



Zia 43 Farm

\$495,000 / 43.00+/- Acres

About This Property

Recent Price Reduction! The Rio Grande Valley is known to have some of the most productive farmland in New Mexico. This end of the road, 43+ acre parcel is located 40 minutes south of Albuquerque, NM in the farming community of Las Nutrias. Affordably priced at \$11,285 per acre. The farm has surface irrigation provided by the MRGCD via concrete ditch, 4 wire fencing and a domestic well is in place for future development of residential improvements. The land has been laser leveled rendering maximum production, currently planted in alfalfa.



Close proximity to the Rio Grande River and this property borders the Gordon S Ladd Waterfowl Management Refuge which provides incredible hunting opportunity for wing shooters to include Snow Geese, Pheasant, Duck, Sand Hill Crane, Dove and Turkey. Elk and Mule Deer also visit this farm.

Build your dream farm house, barn and shop. Plenty of room for an arena, pens and stalls. Recreation within the area includes Equestrian trails along the Rio Grande, the Manzano Mountains are a brief 30 minutes east. Goods, services and supplies are 10 miles north in Belen and Los Lunas, NM.

Property Facts & Features

Main Structure

- No Structure

Other Structures

- Outbuilding

Rights

- N/A

Water Access

- N/A

Fishing

- N/A

Wildlife

- Elk
- Mule Deer
- Turkey
- Upland Game
- Waterfowl

Recreation

- Bird Watching
- Equestrian Trails



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