Broken M Ranch

200± Acres | Lampasas County, Texas

Texas Ranch Sales, LLC

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2,700± sq/ft house
Kempner Rural Water
One well
Hamilton Electric Co-Op

6 deer pens
Cattle working pens
Abundant wildlife
Excellent development opportunities
Here is a one of a kind 200± acre game-fenced ranch for sale. This ranch features rolling meadows, coastal fields, deer pens, a lake, and an incredible custom home. The Broken M Ranch is conveniently located on paved County Road 3270 just 18 miles from Lampasas and 10 miles from Copperas Cove.

The 2,700± square-foot custom limestone ranch house has four bedrooms and two bathrooms. The house features an updated farmhouse kitchen, a stone fireplace, and a large patio. Outside the house is a large pavilion containing an outdoor kitchen with a fireplace, bar, and hot tub. Additionally, there is a three-bay metal equipment storage barn and a pole barn containing a walk-in cooler.

During the wet season, a small lake towards the back of the property grows to almost five acres. Several small ponds across the property provide additional water to wildlife and livestock. Water is supplied to the ranch by Kempner Water Supply. There is also a water well with an electric pump. Single-phase electricity is provided by Hamilton Electric Co-Op.

On the ranch, there are six deer pens, each containing shelter, feeders, and water troughs. This MLD property is currently a licensed deer breeding facility; all deer have been released and all Whitetail and Axis deer currently on the property will convey with the sale. A set of cattle working pens are located near the deer pens.

The Broken M Ranch is truly a turn-key deer breeding and cattle ranch with excellent improvements in place.
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