

# \$3,904,500 - 1098 Crabb Lane, Menard

MLS® #1277963

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**\$3,904,500**

0 Bedroom, 0.00 Bathroom,  
Farm on 822.00 Acres

N/A, Menard, TX

Looking for your own private hunting retreat? Look no further than the Rausch Ranch. This 825 acre ranch is located a short drive west of Mason, TX. This expansive property features a variety of topography, offering a diverse range of hunting opportunities. Situated on the southeast side of Menard County, this ranch boasts an impressive array of wildlife, including white-tailed deer, dove, turkey, and more.

With ample acreage to explore, this property is the perfect blank canvas for a recreational buyer to build out their dream hunting ranch. Roads have already been put in throughout the property, providing easy access for ATVs and other recreational vehicles. There is electricity and a well near the old farm house and barn giving a buyer the opportunity to plug in an RV or renovate the house for a hunting cabin. Multiple stand sights have also been established, offering prime hunting locations throughout the ranch.

In addition, There is water throughout the property, ensuring that wildlife will be drawn to the area. Two sides of the ranch are high-fenced, providing a unique opportunity for buyers to complete the fencing and further enhance the property's appeal.

Conveniently located near Menard, Junction, and Mason, this square-shaped property is easy to access via road access off of Crab Ln.



Don't miss your chance to own this stunning hunting ranch and create the ultimate private getaway for you and your family.

**Essential Information**

MLS® #	1277963
Price	\$3,904,500
Bathrooms	0.00
Acres	822.00
Type	Farm
Sub-Type	Ranch
Status	Active

**Community Information**

Address	1098 Crabb Lane
Area	Out of Area
Subdivision	N/A
City	Menard
County	Menard
State	TX
Zip Code	78648

**Amenities**

Utilities	Electricity Connected, See Remarks
View	Hills
Waterfront	None

**Exterior**

Lot Description	Agricultural
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**School Information**

District	Menard Isd
Elementary	Outside School District
Middle	Outside School District
High	Outside School District

**Additional Information**

Date Listed	April 25th, 2023
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Days on Market     387

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