

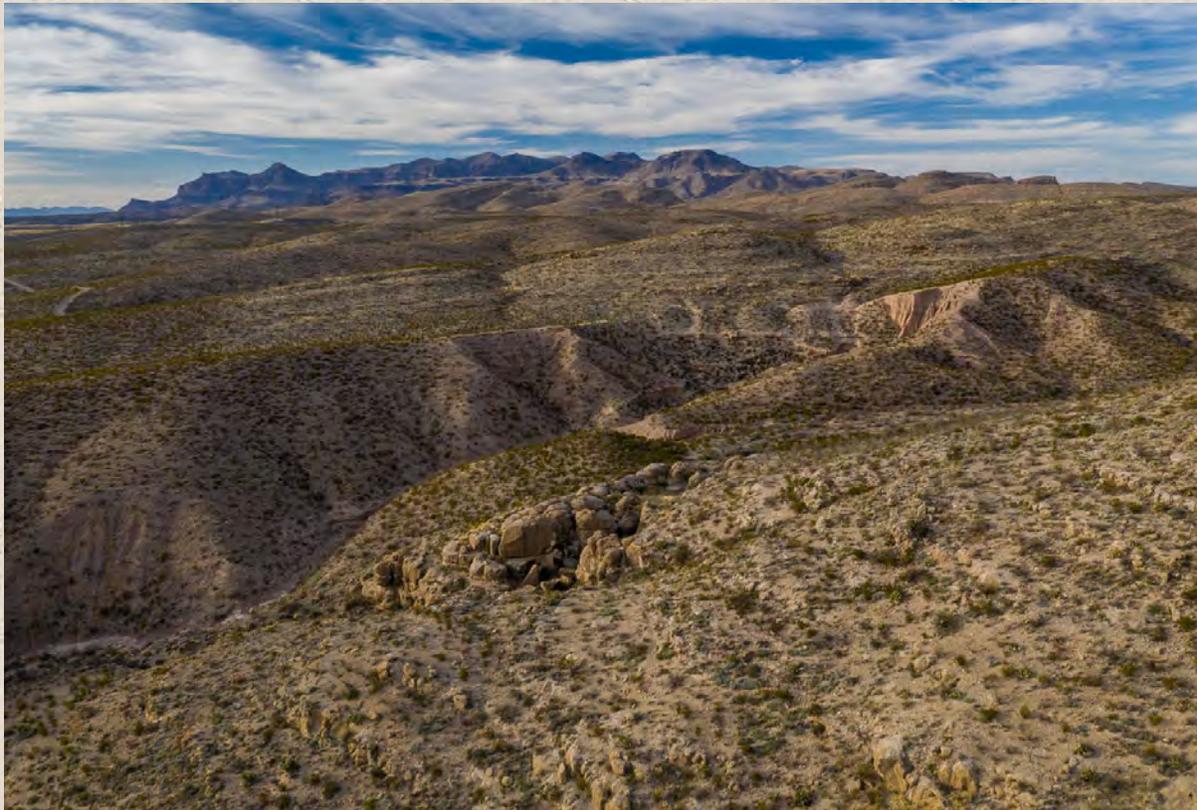


Protecting Clients. Conserving the Land.



King Land & Water in association with ICON GLOBAL GROUP
are pleased to present:

Lely Ranch
66,388± Acres
Presidio County, Texas



James King, Agent

Phone 432.426.2024

Cell 432.386.2821

James@KingLandWater.com

ICON Global Group

Phone 214.855.4000

Info@icon.global.com



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Lely Ranch

Presidio, TX

ICON GLOBAL GROUP
AND
KING LAND & WATER

ANNOUNCES:
IMMEDIATE CALL FOR OFFERS
SEALED BID - PRIVATE OFFER PROCESS

BROKER CO-OP INVITED & ENCOURAGED
ALL OFFERS DUE ON OR BEFORE
THE FOLLOWING DATES BY 5PM CST:

**TUESDAY NOVEMBER 10
LELY RANCH | PRESIDIO COUNTY, TX**

TERMS & CONDITIONS APPLY

DATA ROOM & RANCH TOUR ACCESS FOR QUALIFIED BUYERS



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Lely Ranch

Situated on 66,388± acres of topography-rich land, the Lely Ranch offers miles of diverse terrain including everything from breathtaking cliffs to expansive canyons. It is located approximately 30 minutes south of the legendary Marfa, Texas, where you and your guests can go to enjoy dining, museums, modern art and entertainment. The Lely Ranch is also contiguous to the renowned Cibolo Creek Lodge, which allows access to their luxury accommodations. This vast, rugged Ranch is largely untouched, and affords a rare chance to own your own Big Bend. When exploring this vast country, you will find pictographs on canyon walls, plane crash wreckage and many relics from when Indians and outlaws called this ranch their home. It is the first public availability of the Lely Ranch since being purchased in the 1960's by a foreign dairy magnate and renowned inventor. It is truly the last frontier.



