



 **KING**  
LAND & WATER

*Protecting Clients. Conserving the Land.*

# HACIENDA EOFF

Total- 6 Bedroom | 6 Full-Bathroom | 2 Half-Bath  
.48± Acres | Fort Davis, Texas



## Location

Hacienda Eoff is located at the corner of North Front Street and West Alamo in the center of Historic Ft Davis Texas just one block west of the main street. Ft Davis is 30 minutes north of Alpine and Marfa and is the gateway to the Davis Mountains and its many amenities like McDonald Observatory, Ft Davis National Historic Site, Davis Mountain State Park and the Davis Mountains Preserve. Walking distance to town restaurants, galleries, shops, and hiking trails. Hacienda Eoff is a short drive from the area towns and parks. Ft Davis and the Davis Mountains are known for its mountain beauty, high elevation cool wet summers and sky island habitat of native plants and animals. The perfect escape from the city with all the amenities for comfort.



 Boundary

## Description

Hacienda Eoff is a completely remodeled combination of residences, historic bar/entertainment area, and lush treed grounds. The front porch is a place where folks gravitate for evening visits in the shade. Located on .48 acres this historic adobe building was built in early 1900 and operated as Carmack Store a dry good business, then owned by area rancher Dude Sproul, then Dry Bean, a restaurant and bar, before the current owners converted the complex into their own private entertainment space for corporate customers and friends. The store was featured in the coming-of-age movie *Dancer Texas Population 81*.



The complex of homes, buildings, and irrigated grounds was completely remodeled in 2008. Today, it features two private residences and a spacious entertainment, dining, and recreation area complete with a full-length bar. There is even a stage for performances, presentations, or special events.

The extensive renovation included new HVAC systems, electrical, plumbing, appliances, and modern finishes, creating a move-in-ready residential and entertainment compound that is ready for immediate use from day one.



COWBOY'S  
PLACE  
WELL COME IN



# Hacienda Eoff Entertainment and Bar Building

- Two Adobe great rooms with full length bar.
- Saltillo and wood floors
- 20ft pressed tin ceilings throughout
- Men and Women bathrooms
- Commercial Kitchen
- Large historic covered porch with National Historic marker
- Dining area for 50 people
- 14' Presentation area with screen and projector
- Stage











## Connected Residence

- Living room
- Three guest rooms
- 2.5 guest baths
- Master suite with large bath
- Large kitchen with island and dining area.
- Office
- Saltillo tile floors
- Two car garage with basement/cellar



