

±5,270 ACRES FOR SALE IN THE TRANS PECOS REGION OF WEST TEXAS

HWY 118 NEAR MARFA, ALPINE, FORT DAVIS, MARATHON AND BIG BEND NATIONAL PARK

CHRIS JANOWSKI Vice President - Land | cjanowski@duwestrealty.com

STEELE HUNGERFORD Associate - Land | steelehungerford@duwestrealty.com

SCOTT RODGERS Partner | scottrodgers@duwestrealty.com

Call For Info & Price 214.720.0004

DUWEST
CREATING, ENHANCING & PROTECTING VALUE

4403 North Central Expressway #200 Dallas Texas 75205
duwestrealty.com

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±5,270 ACRES FOR SALE | State Highway 118, Brewster County, Texas

East Rim Ranch ERR - 5,270 acres

Mesa View Section - 1,625 acres

Elk Draw Section - 3,100 acres

Butcherknife Draw Section - 545 acres

- 3 Miles of frontage on US Hwy 118
- 2 water wells and a 30,000 gal above ground reservoir with additional tanks for storage north and south
- Electric Power Lines and well maintained roads
- Water distribution system to numerous troughs throughout, with game feeders
- Several tanks (ponds) for the game and the neo-tropical birds on this flyway



[Click here for Elk Draw Ranch MP4](#)

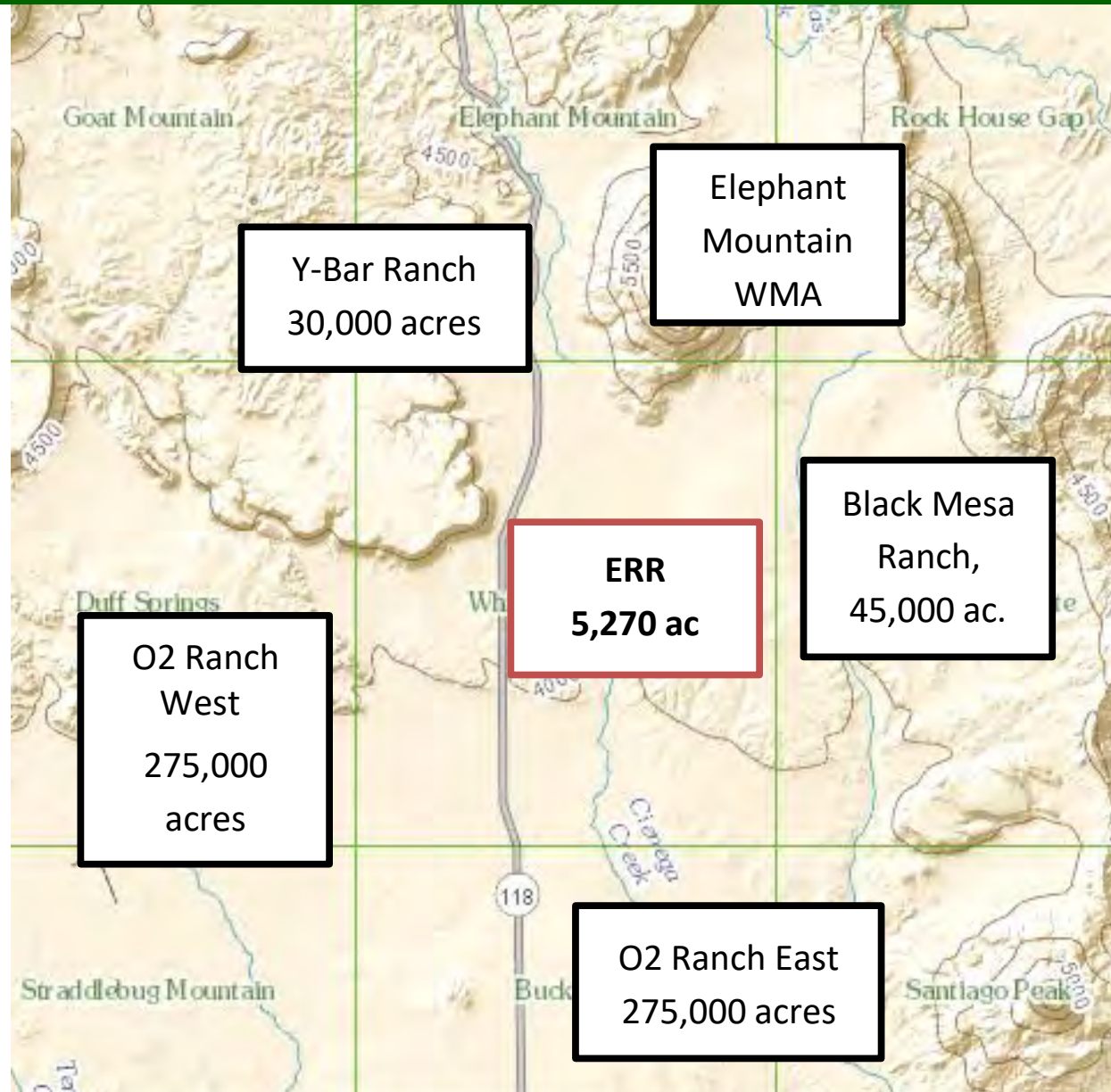


[Click here for Mesa View Ranch MP4](#)

