

DEVILS RIVER DREAM

30± ACRES | VAL VERDE COUNTY, TEXAS



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Property Features

- Del Rio, Texas
- 650± ft of Devils River frontage
- 2BR/2BA stone home overlooking the river
- Incredible landscape with 478-550± ft elevations
- Natural rock overhangs with Native American artifacts
- Custom steps to the river
- Several outbuildings/shops
- Excellent opportunities for hiking & exploration





Property Information

Location:

The Devils River Dream offers 30± acres of prime riverfront property for sale in Val Verde County, Texas. Located along the scenic banks of the Devils River, this ranch is situated just 15± miles from US-277 and 30± miles north of Del Rio. Nearby recreational attractions such as Rough Canyon on Lake Amistad, Seminole Canyon State Park, and the Caverns of Sonora are easily accessible, making this property perfect for outdoor enthusiasts seeking a Texas ranch lifestyle.

Water & Land:

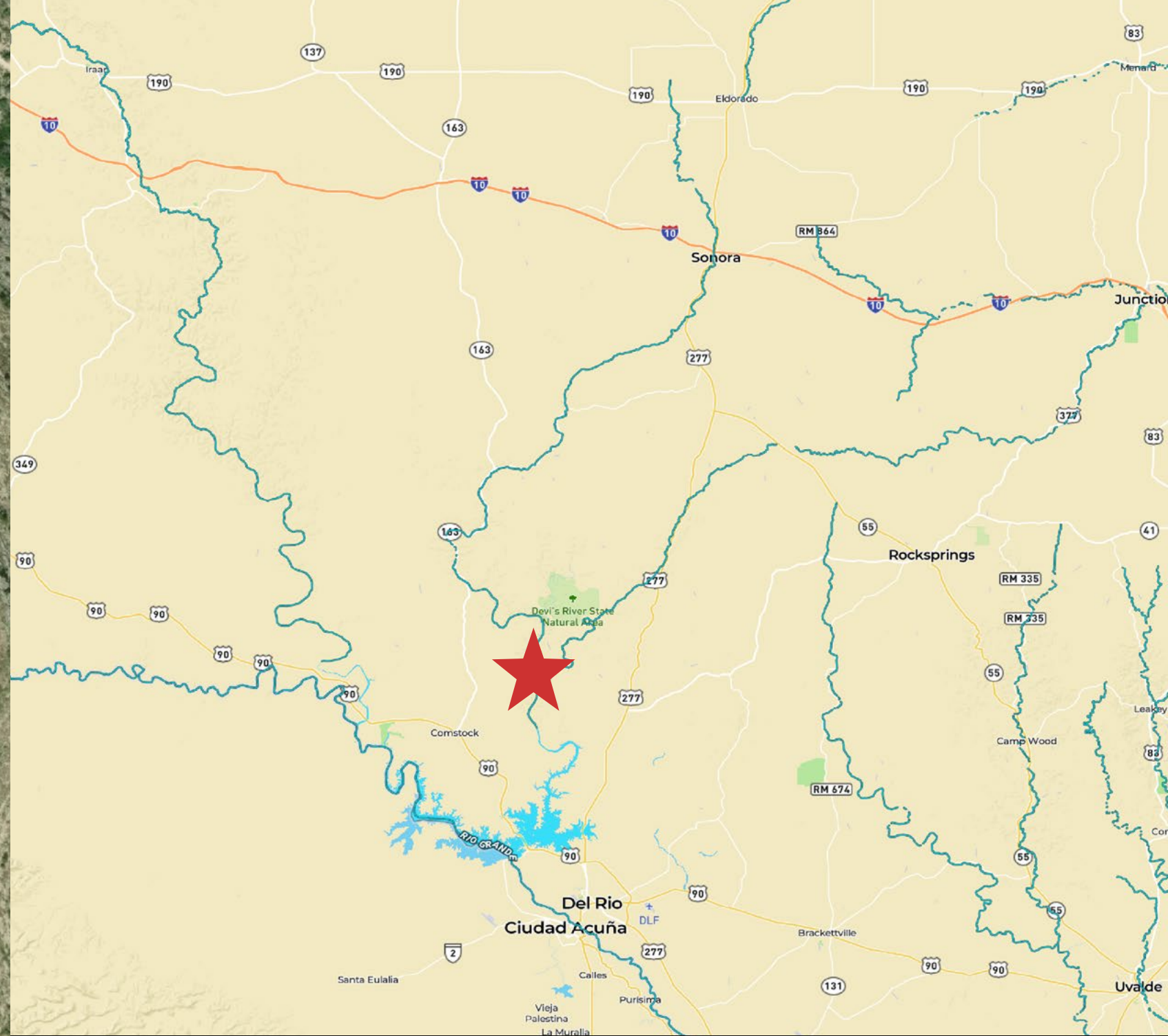
This exceptional ranch features 650± feet of crystal-clear river frontage on the Devils River, specifically at River Mile 24, nestled between two units of the Devils River State Natural Area. The spring-fed river provides great opportunities for kayaking, canoeing, and fishing. Enjoy an 8.5± mile river float from Del Norte Park at Dolan Creek, with additional paddling destinations like Turkey Bluff (2± miles), Dolan Falls (8± miles), and Indian Springs (16± miles). The land has diverse topography, including limestone rock banks, sycamore trees, and an elevation gain of 300± ft, offering beautiful hilltop views and outstanding hiking terrain. Native trees and brush on the ranch include live oaks, ceniza, mountain laurel, sotol, and persimmon.

Improvements & Utilities:

The ranch has a 1,400± sq/ft home built for energy efficiency using concrete and native stone. The 2BR/2BA home features an air-conditioned indoor patio overlooking the river and a connected outdoor native rock patio, ideal for entertaining or relaxation. Custom steps provide easy access to the river. Additional improvements include a 150± sq/ft metal storage building, a rock laundry building with an outdoor shower, a carport with a man cave/shop area, and a 6,000± sq/ft high-fenced garden area. Utilities on the property consist of an electric water well and single-phase electricity.

Remarks:

This is a rare opportunity to own a riverfront property in Val Verde County along the highly sought-after Devils River. Owned by the same family for 40± years, properties like this rarely come on the market. Its combination of riverfront access, recreational opportunities, and quality improvements makes it ideal as a vacation home, permanent residence, or Airbnb rental.



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