

Cienega Amarilla Ranch

400.00 Acres | Catron County, NM | \$1,500,000



HAYDEN  OUTDOORS.

Activities & Amenities

Borders Public Lands
Cattle/Ranch
Equestrian/Horse Property
Food Plots
Hiking/Climbing
House/Cabin
Hunting - Big Game, Predator/Varmint,
Small Game, Turkey, & Upland Birds
Mineral & Water Rights
Natural Spring
Off Grid Power
Stream/River
State Hunting Unit: 12

Land Details

Address: 95 Cliff Thorn Rd, Quemado,
New Mexico 87829, USA
Closest Town: St. Johns, AZ
Total Acres: 400.00
Zoning: Agricultural
Elevation: 6,350'
Water Rights: Yes, 6 acre feet
Mineral Rights: Yes, Seller owns 50% of
mineral rights and will convey all they own
Source of lot size: Assessor/Tax Data

Building Details

Homes: 1
Homes: Stick built
Style of Home(s): Ranch
Finished Sq. Ft.: ~1,500
Bedrooms: 2
Full Bathrooms: 1
Basement: None
Outbuildings: 3
Fence Type: Wire
Heating Systems: Boiler-
HWBB & Wood Stove



Property Summary

Cienega Amarilla Ranch is ±400 acres in western New Mexico, defined by rare year-round water: the Cienega Amarilla runs the length of the property, shaded by mature trees and forming a natural wildlife corridor. A comfortable, solar-powered ranch house and corrals anchor the headquarters. In GMU 12 and currently receiving a landowner elk tag through EPLUS, this is a secluded, capable gentleman's ranch.





Land

Cienega Amarilla Ranch offers ±400-acres with a blend of riparian bottomland and upland high desert. The Cienega Amarilla flows year-round through the entire length of the property, lined with mature cottonwoods and willows that create rare, lush habitat in this part of New Mexico. Native grasses flourish along the cienega and provide excellent forage for light livestock or big game use. Beyond the creek, the land rises into piñon-juniper hillsides with scattered open benches, sandstone bluffs, and expansive views across the valley.

Historically used for cattle ranching, the property remains well suited for use as a gentleman's ranch—capable of supporting a few head of cattle or horses while maintaining its strong wildlife habitat. The combination of perennial water, healthy cover, and forage makes the ranch a natural draw for elk, deer, and other game throughout the year.

Improvements

The ranch headquarters centers on a comfortable, rustic home set just west of the Cienega Amarilla. Interior features include a large living area with a wood-burning stove, log-accent walls, and a covered porch that captures sunset views as the cliffs above the cienega light up. Electricity is provided by a solar array with battery storage and inverter. There is no well; domestic water is pulled directly from the Cienega Amarilla via on-site pumping. Propane service supports heating and appliances.

The yard around the home includes fruit trees, shade trees, and raised garden beds, along with stone and paver patios that frame the headquarters area. A dedicated storage and utility room supports extended off-grid use.

Outbuildings include a shop/garage with ample storage and workspace, plus additional ranch structures for tools and supplies. Adjacent to the headquarters is a functional set of corrals and small livestock pens. The ranch is fully fenced except where sheer cliffs create natural borders. Internal ranch roads and two-track trails provide 4×4 and UTV access along the creek corridor.





Recreation

Cienega Amarilla Ranch lies within New Mexico Game Management Unit 12, known for healthy populations of elk, mule deer, and pronghorn, along with black bear and mountain lion. The year-round water and riparian corridor of the Cienega Amarilla create dependable habitat that consistently attracts wildlife.

The ranch is currently enrolled in the EPLUS program as part of a larger cooperative of ranches, which provides a landowner elk authorization. With the features of this ranch, including the habitat created by the year-round cienega, future owners may have the opportunity to apply for habitat improvement incentive tags, thereby increasing the total number of tags*. Hunting for other species, including deer, pronghorn, and bear, is available to landowners through over-the-counter tags, giving owners a wide spectrum of hunting opportunities on the property.

Beyond hunting, the ranch's secluded setting offers quiet privacy for horseback riding, hiking, and exploring the sandstone bluffs and historic settlement remnants. Nearby public lands and national forests across western New Mexico and eastern Arizona expand the scope for additional recreation.

*Always check the latest regulations with NMDGF.

Agriculture

Cienega Amarilla Ranch was historically a cattle ranch, supported by the perennial water of the Cienega Amarilla and the grass it produces along its corridor. While the property's ±400 acres are not suited to large-scale operations, it offers strong potential as a gentleman's ranch—ideal for running a small herd of cattle or a few horses. The cienega provides consistent forage and water, a rare advantage in this part of New Mexico.





Water/Mineral Rights & Natural Resources

The defining resource of the ranch is the Cienega Amarilla—a perennial, spring-fed wetland that runs the full ± 400 -acre length of the property. Ciénegas are unique to the Southwest: permanently saturated wetlands in an otherwise arid landscape. Once common across the region, many have been lost to overgrazing and groundwater diversion, making this intact ciénega especially rare.

These wetlands are sustained by groundwater discharge and patterns of winter precipitation, creating organic-rich soils and supporting a mosaic of vegetation. Along the Cienega Amarilla, sedges and rushes thrive in the saturated soils, while willows and cottonwoods line the corridor and provide shade and shelter. This continuous green ribbon stands in sharp contrast to the surrounding high desert.