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OVERVIEW

- East Rim Ranch lies at 4,000' elevation and is located 28 miles south of Alpine on US Hwy 118 between Alpine and Big Bend National Park in Brewster County, Texas.
- The ranch is just south of Elephant Mountain, a 27,000-acre wildlife management area owned by the state of Texas and managed by Texas Parks and Wildlife.
- The ranch consists of approximately 5,270 acres including 3 miles of frontage on HWY 118, with major north-south creek, rolling terrain with 200-foot-high limestone hills. It is part of the desert grasslands and home to elk, mule deer, blue quail, wild turkey, desert big horn sheep, and scimitar horned oryx.
- In addition to the 27,000-acre Elephant Mountain preserve, the ranch is surrounded by three large ranches; the O2 Ranch which is 270,000 acres is to the south and west, the 45,000-acre Black Mesa Ranch located to the east of ERR and the Y-Bar Ranch to the north is 30,000 acres. These three ranches afford protection, long-term ownership and strong ranch management that will continue to promote good land stewardship in the Calamity Valley.



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ROADS AND OTHER IMPROVEMENTS

- The ranch has a rock quarry that was used by the state highway department to build US Hwy 118. The quarry still has plenty of material which has been used to improve and maintain the roads on the ranch. Since 2008, over ten miles of newly improved roads have been constructed and there are two crossings on Calamity Creek, one is all weather hard limestone.
- Electricity has been extended from north to south and areas west of Calamity Creek. One water well was drilled in the southern area in 2008 that has been tested at over 40 gpm. This well has produced water throughout several droughts. The ranch also has a shallow well that provides water to the neighboring Y-Bar Ranch and the ERR and both wells are run by electric pumps.

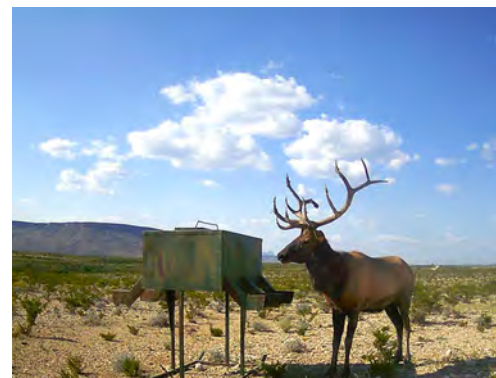


CALAMITY CREEK, WILDLIFE AND WATERING SYSTEM

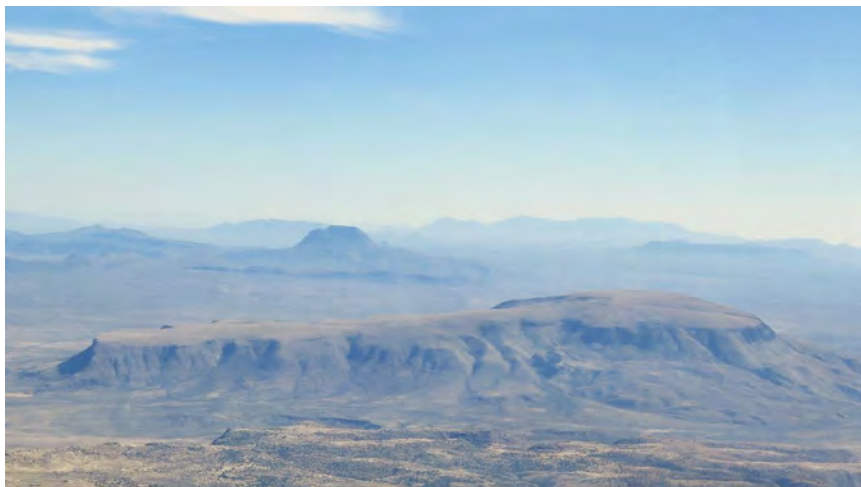
- Calamity Creek flows south from the high mountains and runs thru the ranch creating a prolific aquifer and dramatic landscape. The creek is a highway for the Desert Bighorn Sheep that breed on Elephant Mountain to the north and Nine Point Mesa to the south. The bottom lands of the creek hold pocket-water thru most seasons; it provides shelter and produces plentiful grasses and habitat for grazing animals like the elk, mule deer and other wildlife and migratory birds.
- The East Rim Ranch has been managed for wildlife for the past ten years; it has an extensive watering system including a 30,000 gallon steel reservoir that feeds water to the watering troughs found throughout the different areas of the ranch. In addition, pocket water in the Calamity creek bottom and several natural tanks provide seasonal water for the game. Much of the ten miles of water lines have been upgraded during the past ten years along with the roads. There are four bulk feeders located near numerous water troughs. In addition to the wildlife, the ranch is on the neotropical bird flyway where over 200 different birds have been sighted at viewing stations nearby.



