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## Versatility & Opportunity

While currently set up as a finishing operation, this ranch offers flexibility for a variety of uses.

- Easily convertible to a horse operation
- Ideal for multi species livestock programs
- Strong investment potential
- Turnkey for immediate use

Whether expanding an existing operation or starting fresh, this property is ready to perform.



*For more information or to schedule a private tour.*

*Contact us today*

*Experience the potential of this exceptional New Mexico ranch firsthand.*

## OUR CONTACT



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### 610 Acre Turnkey Ranch Opportunity

Northwest of Estancia, New Mexico  
99 Pauline Road • McIntosh, NM 87032

Built for performance.  
Designed for versatility.  
Ready for your operation.

- 610 Acres
- Licensed Water Rights
- Multi-Species Ready
- Turnkey Infrastructure

[Learn More](#)

## Location & Overview



Located just northwest of Estancia in Torrance County, this 610 acre ranch offers a rare combination of infrastructure, water, and operational readiness. Previously utilized as a feedlot and finishing ranch, the property has supported cattle, sheep, goats, hogs, and bison.

The ranch has not been grazed in four years, presenting a unique opportunity for a fresh start with well-maintained ground.



## Water & Land Features

Water is one of the most valuable assets of this property.

- Two strong wells
- 31 acre feet of licensed water rights
- Three 3,000 gallon drinkers
- Divided into three pastures
- The layout supports efficient livestock management and rotation, while maintaining reliability and accessibility across the ranch.



## Improvements & Infrastructure

The improvements on this ranch set it apart.

- Top tier feed pens
- Well designed outbuildings
- Clean, efficient working facilities
- Built for durability & ease of use

Every aspect of the operation reflects thoughtful planning & consistent maintenance.



**SCAN  
ME!**

