

PALOMAVILLE RANCH







PALOMAVILLE RANCH

1,541 ACRES • SABINAL, TX

Located in Medina and Uvalde Counties, the 1,541 acre Sabinal Ranch is just an hour drive from downtown San Antonio. The Ranch has almost 2 miles of frontage along County Road 324 providing easy direct access to the Ranch's main entry gate. The High fenced Sabinal ranch offers deer and dove hunters a south Texas dream. Large oak trees throughout and over half a mile of Ranchero Creek runs through the ranch and well over 2 miles of 3" PVC piped from 2 large casing Edwards wells give wildlife easy access to water. A system of meadows brings thousands of dove to the property with various pastures planted in milo. The ranch's bunkhouse and cabins provide the owner with a great entertaining headquarters. Over half a mile of Rancheros Creek runs through the western portion of the ranch. Additionally, 2 Edwards water wells piped through over 2 miles of 3" PVC pipe give wildlife access to water throughout the property. The ranch has 4 well placed ponds providing whitetail deer, dove, quail, and turkey even more water. The ranch was stocked with South Texas genetics and every deer taken of the last season was checked and cleared with no CWD present. Turkey abound and seem to emerge from all corners of the ranch. Quail cover the roads and in the evenings it is not uncommon to see hundreds to thousands. The Dove hunting at the ranch is akin to Hondo- scenes reminiscent of Argentina emerge around dove season. The property is currently under a Wildlife Exemption and taxes for 2018 are stated on the Uvalde and Medina Appraisal districts as \$3,606.73.



