

# CIELO VISTA RANCH

1,728.08 ACRES OUT OF SECTIONS 28, 33, AND 34, BLOCK 217, AND SECTIONS 2, 3, 4, AND 10, BLOCK 248 T. & ST. L. RY. CO. SURVEYS, BREWSTER COUNTY, TEXAS

## WWW.CVRTERLINGUA.COM

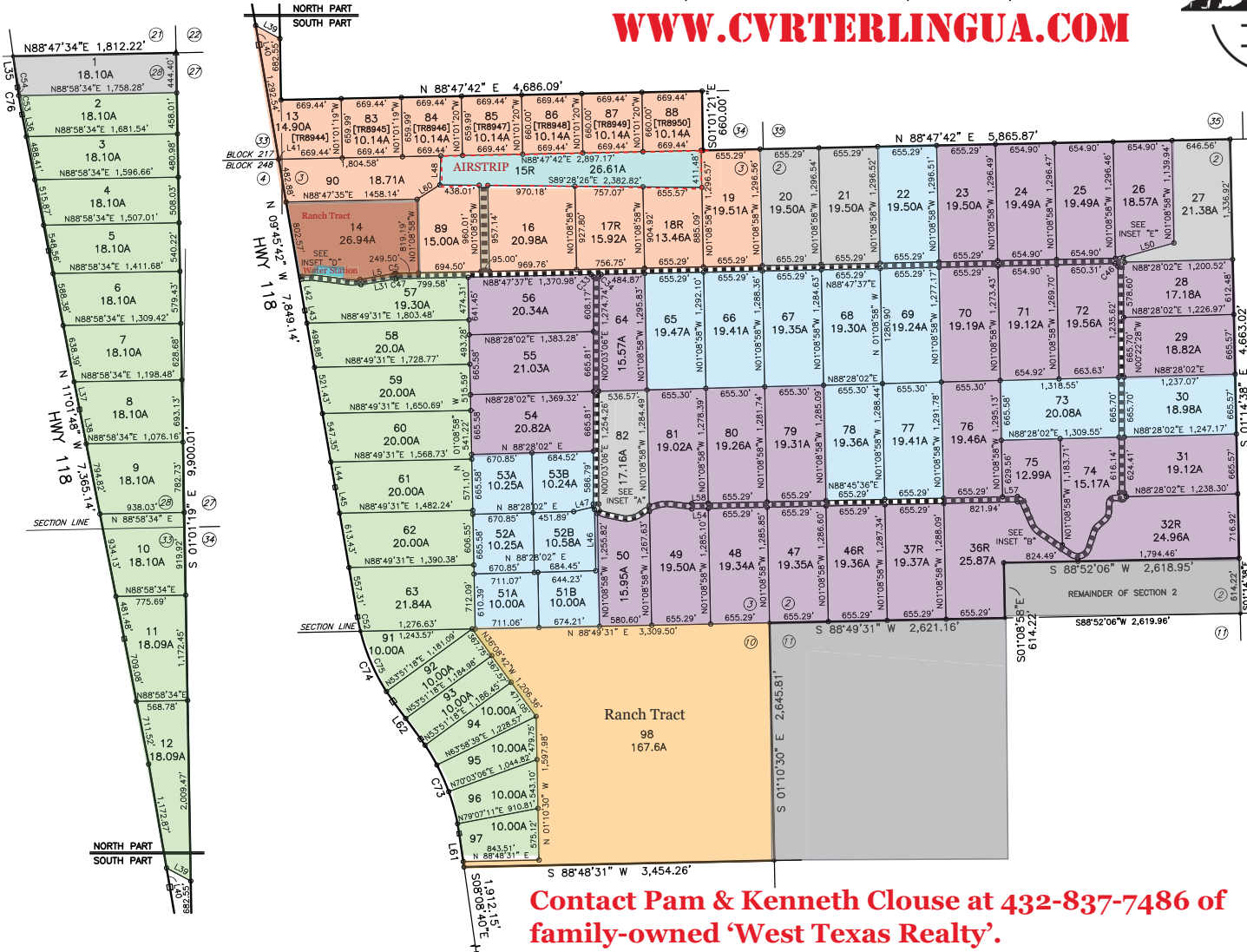


0 600 1200

**LEGEND**

- TxDOT CONCRETE MONUMENT
- IRON ROD FOUND
- CAPPED IRON ROD SET [5911]
- ( ) RECORD INFORMATION

BEARING BASIS: WGS 84



## TRACT PRICES

**FRONTAGE Tracts \$3,5K/ac**  
**AIRSTRIP Tracts \$5K/ac**  
**EQUINE Tract \$8K/ac**  
**SCENIC Tracts \$3K/ac**  
**VALUE Tracts \$2K/ac**  
**RANCH Tract \$2,5/ac**

### SOLD TRACTS

**Cielo Vista Ranch ownership features:**

- Spirit of the last frontier where you can be whoever you want to be!
- Closings through a title company
- Surveyed plats
- Financeable lots with lenders available
- Access to a private airstrip
- Community Water Station
- Wi-Fi access
- Available electricity
- Roads to each tract
- Deeded access to Hwy 118
- Private CVR gated entrance
- Stunning panoramic mountains
- Unparalleled Majestic Serene Views
- Native cacti and blooming ocotillos
- Unique topography
- Multiple flat building spots
- Easy access to all-weather roads

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**Contact Pam & Kenneth Clouse at 432-837-7486 of family-owned 'West Texas Realty'.**

I HEREBY CERTIFY THAT THIS PLAT IS BASED ON AN ACTUAL ON THE GROUND SURVEY AND THAT THE LINES AND CORNERS ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

7-22-2023

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