

# H3 Ranch

405.67 Acres

Sandoval County, NM

\$1,799,000



# H3 Ranch

TOTAL ACRES:

405.67

PRICE:

\$1,799,000

COUNTY:

Sandoval County

CLOSEST TOWN:

Regina, NM

*Presented by*



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Prime elk and mule deer hunting property in GMU 6A! Food plots? Got them. Dirt tanks? Got them too! Wooded, private, and easy to access with power and utilities onsite. The current owner has done the hard work to maximize the habitat and the next owner will reap the rewards of habitat incentive tags! This +/-405 acre property punches well above its weight class!



## Activities & Amenities

ATV/Off Road  
Cattle/Ranch  
Equestrian/Horse Property  
Food Plots  
Hunting - Big Game  
Hunting - Small Game  
Hunting - Upland Birds  
Outfitting/Guide Service  
Timber  
Borders Public Lands  
Development Potential  
Farm/Crops/Ag  
Hiking/Climbing  
Hunting - Predator/Varmint  
Hunting - Turkey  
Hunting - Waterfowl  
Pond/Lake  
Wooded

## Land Details

Address: XXX Naranjo Creek Road, La Jara ,  
New Mexico 87027, USA  
Closest Town: Regina  
Total Acres: 405.67  
Deeded Acres: 405.67  
Leased Acres: 0.00  
Source of lot size: Unknown



## Land

Located in the foothills of the Jemez Mountains just outside of Regina, NM, this beautiful property is located directly between the Jicarilla Apache Reservation, famous for its giant mule deer, and the San Pedro Parks Wilderness, which is quickly becoming a must-hunt for NM elk hunters. Game cameras on the property confirm that the +/-405 acres is a hotspot for both species! There is BLM land bordering multiple sides of the property and it lies within 1/2 mile of the 300000+ acre Santa Fe National Forest.

Varying in elevation from approximately 7300 ft on the west side to 7700 feet on the east, the terrain is as gentle as it gets at the base of the Jemez Mountains – the 10000+ foot peaks of the San Pedro Parks Wilderness tower over the property. Although the terrain is generally mild, there are several of the beautiful painted sandstone cliffs that his region of New Mexico is famous for.

The current owner has recently completed the first year of a three-year, inheritable (call for details!) Natural Resources Conservation Service grant to make improvements to the property based on Forestry and NRCS recommendations based on NMDGF recommendations for incentives tags. The vegetation split is approximately 60/40 trees to parks.

There are five active dirt tanks on the property, three of which are generally year-round and one is extra deep to maintain water in even the worst droughts. Two large food plots have been cleared and planted with a custom blend of forage. There are multiple hunting stands placed strategically throughout the property. Based on the trophy photos, all the improvements seem to be working! Owner received a rifle bull tag and an either-sex archery tag in 2023, and expects to receive 3-5 more based on incentives tags in the future.





### Improvements

The top of the property—the southeast corner—is the access to the property off of Naranjo Creek Road, but there is also approximately 500 feet of frontage along Highway 96 at the bottom of the property near the southwest corner. There is power and city water (with an active water meter) available at the top of the property as well as an existing parking pad in what could easily be a future home location. There are multiple well-maintained Cat roads to ease access to various parts of the property.

### Recreation

In addition to the hunting offered by the property, the nearby Jemez Mountains offers a variety of hiking, biking, skiing, and fishing opportunities, including Pajarito Mountain Ski Area in Los Alamos, the Valles Caldera National Preserve, and the San Pedro Parks Wilderness. The San Pedro Parks offers almost 100 miles of multi-use trails, including the popular Vacas Trail leading to San Gregorio Lake. The lake and several small streams offer anglers the opportunity to catch stocked rainbow and native Rio Grande cutthroat trout. The Continental Divide Trail passes through this area as well.