Region & Climate

Set in Catron County near the Arizona line at roughly 6,800 feet, the ranch sits in New Mexico's high-desert plateau. Summers are hot, with daytime highs commonly in the 90s, often followed by late-summer monsoon storms. Spring and fall are cooler transition seasons. Winters are cold with periodic snow. Annual precipitation is light, and the area is known for abundant clear, sunny days.

Location

The ranch is accessed by county-maintained roads, offering a secluded setting near the New Mexico–Arizona line. While Quemado is the nearest New Mexico community, the most practical full-service base is St. Johns, Arizona, less than an hour to the west. Springerville and Eagar are also within easy reach for supplies and services, with Show Low serving as the closest larger hub.

Approximate drive times:

- St. Johns, AZ – 45-60 minutes
- Springerville/Eagar, AZ – about 1-1¼ hours
- Show Low, AZ – about 2 hours
- Albuquerque, NM – 2¾-3 hours
- Phoenix, AZ – 5½ hours
- Tucson, AZ – 5½-6 hours

*All information provided is deemed reliable but is not guaranteed and should be independently verified. Hayden Outdoors and its affiliates makes no representation or warranties as to the accuracy, reliability, or completeness of the information, text, property boundaries, graphics links or other items contained in any website, print, or otherwise linked to or from this website. The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice.

Hayden Outdoors

Buyer Process

BUYER QUALIFICATION: Each potential purchaser will be evaluated with respect to very specific submission requirements. Confidentiality will be held in the highest regard. Sellers will be made aware of each potential purchaser's ability to perform, should that become their goal.

PROPERTY SHOWINGS: With regard to scheduling showings on your property, Hayden Outdoors understands and respects your livelihood and personal items. The property will be presented to potential purchasers by a Hayden Outdoors representative by appointment only, unless arranged otherwise.

REPRESENTATION OF OFFERS: Hayden Outdoors will advise and support sellers in the presentation and representation of offers. Hayden Outdoors will supply active and current marketing materials when dealing with each potential offer. Offers must be presented in a timely manner, and Hayden Outdoors brokers will travel to present the offers, and in special cases, Hayden Outdoors may execute a webinar for presentation.

BROKER PARTICIPATION: Hayden Outdoors welcomes outside brokers to bring buyers to purchase our properties. We offer cooperating commission rates to participating brokers. All properties marketed with Hayden Outdoors are exclusively promoted and listed through the real estate process.

EQUAL HOUSING: Hayden Outdoors is proud to be an Equal Housing Opportunity Brokerage. All real estate advertised is subject to the Federal Housing Act, which makes it illegal to advertise "any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation, or discrimination."



"The service you get transcends anything I've ever heard of. They literally turn your vision into reality. I mean, who else does that for you. Nobody"

- RICK STEINER, SELLER/BUYER

Scan to see more
testimonials



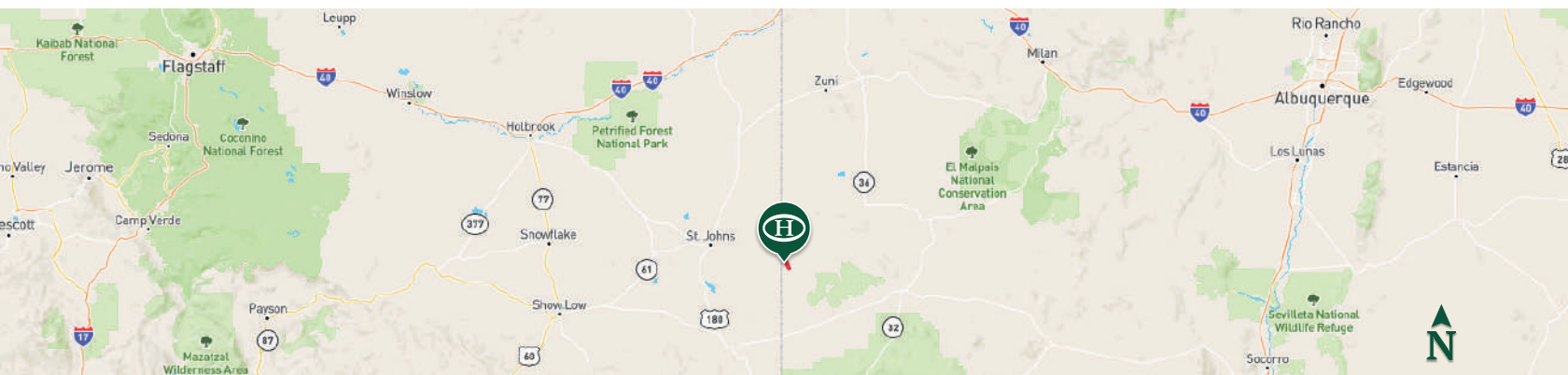


 Boundary

 Main House

BOUNDARY LINES

MAP BOUNDARIES ARE ONLY APPROXIMATE AND MUST BE VERIFIED FOR ACCURACY.



HAYDEN OUTDOORS

FARM, RANCH & RECREATIONAL REAL ESTATE



Chris Fichtl

 Sales Associate,
Licensed in FL, NM & NE

 ChrisF@HaydenOutdoors.com

 850.737.8248

Lauren Fichtl

Broker Associate, 
Licensed in NM, CO & FL

Lauren@HaydenOutdoors.com 

850.797.5417 