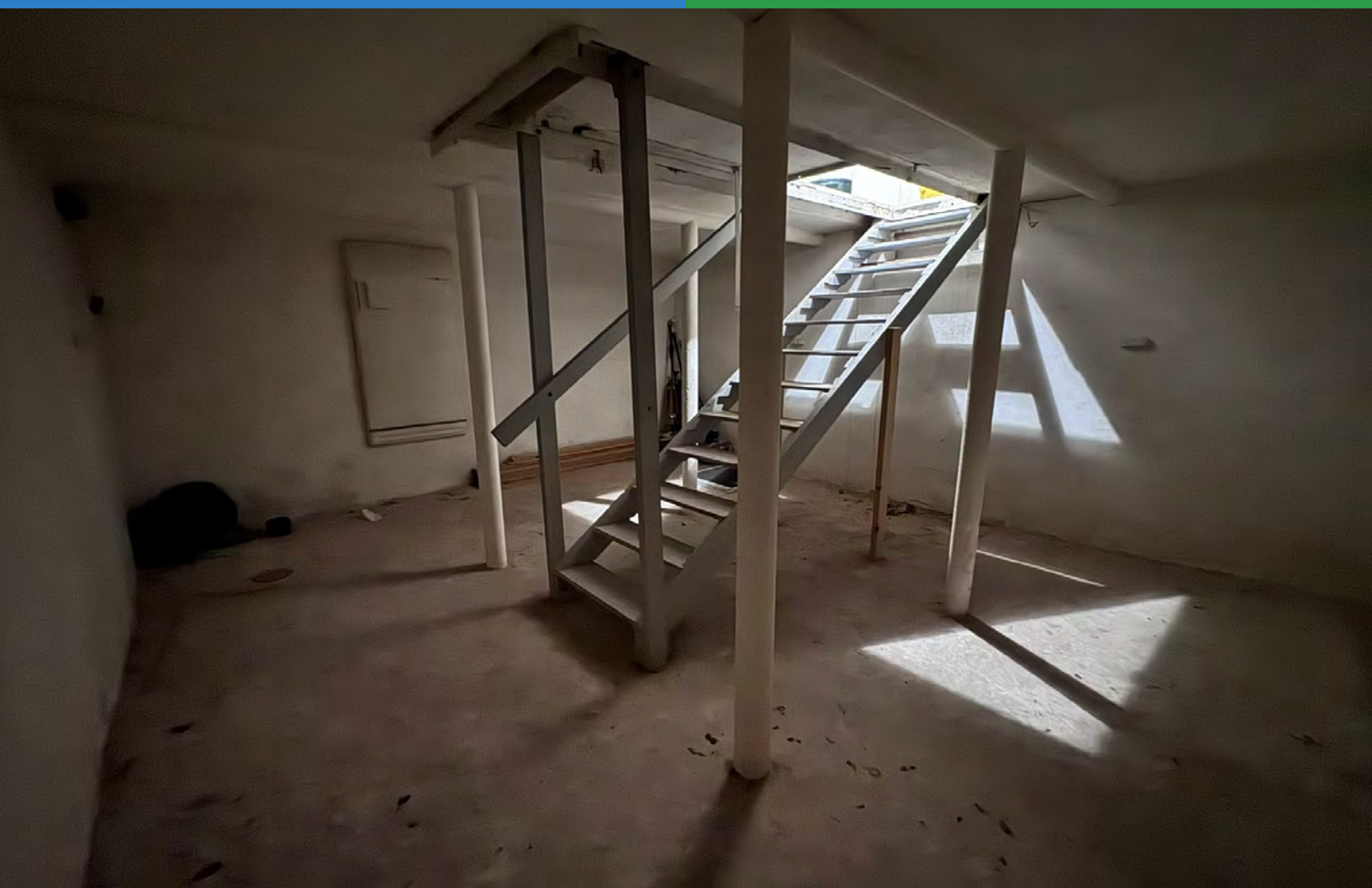










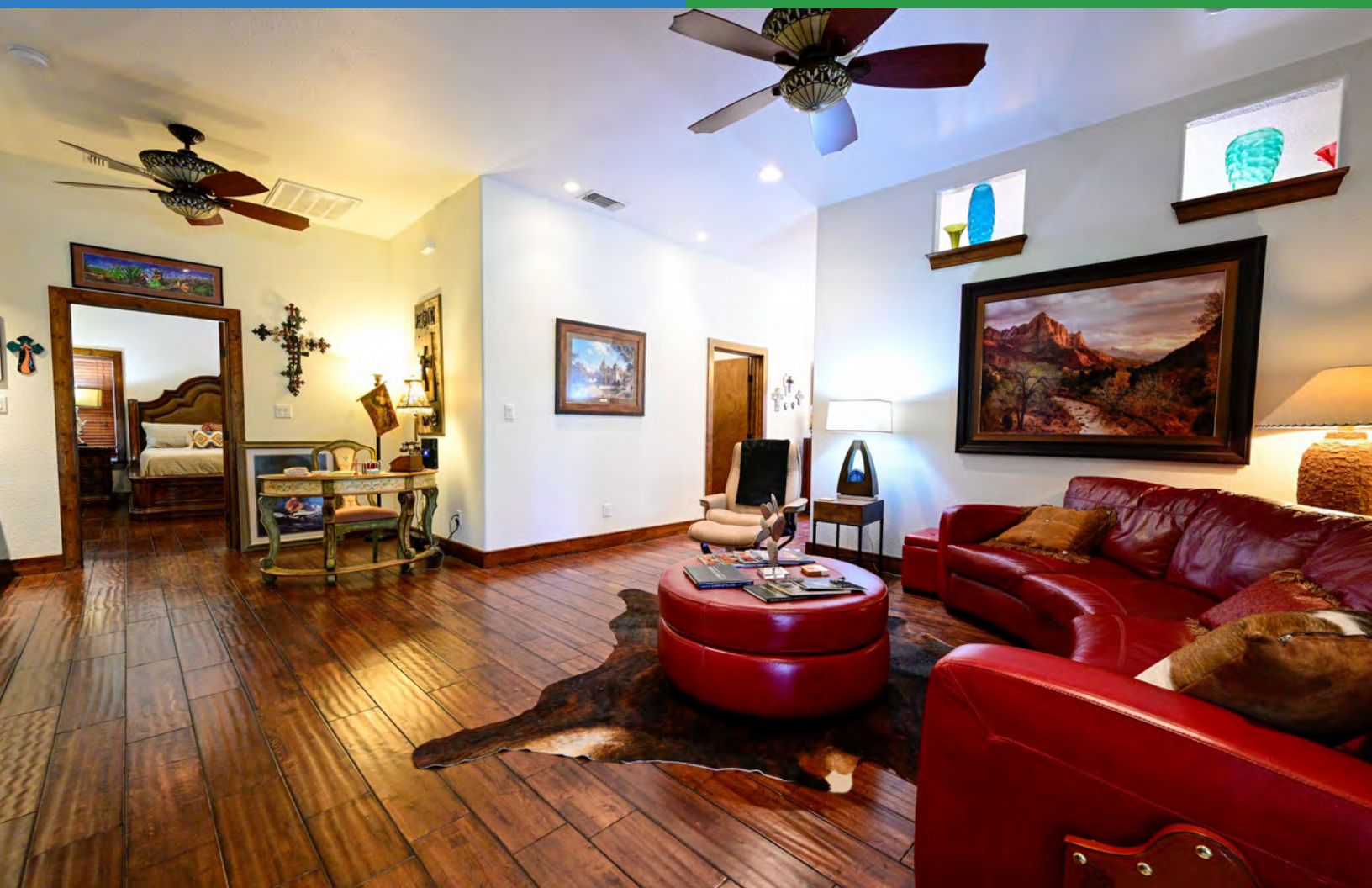






## Guest House & Gardens

- Separate 1376 sq ft new construction (2013) guest house
- 2 bedroom/2 bath,
- Living area, full kitchen, porches
- 2 car garage
- Shares a large tree shaded backyard with the main building
- 2 Wells.
- Large grass lawn and mature landscaping.
- Incredible native gardens, trees, and plants
- Large tank converted into swimming area.
- Spectacular views of Sleeping lion mountain.