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Location

The ranch covers a massive amount of country with Big Bend State Park as the eastern boundary, Highway 67 as the western boundary, and then extending north to south from Shafter all the way to Presidio. It is a 30-minute drive from Marfa and an hour from Alpine. There are also two easily accessible runways close by for the ultimate convenience. Lely International Airport is just across Highway 67 and has a 5200 x 75' runway, and Cibolo creek also has a 5300 x 60' runway, both which can accommodate most private jets.





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Hunting

Lely Ranch offers a diverse range of hunting and expansive recreational revenue possibilities. Outfitters in this region stay busy chasing giant mule deer, elk, aoudad rams, javelinas and hogs as well as multiple species of quail. With lodging in place and the canyons holding plenty of game, this could be a turn-key hunting operation and revenue opportunity.

Cattle

This is historic cattle ranch country and with the water systems on the ranch, it could easily accommodate a cow and calf operation.



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Habitat & Topography

Wide open Chihuahuan scrublands rich in wildlife give rise to deep winding canyons and mountains. 1,500-foot elevation changes, cliffs, ravines, and massive canyons along Cibolo Creek this ranch has it all.



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Wildlife, Hunting, and Recreation

This ranch has a plethora of wild game, MLD permit for mule deer, big aoudad rams, elk, javelinas, wild hogs, three species of quail and mountain lions. You can glass ridgelines for mule deer and aoudad in the morning and quail hunt in the afternoon. The diversity of the terrain offers a paramount hunting assortment. An expansive road system also gives rise to recreation activities like horseback riding, hiking and mountain biking.



Water

This property has superior surface and subsurface water for the area. 14 water wells and a few springs from the mountains as well as miles of live water stretches of creeks create an oasis for wildlife across the ranch. Creeks and drainages include Morita, Cibolo, Tinajas Escondido, Arroyo Monias, and Arroyo Tortola to name a few creates the identity of Lely.



Homes

Hunters cabin is a simply appointed brick bunkhouse cabin.

