

FARM

For Sale



RANCH[®]

PROPERTIES

A DIVISION OF UNITED COUNTRY REAL ESTATE

NEW MEXICO

HOMERANCH REALTY

www.newmexicohomeranchrealty.com

FARM FOR SALE SOUTHEASTERN NM

2100 ACRES



This farm in New Mexico has everything you dream about with a farming operation. From irrigated fields to pasture land. The soil in the Hope, NM farming district was once tested as the best soil in NM for farming. This irrigated farm for sale in New Mexico is known for its high quality Alfalfa with 18% protein content with the average production of 8 tons per acre.

This property also includes a BLM Grazing Allotment, making it the perfect winter grazing opportunity. The family has completed a lot of improvements to the farms over the last decade. There are 3 homes on the property making it a great family operation and plenty of space for family or employees.

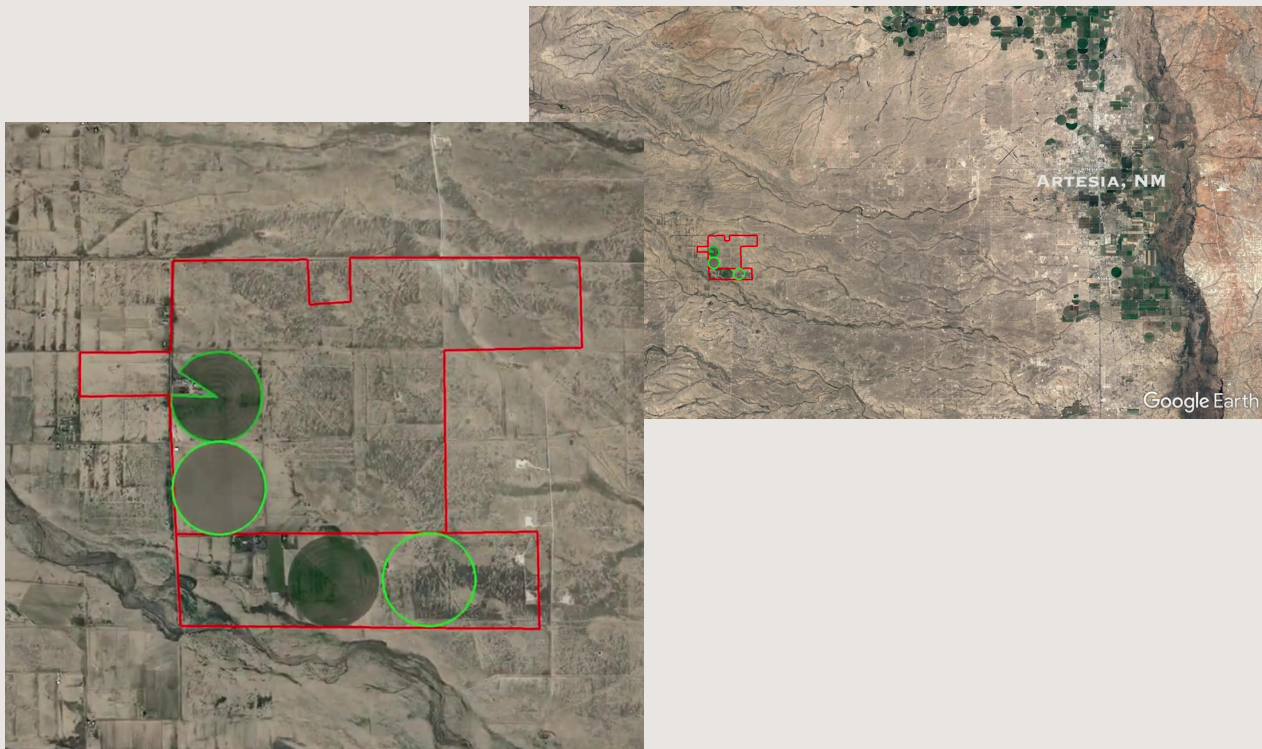


The property is located in Hope, NM and consists of 2 contiguous farms with water rights. There is approximately 2100 acres with 920 acres under a BLM grazing allotment. There is 684 ± irrigated acres that are currently planted to Alfalfa and Wheat.

Three acre feet per irrigated acre per annum of water will transfer with these farms.

There are three homes, barns, pens, and numerous outbuildings.

Location of PROPERTY



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MAIN INCOME PRODUCING CROP

Noted for their exceptional Alfalfa quality, this farm markets their Alfalfa crop to various horse facilities all over the country.

Eddy County is noted for its long growing season which contributes to this farm's capability of exceeding the county average according to 2018 NASS data.

This farm has in normal years, averaged 8 tons to the acre. There is currently 358 acres planted in Alfalfa.

Other CROPS

Aside from Alfalfa, this farm has a history of planting Wheat, Triticale and Sudan. There is currently 324 acres in wheat/triticale, which was planted in the fall of 2022.

The additional pasture land contiguous to the irrigated fields offers grazing. Winter grazing is an option both on and off the fields.

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Center Pivots

IRRIGATION SYSTEM

There are 4 center pivot systems on this farm. These pivots are nozzled at 900 gpm.

