



PROPERTIES

Sabinal River Ranch

Bandera County

\$355,000

12.5 +/- acres
(\$28,400 price per acre)

Pristine live water property located 5 miles north of Utopia, TX

Exceptional Sabinal River frontage that is lined with ancient Cypress trees

Crystal-clear waters of the Sabinal are great for fishing, kayaking, and cooling off from the Texas heat

Abundance of wildlife including free ranging Axis Deer, Blackbuck Antelope, White tailed Deer, and Rio Grande Turkey

Property has very little floodplain allowing for many potential building sites



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