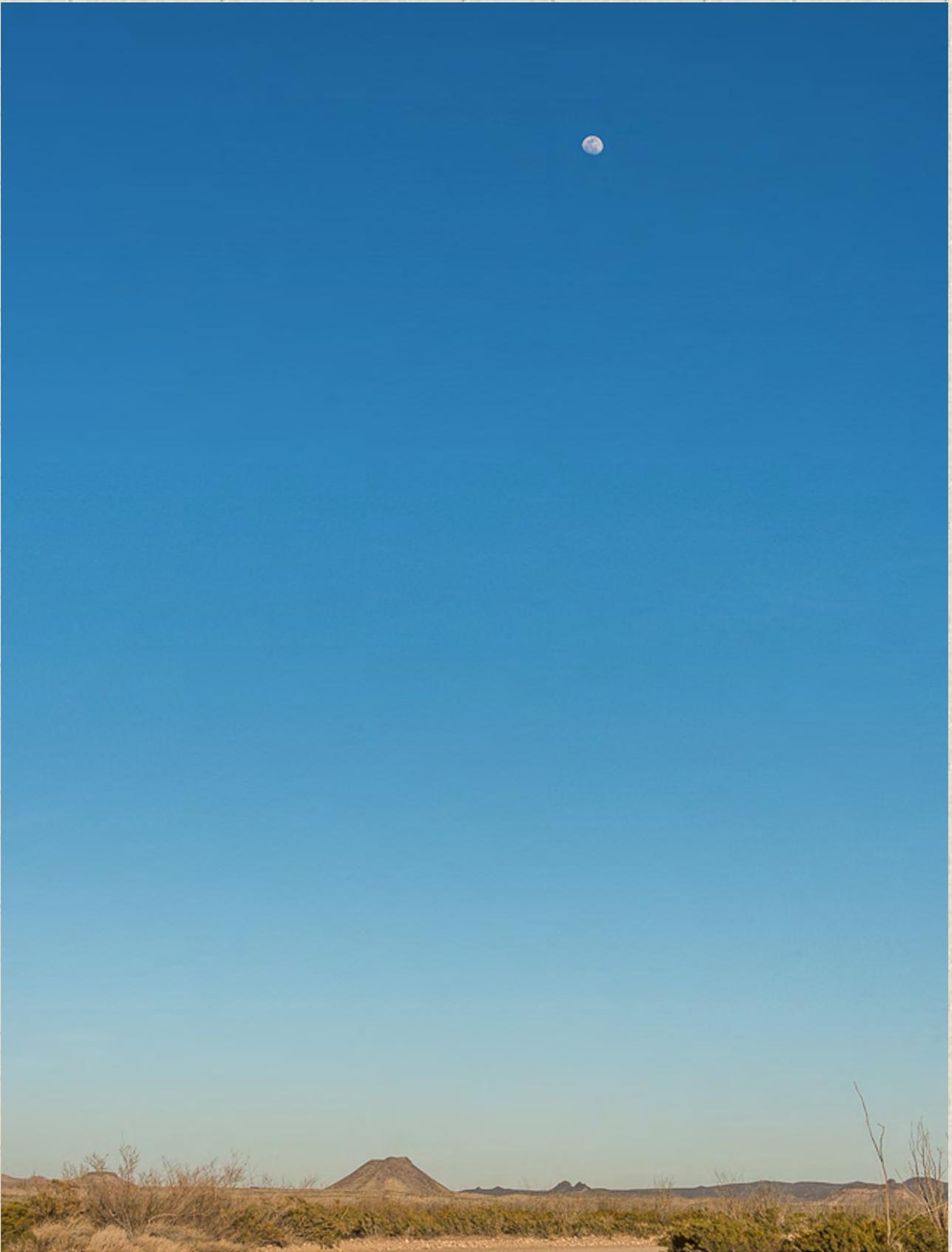




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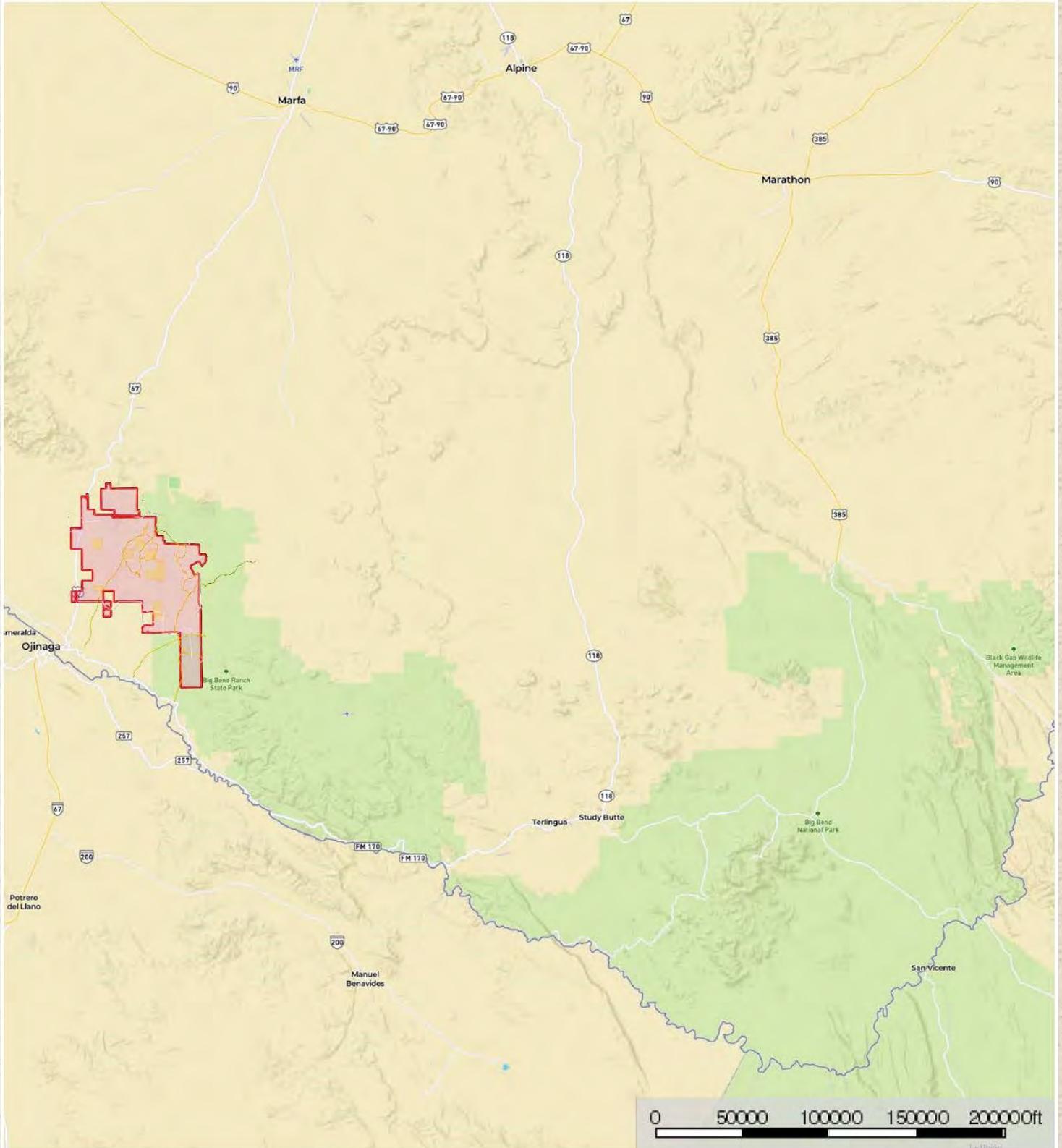