The owner placed 4 Zimmatic 9500P pivots on the farm to provide a more cost effective way to irrigate, for sustainability and profitability.

OTHER IRRIGATION

There are opportunities to add a few more pivots on the other acreage that is currently being flood irrigated, making this the ideal farm.



*And on the 8th day, God looked down on his planned paradise and said, "I need a caretaker" - so God made a Farmer.
Paul Harvey*

WATER FEATURES

There is one irrigation well that provides water to all 4 pivots and other fields. This well produces 3300 gallon per minute.

The sprinklers have been well maintained are in great condition. There is ample water to irrigate all crops suitable to this area.

There is currently 493 acres being irrigated under pivots.

The NM State Engineer allows for 3 acre feet of water per water righted acre.

This farm is located in the Roswell-Artesian water basin.



Improvements



2 large hay barns approximately 6000 sq ft
and 12000 sq ft.

Concrete block barn - 4640 sq ft

2 frame barns, 2340 sq ft and 4100 sq ft

Equipment shed 3110 sq ft.

Additional Storage buildings

Pens

Barns



Improvements



Wood Frame Residence 1740 sq ft
White Frame Residence 2106 sq ft
Concrete Block Residence 1700 sq ft

Homes



CURRENT CROPS

in the ground

324 acres of wheat/triticale was planted in the fall of 2022.



358 acres is currently in Alfalfa.



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BLM

Allotment

The sale of this property includes a BLM Grazing Allotment for adjacent land.

BLM Allotment No. NM78038 East Hope includes 920 acres of Bureau of Land Management and 15 head permit to graze.

The federal grazing fee for 2023 remains at \$1.35 per animal unit month.

This is a year long permit to graze. If a person just wanted to graze thru winter months in conjunction with your irrigated fields planted to wheat or winter grazing crop, negotiating with BLM to run more numbers may be an option, offering another income source.



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LOCAL *Wildlife*

This property is NM GMU Unit 30
Mule Deer and Antelope frequent
this property.



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HUNTING PROPERTIES

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THANK YOU!
For your trust

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If you have any additional
questions, please contact us!

MEET THE TEAM



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UC RANCH PROPERTIES™

UC RANCH PROPERTIES™ IS A DIVISION OF UNITED COUNTRY REAL ESTATE, THE LARGEST SELLER OF RANCHES AND LIFESTYLE REAL ESTATE NATIONALLY. OUR TEAM OF RANCH EXPERTS ARE PASSIONATE AND COMMITTED TO PROVIDING THE LEADING RANCH MARKETING PROGRAM NATIONALLY FOR PREMIER RANCHES. TO DELIVER THE MOST PROFESSIONAL CONSULTATION, MARKETING AND TEAM-ORIENTED APPROACH FOR THE SELLING OF PREMIER RANCH PROPERTIES AND ASSISTING BUYERS IN LOCATING THEIR IDEAL RANCH THROUGHOUT THE NATION. OUR BROKERS, AUCTIONEERS AND AGENTS MEET SPECIFIC AND DEMANDING QUALIFICATIONS FOR RANCH PROPERTY EXPERIENCE, KNOWLEDGE AND RESULTS

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THE 6666 RANCH

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A TEXAS RANCH WITH 150 YEARS OF HISTORY BUILT BY PASSIONATE PEOPLE, PEDIGREED QUARTER HORSES & THE CATTLE BRAND THAT STARTED IT ALL

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PREMIER RANCH PROPERTY
FOR SALE IN SOUTHWESTERN
COLORADO

\$7,000,000

Does the hot, humid, dry summer have you and your horses exhausted? Picture yourself in the Colorado mountains on a prestigious ranch sitting at 7,400 feet elevation. Wake up to a beautiful sunrise over the surrounding wooded hills.

646 AC COLORADO

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R 347-1 NORTH 26TH STREET
ARTESIA, NM 88210
575-365-2200



WILL CROCKETT
Owner

24 HOUR SERVICES

- Long Distance Trucking
- Livestock Hauling
- Hay Hauling
- Milk Transport
- Gas Compressors Hauling
- Backhoe Services



- Forklift Services
- Trucking (Flatbed, Lowboy, Drop Deck)
- Pipe (Casing, Tubing, Poly Pipe, Rolled Poly Pipe, Line Pipe)

- Heavy Haul (Dozers, Blades, Excavator, Etc)
- Rental Equipment (Manlifts, Skytracs, Forklifts)
- Tank Hauling
- Rental Equipment Hauling
- Oversize/Overweight Loads

Safeland and Safegulf
Compliant Employees

CUTLER CROCKETT
OPERATIONS MANAGER
PEC CERTIFIED
INSTRUCTOR
H2S CERTIFIED
INSTRUCTOR
575-703-5974



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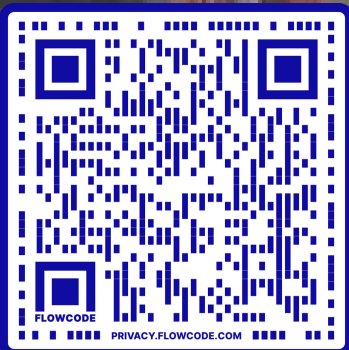
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Farm For Sale Video

'A Ranchers Dream'
Painting by Janet Cox