



# Las Cuevas Canyon Hunting And Cattle Ranch

1,935 Acres · San Miguel County, NM



## PROPERTY HIGHLIGHTS

- \$2,300,000
- 1,935 acres
- Taxes: \$83
- NM GMU 42
- Solar Powered Stock Well
- Borders NM State Lands



Las Cuevas Canyon Hunting and Cattle Ranch is located near Las Vegas, New Mexico in San Miguel County. The ranch directly adjoins 920-acres of State lands that are leased by the owners for additional grazing through September 2028. Containing approximately 1,935 deeded acres that are directly bound along the north by the scenic 29,000 acre Sabinoso Wilderness. The ranch also borders over 700 acres of New Mexico State lands in which a new owner could lease for additional grazing. The property had historically been utilized for cattle grazing by a small local operation. There is an abundance of high-protein gramma grass and numerous dirt tanks dispersed throughout the property in support of both livestock and wildlife. In addition, there is a centrally located solar powered stock well that pumps water to select portions of the ranch. The modest elevation and terrain make this ranch fully accessible through a system of trails and internal roads and many portions of the property appear to remain largely undiscovered. The terrain varies from wide open meadows, rimrock-lined canyons with water courses and dense stands of ponderosa, cedar and juniper trees. Las Cuevas, Isidio, Santiago and Higgins Canyons extend through the property and offer both contour and safe havens for cattle and resident wildlife. This ranch is located in NM GMU 42 and historically has not been hunted despite healthy populations of Elk, Mule Deer, Turkey and Black Bear. GMU 42 offers the rare opportunity to purchase over-the-counter, unlimited elk tags. This property is primed for the avid outdoorsman. As a note, this property can be purchased together with the bordering Wapiti Canyon Ranch containing 643 additional acres.



