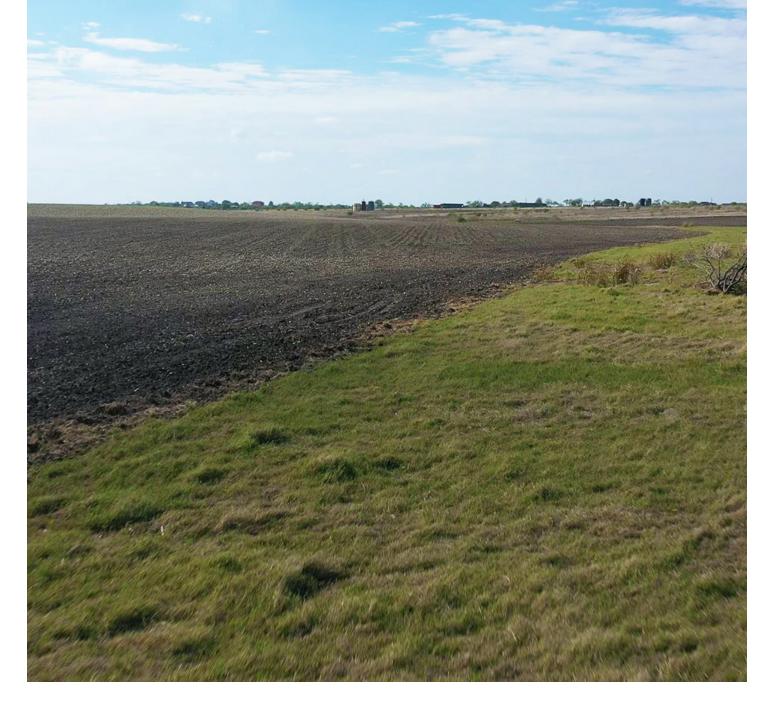
LA COSTE FARM

DULLNIG RANCH SALES



DESCRIPTION

La Coste Farm is located in Eastern Medina County, just south of La Coste, TX, and consists of approximately $39\pm$ acres of dryland farm, and $10\pm$ acres of native brush. With less than 30% located in the 100-year flood plain and conveniently located in Medina Valley ISD, this property has great future development potential.

IMPROVEMENTS

The property is void of structural improvements.







WATER

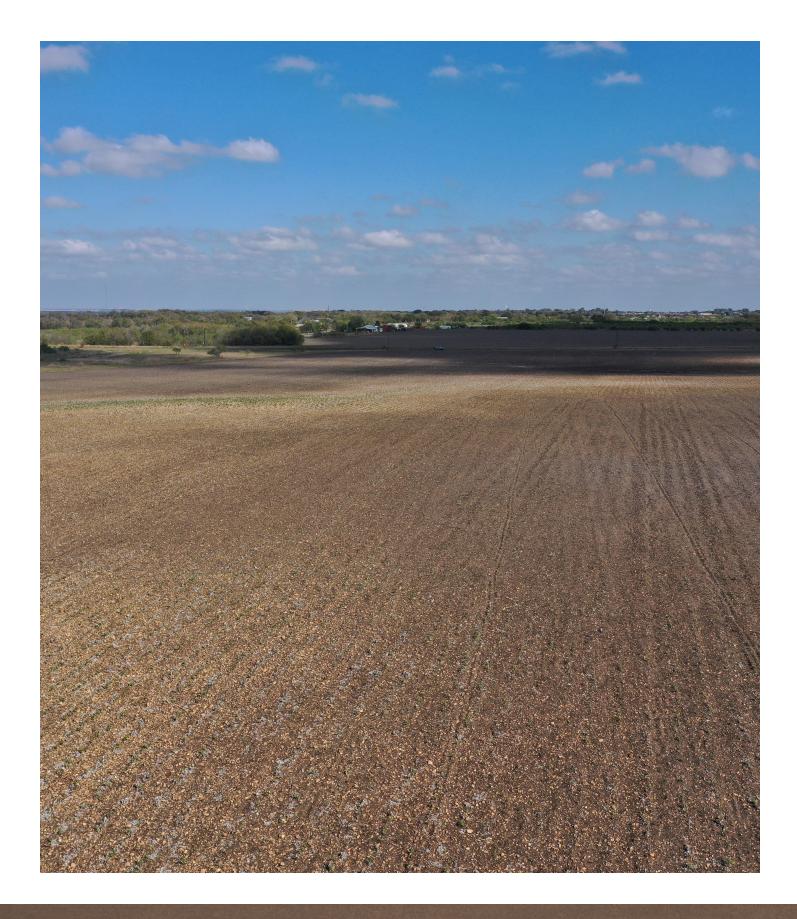
A creek drainage traverses the property, providing potential for a future pond with some excavation.

VEGETATION/TERRAIN

This ranch has a gentle slope from front to back. Approximately $10\pm$ acres have been kept native along a creek drainage. The remaining $39\pm$ acres are used as dry farmland. The section of native brush contains mainly mesquite and other scrub brush native to South Texas.

WILDLIFE

The crops make for some robust dove hunting, while White-tailed deer, varmints and other native wildlife can be found roaming the area.





MINERALS

Surface sale only.

TAXES

Agricultural Exempt taxes \$189.20 \pm annually.

SCHOOLS Medina Valley ISD

MAP LINK

Click here to view map





49[±] ACRES MEDINA COUNTY CR 583 LA COSTE, TX 78039

La Coste Farm is located in eastern Medina County just a short drive from San Antonio. La Coste, TX still has that small town country feel, but is starting to really develop with the expansion of San Antonio. $10\pm$ miles from Loop 1604 and Hwy 90; $25\pm$ miles to downtown San Antonio.

Texas law requires all real estate licensees to give the following Information About Brokerage Services: trec.state.tx.us/pdf/contracts/OP-K.pdf

PROPERTY WEBSITE

Click here to view website

Robert Dullnig Broker Associate of Dullnig Ranches

dullnigranches.com Phone: 210.213.9700 Email: dullnigranches@gmail.com

6606 N. New Braunfels San Antonio, Texas 78209



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