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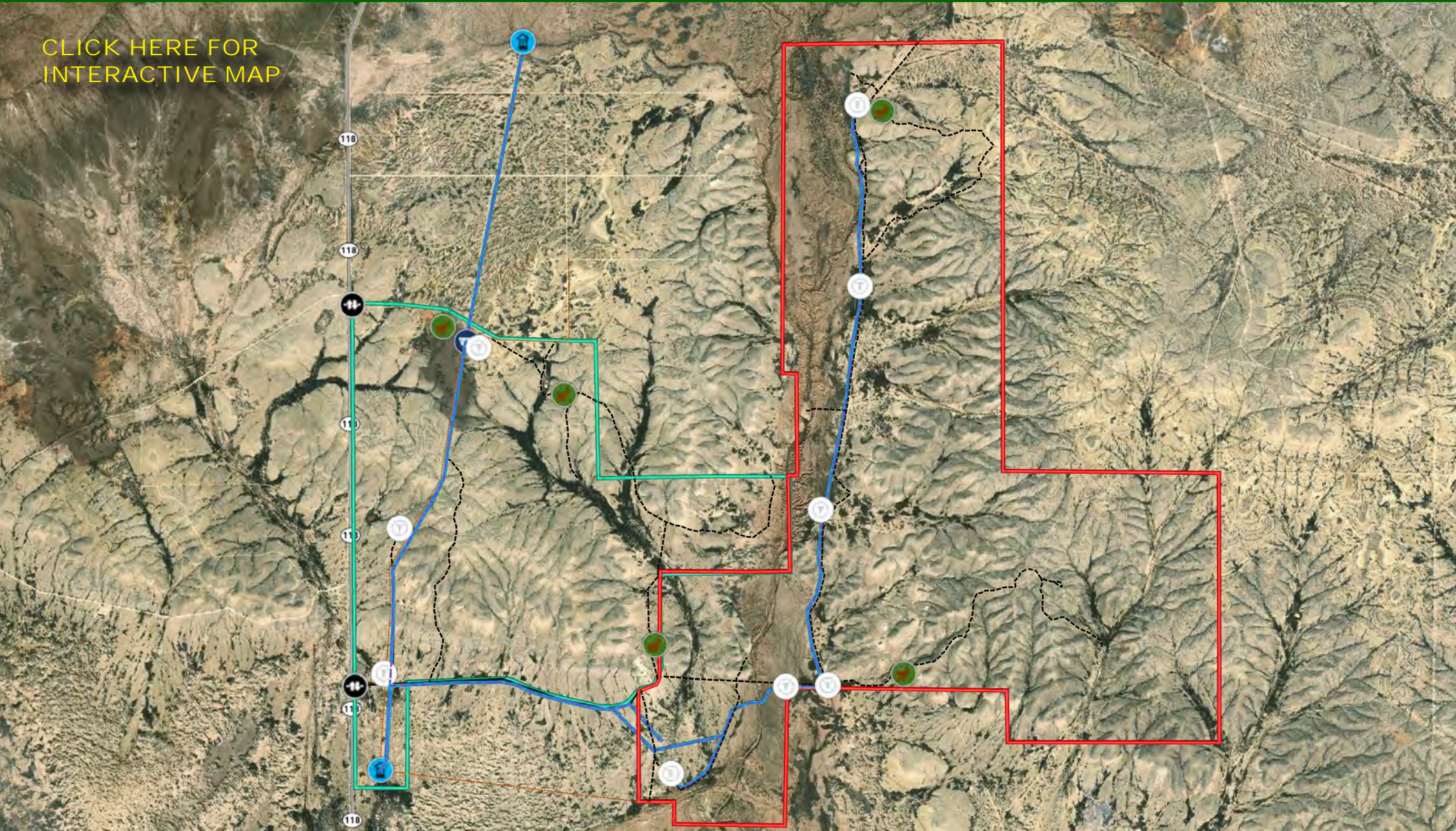


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CLICK HERE FOR
INTERACTIVE MAP



- Trough
- Feeder
- Gate
- Well
- Steel Reservoir
- Road / Trail
- Road / Trail
- Primary Road 1
- Power Line
- Water Line
- Elk Draw Boundary
- Mesa View Ranch

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