

Wilderness 238

238.00 Acres

Rio Arriba County, NM

\$949,900



HAYDEN  OUTDOORS.

Wilderness 238

TOTAL ACRES:

238.00

PRICE:

\$949,900

COUNTY:

Rio Arriba County

CLOSEST TOWN:

Regina, NM

Activities & Amenities:

ATV/Off Road
Borders Public Lands
Farm/Crops/Ag
Hunting - Big Game, Small Game & Turkey
Pond/Lake
State Hunting Unit: 6A

Land Details:

Address: TBD Highway 96 & 112,
Regina, New Mexico 87017, USA
Closest Town: Regina
Total Acres: 238.00
Deeded Acres: 238.00
Zoning: Ag
Elevation: 7400
Topography: Meadows,
Mesas, Rock formations
Vegetation: Ponderosa Pines, Native
Grass Meadows, Sage Fingers,
Pinion/Juniper, Gambels oak

Building Details

Price: \$949,900
Basement: None
Electricity Provider: Yes
Water Provider: Yes

About This Property

Located in the heart of Rio Arriba County's Unit 6A, with Over-the-Counter Mule Deer Tags and qualifying for enrollment in the E-Plus Landowner Elk Program, these quality hunting acreages are smaller and almost impossible to find. These parcels are affordable with paved access, rural water and power. Just +/-90 minutes to Albuquerque International Airport, 20 minutes to Cuba, NM and 3 minutes to the town of Regina.

Land

The game-filled Regina valley, bordered by the thousands of acres of the Gallina Wilderness on one side and the almost million acres of the Jicarilla Apache Reservations on the other side, harbor one of the densest deer and elk populations in existence. Approximately 90 minutes to the north is the Quality Waters of the San Juan, one of the best trophy trout fishing experiences in the western United States, not to mention great water fowling as well. The +/-238 surveyed acres of the Wilderness 238 may not last long.

Recreation

With big game tags nationwide becoming more and more difficult to draw, is it time for you to invest in a beautiful, high-quality landholding while it's still affordable, and have that freezer filled every year?





Agriculture

Gorgeous rock formations, hand-hewn homestead log cabins, ponderosa pines, native grass meadows, sage fingers and pinion/juniper hammocks are interspersed with Gambels oak, making great bedding areas. And, there are a couple ponds that hold water for the game!

General Operations

More than half the fun is taking advantage of New Mexico's landowner tag program by managing one's own land with water enhancements and food plots, while increasing one's property values. Be it RV, travel-trailer, cabin or residential home, there are so many choices for picking the most ideal, beautiful and hidden site from the world on the Wilderness 238.

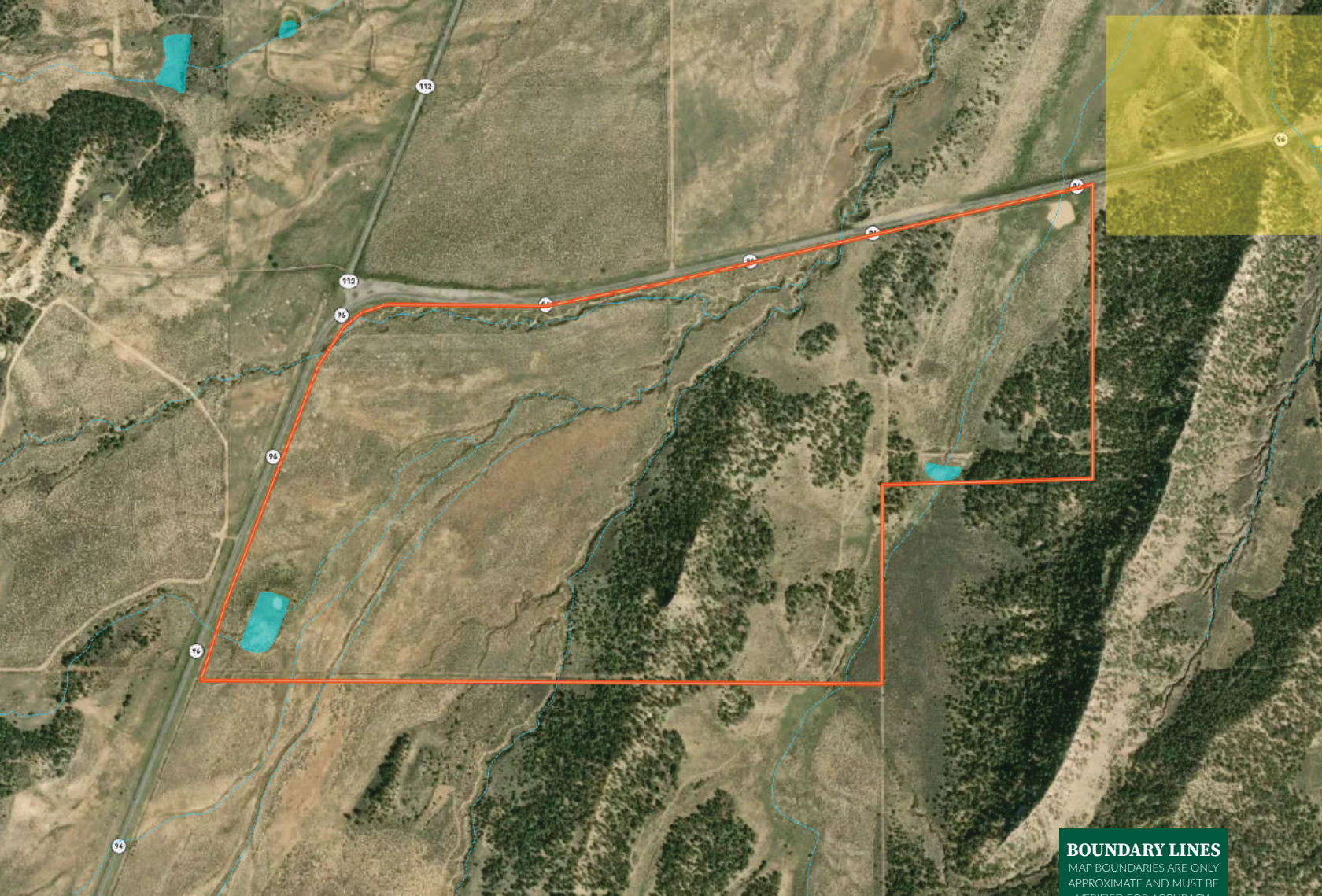
History

With the stock market going through the roof and gold in the \$5000 an ounce range, perhaps diversifying into a solid land investment that pays incredible recreational dividends is worth a look!

Call or email today for more info and your qualified showing. Co brokers welcome!

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

 Boundary



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