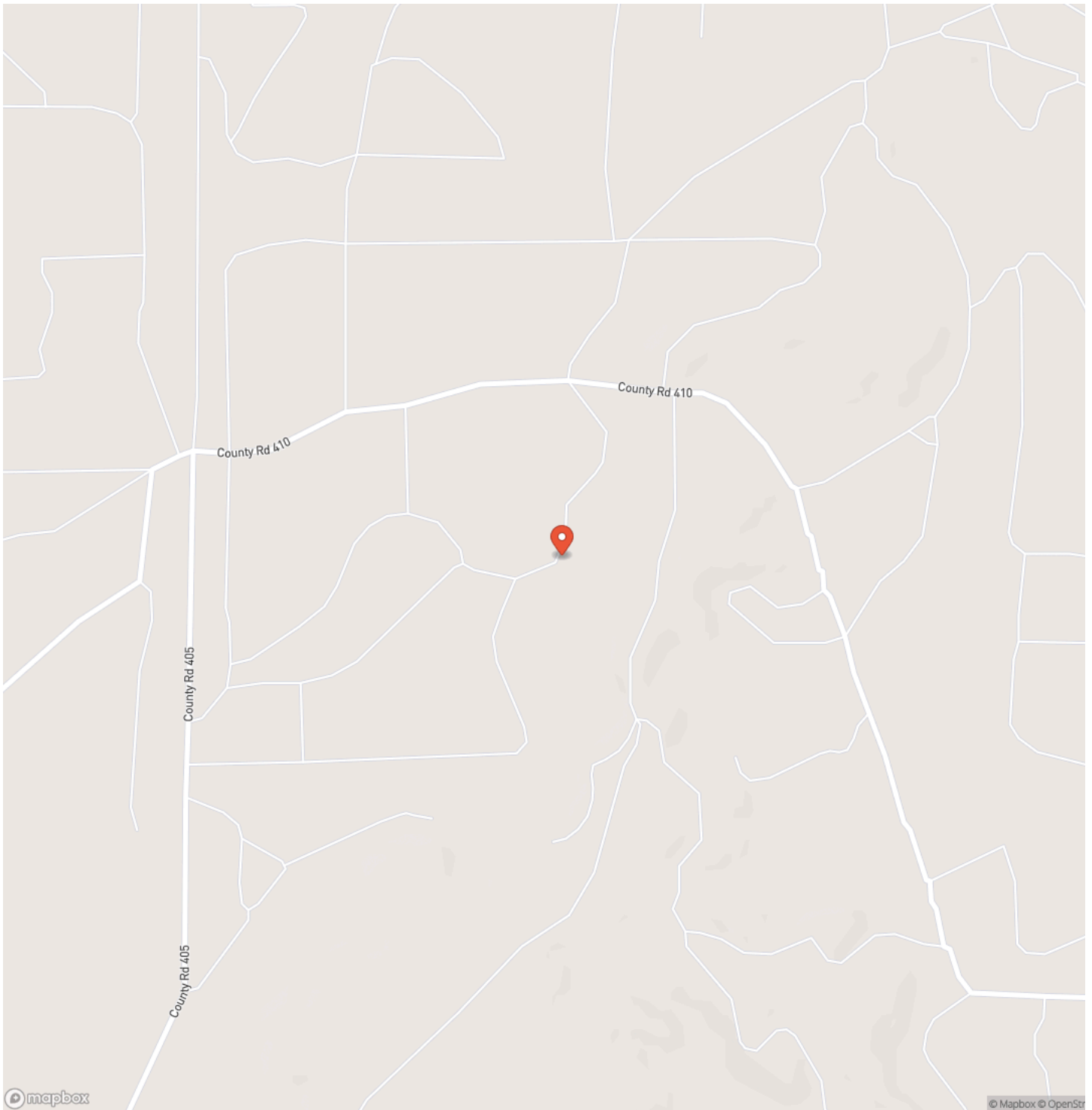
And let's not forget about the top use for most of the land in this area! The terrain teems with mule deer, blue quail, javelina, bobcats, coyotes, and even the occasional rattlesnake, making it a haven for hunters and nature lovers alike. And when the day winds down, you'll be treated to breathtaking sunsets that paint the sky in fiery hues, followed by starry nights that feel like they're yours alone.

This West Texas ranch isn't just land, it's a lifestyle. Whether you're dreaming of a private retreat, a place to hunt, a unique investment opportunity, or an ATV and off-road park is what you've been searching for, this property delivers. With its rugged trails, wildlife-rich terrain, modern amenities, and unforgettable views, it's a rare gem that captures the heart of West Texas. Don't wait to claim this paradise, contact us today to tour this incredible ranch and start living the adventure you've always imagined!