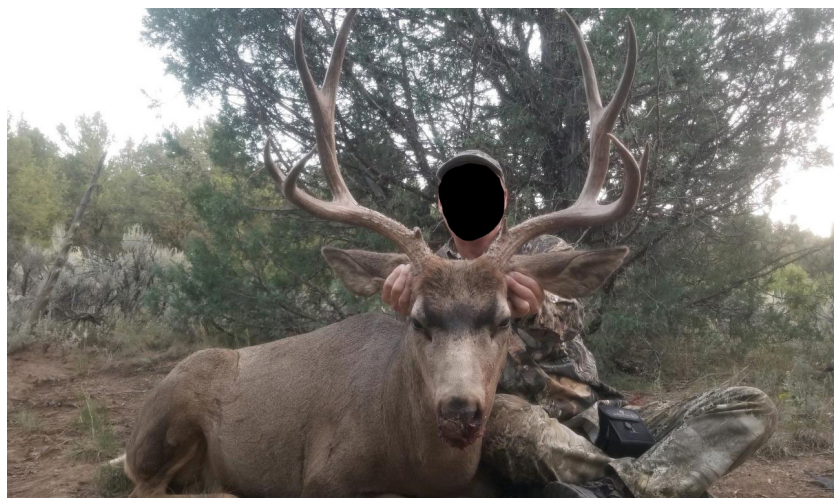


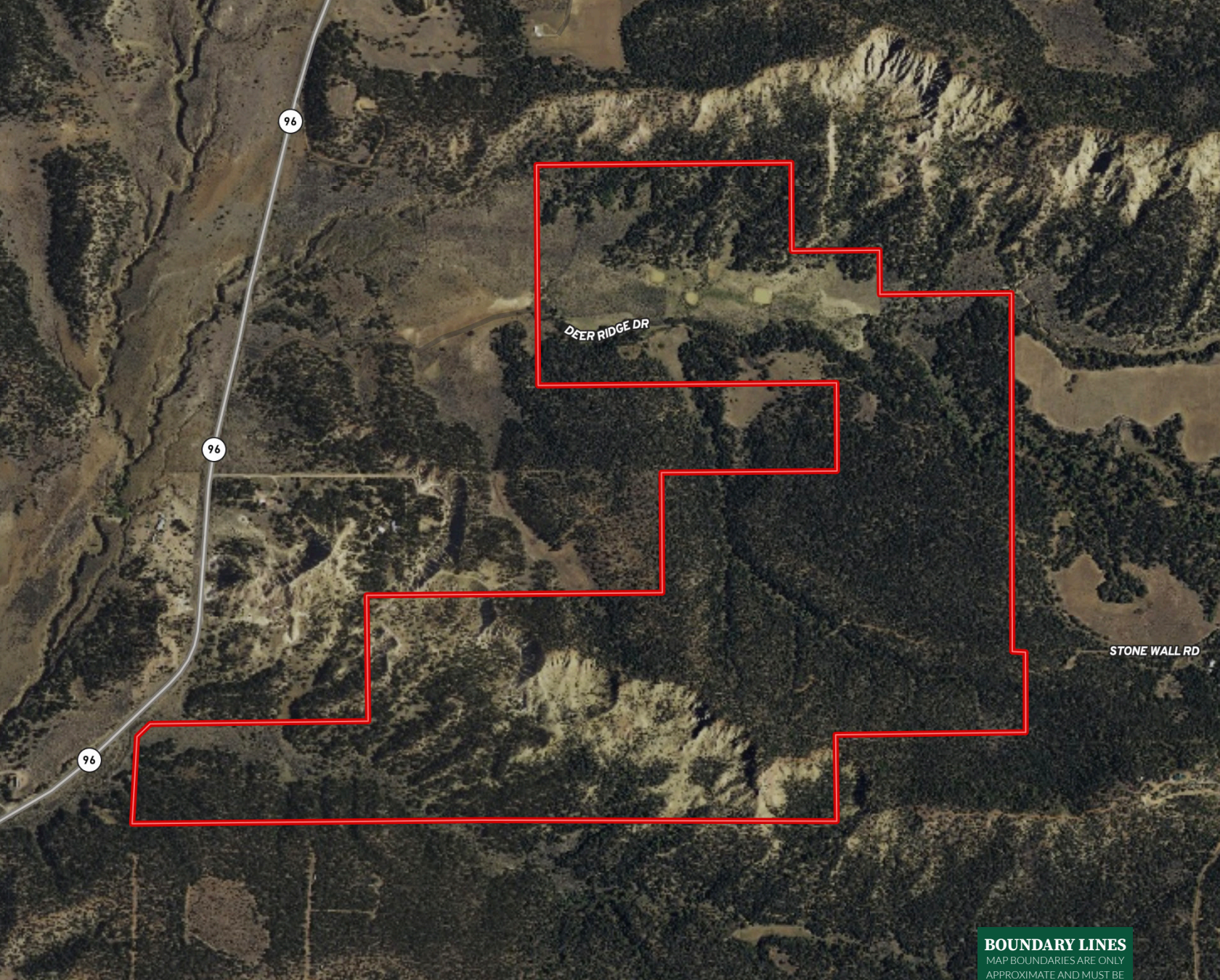
### **Agriculture**

The property currently features two large food plots deep within the property that are easily accessed on the recently-carved Cat roads. The mix was determined by the Forestry Service, and includes wheat, clover, braum grasses, etc. Treed areas consist of a mix of pinon, juniper, and ponderosa throughout the property, with a few deciduous trees interspersed.


