



Tina McCelvey  
& Associates REAL ESTATE

**SOLD!!!! COLD RIVER RANCH SOLD!!!!**

**Frio, Texas**



**Facts**

**Acreage:** 191+-  
**County:** Frio  
**State:** Texas  
**Listing Price:** 725,000  
**Listing #:**

Cold River Ranch is a beautiful property approx 191 Acres that fronts on the Frio River approximately 6 miles out of Dilley, Texas. The river and creek on this property are absolutely gorgeous with huge oak and mequite trees. The wildlife include large numbers of Whitetail deer, turkey, hogs, quail, dove, bobcats, fox, and more. The improvements include a new cedar cabin with 1 bedroom, loft and a deck, a patio with a firepit, 2 Carrizo Water wells (an excellent investment), and 2 food plots. There are very few ranches these days that are low fenced, have paved highway

frontage, river frontage, an hour from San Antonio. Turn Key!! Priced at \$725,000.



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### Area Maps

