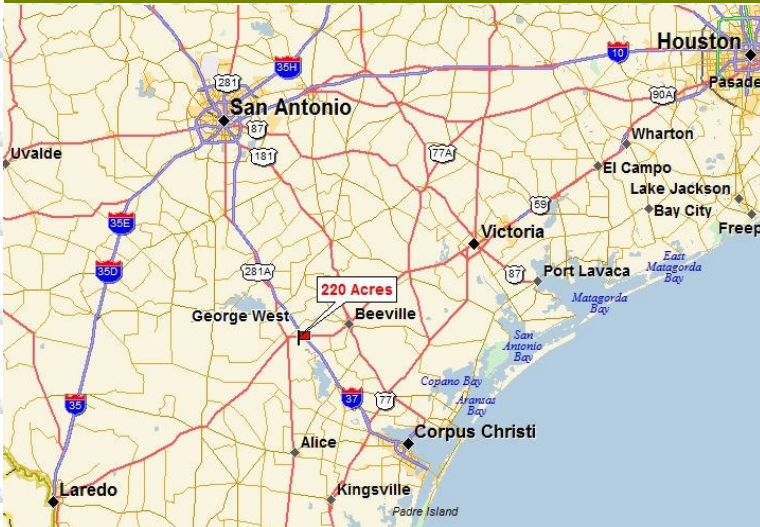


NUECES RIVER RANCH



210 Acres
CR 151 George West, TX 78022



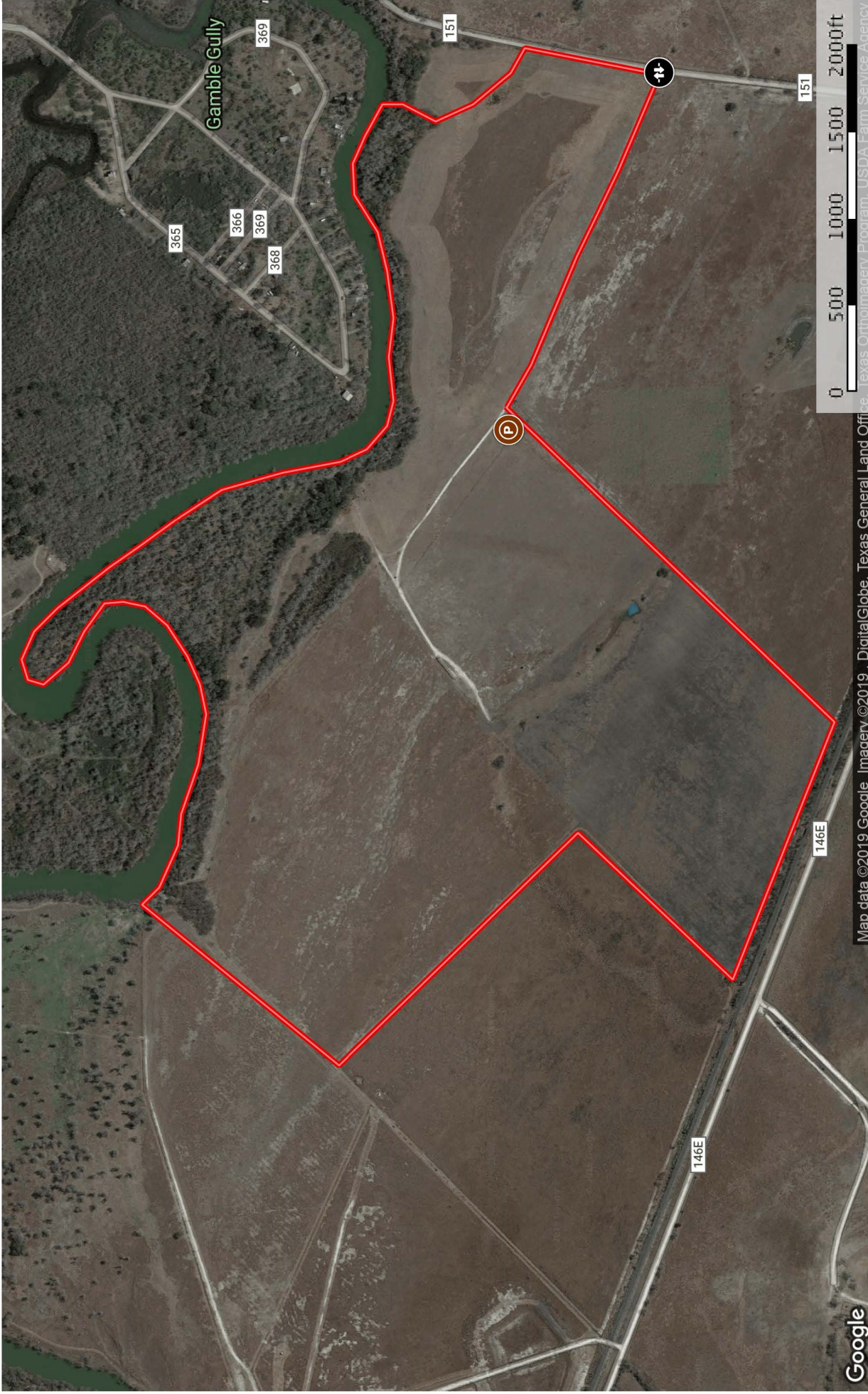
Offered at \$775,950

For more information, please view
www.desertflowerrealty.com

Nueces River Ranch on CR 151, George West

Live Oak County, Texas, AC +/-

Desert Flower Realty, Inc.



- Gate
- Pens
- Pond / Tank
- Boundary

John Walker
P: 361.449.2051

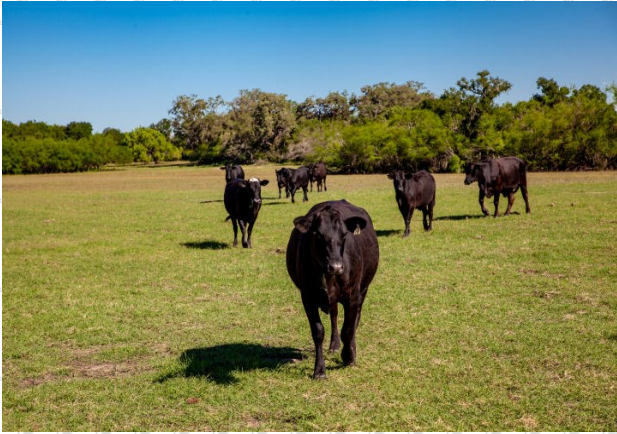
www.desertflowerrealty.com

506 Houston St, PO Box 1657, George West, TX 78022



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210 Acres on the Nueces River

This scenic ranch is a superb combination of open pasture and live water. More than a mile of Nueces River frontage contains live oak trees and other large timbers, providing thick cover for the abundant wildlife.

The majority of the property is open land comprised of native and improved grasses. The soils are Sinton sandy clay and Buchel clay loam considered 'prime farmland' soil by USDA.

The property is ready for cattle with good working pens and a water well. A tank is nearby the pens and great for birding opportunities.



Location

The ranch is south centrally located in Live Oak County, just 10 miles southeast of George West.

George West	10 miles NW	Beeville	23 miles E	Choke Canyon Reservoir	25 miles N
Corpus Christi	56 miles S	San Antonio	82 miles N	Lake Corpus Christi	21 miles S

Directions

From the intersection of IH-37 & Hwy 59, travel 3 miles west on Hwy 59 to FM 799. Travel south on FM 799 for 3 miles to CR 151. Turn right on CR 151. The entrance is past the bridge, approximately 1 mile on the right.



Desert Flower Realty, Inc.

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