

# \$365,000 - 27778 Calle De Cipriana, San Patricio

MLS® #118420

## \$365,000

Bedroom, Bathroom,  
Land on 18 Acres

Metes & Bounds, San Patricio, NM

18 acres of perfect pasture land organic farming or a vineyard . Land has surface irrigation rights and Irr well. Over 500' of Ruidoso River frontage. Pipe fencing. 5 large pipe pens with covered sheds. 3 separate irrigated pastures. 2 stall Adobe foaling barn with tack room that could be a 3rd stall and covered hay storage area. Easy to convert to shop/store/living area. Multiple water hydrants though out. Pipe round pen with a alley way to pens or pasture. 2 RV hook ups. Minutes from the race track and Ruidoso. Easy access for horse trailer/semi. Domestic well, livestock well and permitted Septic. Fully fenced with a gate at entry. Building site for home. This is county so no restrictions 3.0 Domestic water rights 2.0 surface irr rights diversion 6.4 feet per yr 2.7 Ground water irr

## Essential Information

MLS® #	118420
Price	\$365,000
Acres	18.10
Type	Land
Sub-Type	Acreage Improved
Status	Active

## Community Information

Address	27778 Calle De Cipriana
Area	E/Ruidoso Downs to Tinnie



Subdivision Metes & Bounds  
City San Patricio  
County Lincoln  
State NM  
Zip Code 88348

### **Amenities**

Utilities Cable Available, Phone Available, Electricity Connected  
View Mountain(s), Valley, Water, River  
Is Waterfront Yes  
Waterfront Rio Ruidoso

### **Exterior**

Lot Description Cleared, Interior Lot, Level, Other, Waterfront

### **Additional Information**

Zoning Rural

### **Listing Details**

Listing Office Pinnacle Real Estate & Dev



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Listing information last updated on May 27th, 2020 at 3:00am MDT