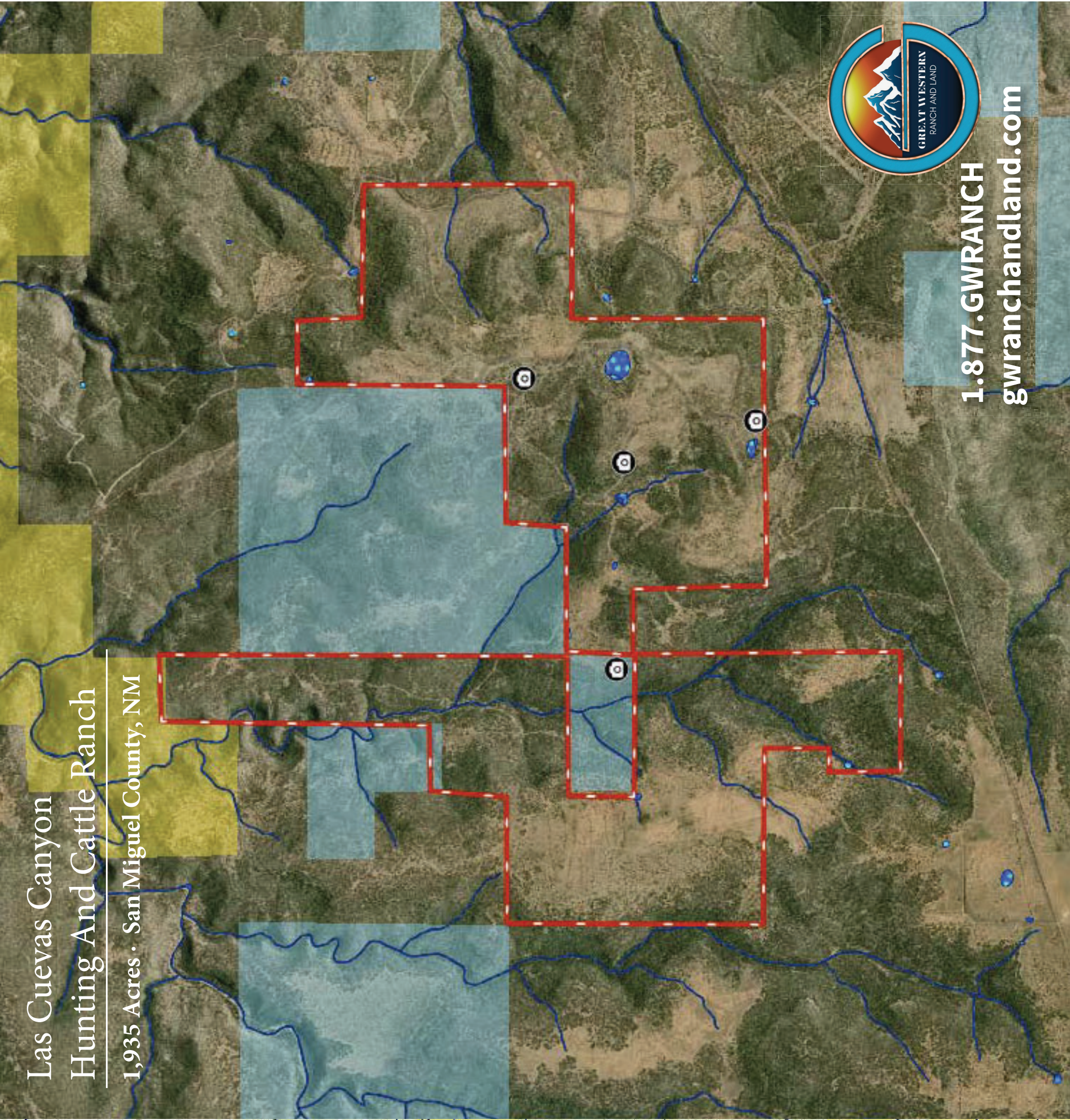
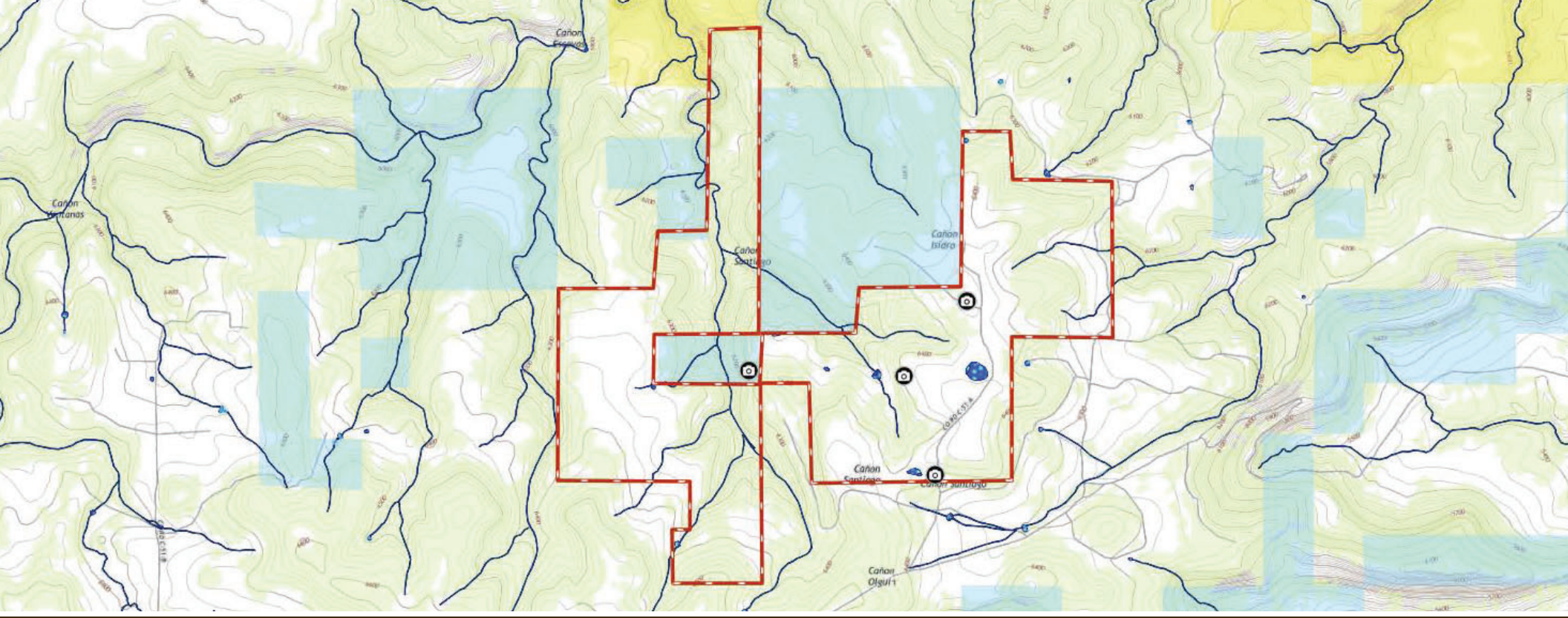
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