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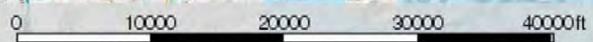
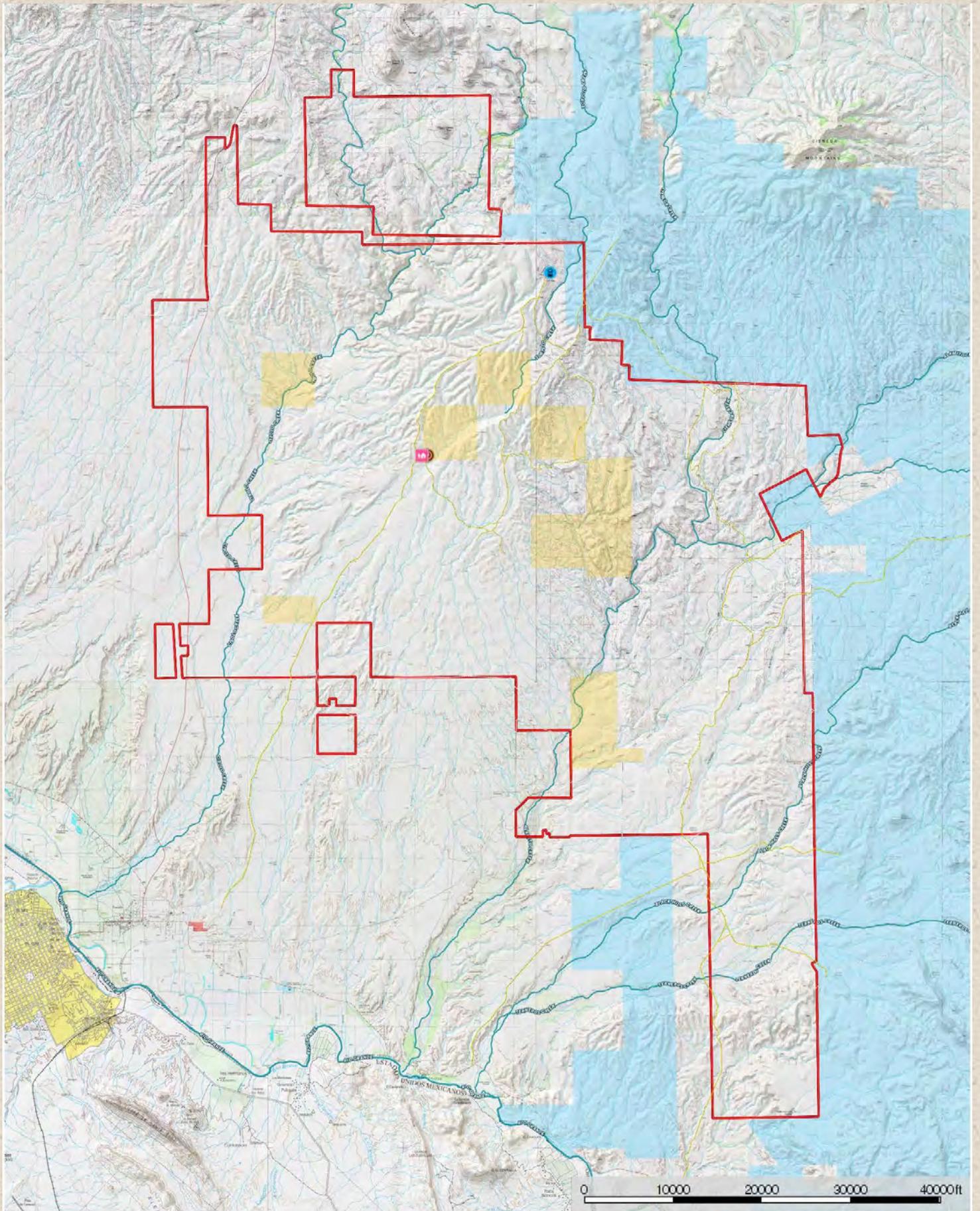


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Lely Ranch Texas, AC +/-



- Road / Trail
- Fence
- Primary Road
- Pond / Tank 1
- Lely 1



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