

Rock House Springs Ranch

Roswell, New Mexico



The Rock House Springs Ranch is located approximately 15 miles east of Roswell, Chaves County, New Mexico. With several wide natural draws, the gentle, rolling plains of the ranch depicts the beauty of Southeastern New Mexico. The ranch has received numerous upgrades in form of cross fencing, multiple drinkers and aerial spraying to pastures needing improvement. The ranch is an efficient and economical livestock operation.

Tenure:

11,272.79	Deeded (more or less)
<u>8,323.60</u>	NM State Lease (#GO 1858)
19,596.39	Total (more or less)

Improvements:

The headquarters consists of a bunkhouse in excellent condition with a solid set of corrals with scales, good fencing, livestock shed and tack room.

Soil & Topography:

This ranch is level to gently rolling plains with several wide natural draws. The elevation of the ranch is a gentle reduction from west to east (3,800 to 3,600 feet).

Rainfall:

Average annual precipitation is 11 to 12 inches.

Water:

The ranch is watered by six solar powered wells, with several miles of underground pipeline and multiple storage tanks.

Grasses & Browse:

The predominate grasses on the ranch are black grama and blue grama with some sideoats grama, plains bristle grass, tabosa, sand dropseed and many other grasses in lesser quantities. You will also find bush muhly growing at the base of mesquite. Some chamiza is found on the ranch.

Offered exclusively by
Ranchline \$3,700,000



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