### **Location**

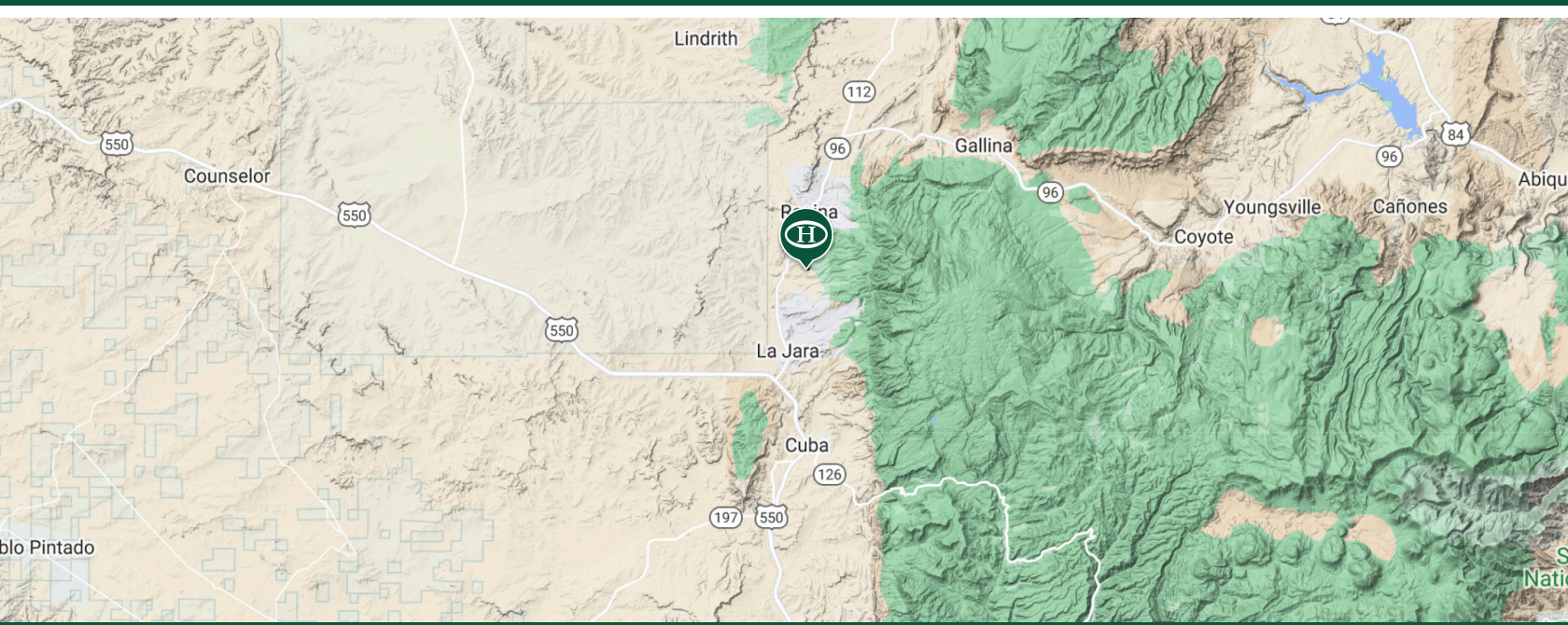
The property is located near Regina, NM which is an easy 90 minute drive from the Albuquerque International Sunport. The property is approximately 10 miles off of US Highway 550, a major north-south thoroughfare between Albuquerque and Durango CO.





**BOUNDARY LINES**  
MAP BOUNDARIES ARE ONLY APPROXIMATE AND MUST BE VERIFIED FOR ACCURACY.

 Boundary



## Hayden Outdoors

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**PROPERTY SHOWINGS:** With regards to scheduling showings on your property, Hayden Outdoors understands and respects your livelihood and personal items. The property will be presented to potential purchasers by a Hayden Outdoors representative by appointment only, unless arranged otherwise.

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*- RICK STEINER, SELLER/BUYER*

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