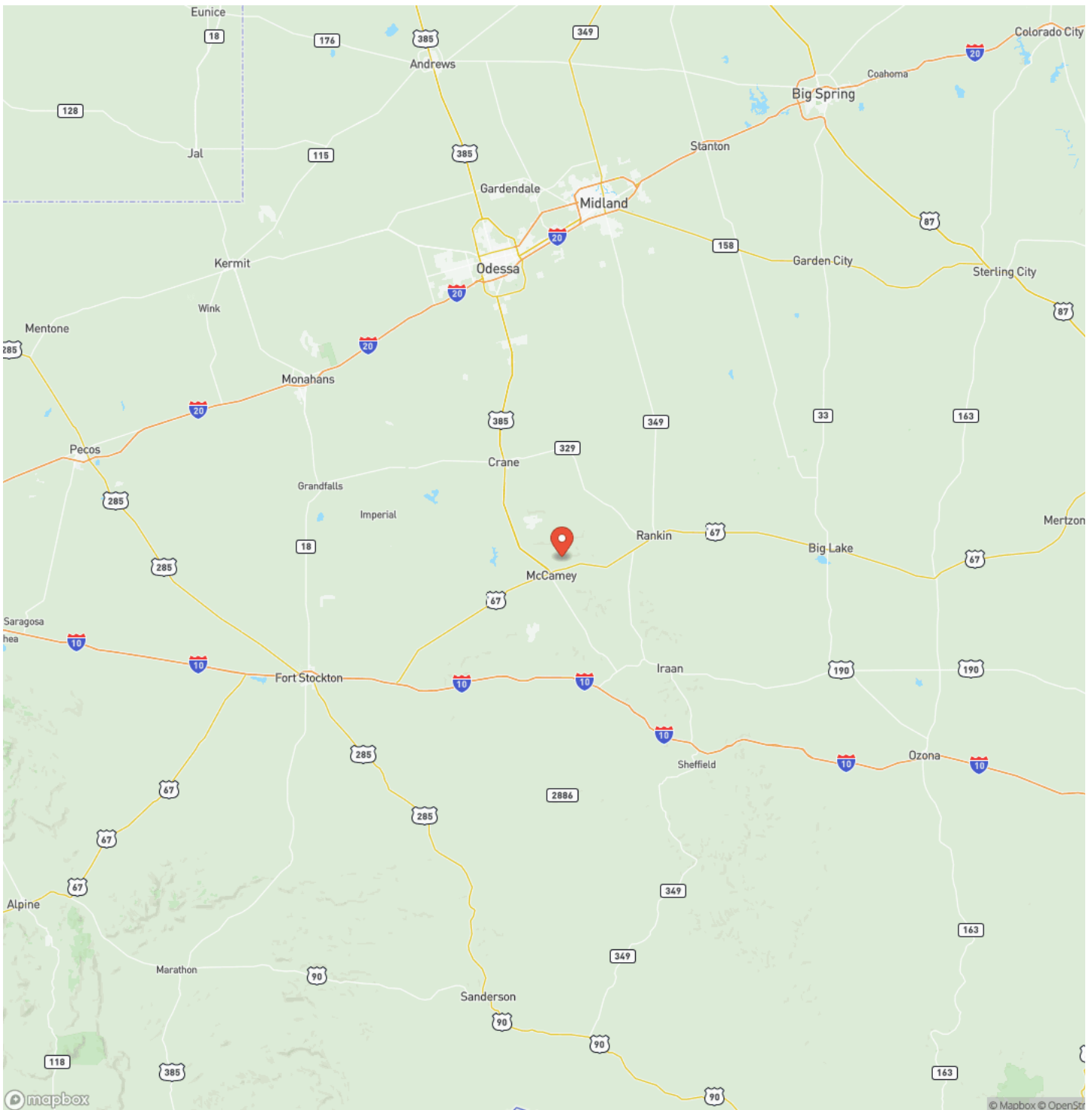
Nine Point Off-Road ATV Park
Mccamey, TX / Upton County



Locator Map



Locator Map



Satellite Map



Nine Point Off-Road ATV Park

Mccamey, TX / Upton County

LISTING REPRESENTATIVE

For more information contact:



Representative

Wayne Dunson

Mobile

(432) 934-4423

Email

wdunson@americas.land

Address

City / State / Zip

Odessa, TX 79762

NOTES

[illegible]

MORE INFO ONLINE:

<https://americas.land/>

NOTES

This image shows a blank 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.

DISCLAIMERS

DISCLAIMER: The data displayed and relating to real estate for sale on this website is obtained from public records and/or MLS feeds from the local jurisdiction in which the applicable property is located. As America's Land Partners cannot guarantee that all public records and MLS data is accurate and error-free, it is important that you contact your agent directly in order to obtain the most up-to-date information available. All information deemed reliable but not guaranteed and should be independently verified. All properties are subject to prior sale, change or withdrawal. Neither listing broker(s) nor America's Land Partner's shall be responsible for any typographical errors, misinformation, misprints and shall be held totally harmless.

COOPERATING BROKER COMPENSATION: Please contact Listing Agent/Broker for terms of cooperating Buyer Broker compensation. Terms of compensation, if any, shall be ascertained by cooperating brokers before beginning efforts to accept the offer of cooperation. Buyer's Agents/Brokers must be identified, by Buyers and/or their Brokers/Agents, on the first contact with Listing Broker/Agents to receive compensation. Otherwise, compensation will be at the sole discretion of the Seller, Broker, and America's Land Partners. Real Estate Commissions and Cooperating Broker Compensation, if any, are fully negotiable and is not fixed or controlled by law, by America's Land Partners (or any division/trade name/DBA of), or its Agents/Brokers.

America's Land Partners
PO Box 1707
Mabank, TX 75147
(800) 560-4143
<https://americas.land/>