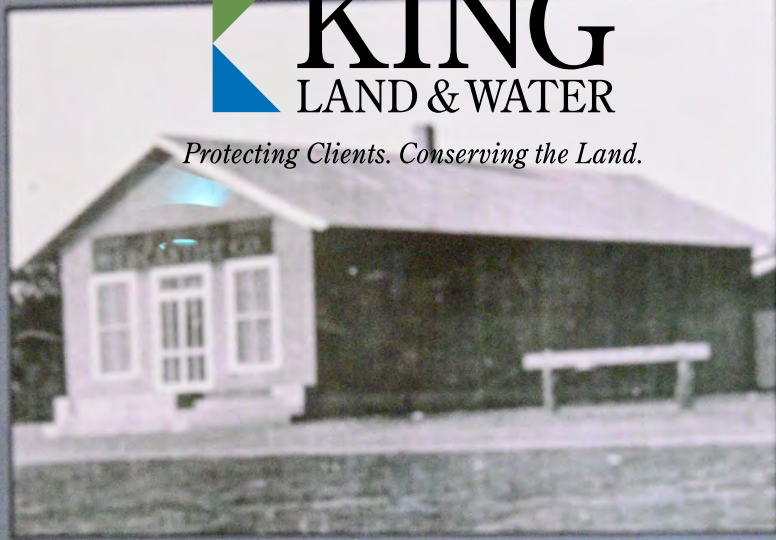






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**\$1,200,000**

Hacienda Eoff

0.48 Acres

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**Disclaimer:** This Ranch offering is subject to prior sale, change in price, or removal from the market without notice. While the information above was provided by sources deemed reliable, it is in no way guaranteed by the broker or agent.



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