

RANCHES • LIVE WATER • FARMS • RECREATIONAL PROPERTIES



New Listing
**FOOTHILL
RANCH**

**40± ACRES
CAMP WOOD, TEXAS
UVALDE COUNTY**

'Let us show you... Texas'



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PRICE

\$399,900

- 3 Bedroom / 2 Bathroom Full Masonry Home and Garage Built at the Base of the Mountainside
- Inviting Swimming Pool, Flagstone Patio and Pool Cabana
- Electric Gate Entrance
- Level to Gently Rolling Bottomland
- Excellent Views of the Nueces River Valley, Texas Mountains serve as a Beautiful Backdrop
- Water Well
- Septic
- Electric



Brandon Bownds, Broker
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VEGETATION & TREES

- ✓ Range Grasses
- ✓ Live Oak
- ✓ Rose Bushes
- ✓ Peach
- ✓ Oleander
- ✓ Cedar

WILDLIFE

- ✓ Whitetail
- ✓ Turkey
- ✓ Hog
- ✓ Variety of Predator & Prey
- ✓ Bird Life

WATER FEATURES

- ✓ Swimming Pool
- ✓ Water Well
- ✓ Concrete Water Storage Tank

TOPOGRAPHY

- ✓ Grazable Bottomland
- ✓ Subtle Contour Lines
- ✓ Natural Spread of Top Soil and Exposed Rocks



COMMENTS

Ideal Ranch for Vacationing, Family Retreats, Retirement, Hunting, Ranching, Recreation, Swimming and more! Outdoor Pursuit, Fun and Relaxation.

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