



For Sale on Market

**\$800,000**

Call (806) 584-9676 Today!

## SINGLE FAMILY, 4 BEDS, 3 FULL BATH(S)

FLYING BELLA ROSA RANCH FOR SALE. Equestrian horse lovers dream with great income potential. Beautiful house is 4/3 with newer kitchen, wrap-around porch and rustic style with Texas flair! Horse facilities include 18 FULL SIZE stalls, 3 isolation stalls, 2 stall horse wash bay, outside arena, covered arena, round pen, 27 acres, 6 RV hookups, drive-thru hay barn, oversized water storage tank, large equipment shed, tack room, and an exceptional amount of storage. Much potential for boarding operation (owner currently receiving \$400 full board fee), event center, wedding facility, vet property, horse training/lesson in arenas or many other. This could be a business and pay for itself.

### GENERAL DESCRIPTION

**Property Type:** Single Family

**Bedrooms:** 4

**Baths:** 3 Full

**Style:** Other

**Year Built:** 1986

**Building Sqft:** 2,596 /

**Lotsize:** 1,132,560

**MLS# / Area:** AARTX-19-6761

Get in touch

**Francie Money**

(806) 584-9676



Lyons Realty

(806) 358-3900

9657 County Road 1222, Other - Not in list, TX 76093

Visit <https://www.har.com/AARTX-19-6761> for more information