

# COUNTRY ESTATE



AN EXCLUSIVE LISTING OF

## ***FALLON-CORTESE LAND***



1410 E. SUMNER AVE  
FORT SUMNER, NM 88119

575-355-2855

**KELLY SPARKS**  
575-760-9214

**NICK CORTESE**  
575-760-3818

**SCOTT BURTON**  
575-760-2088

[ranchseller.com](http://ranchseller.com)

# **Country Estate**

## **Fort Sumner, NM**

**BEAUTIFUL CUSTOM BUILT RANCH STYLE HOME.**

**SUPERIOR MATERIALS AND WORKMANSHIP BY**

**J.O. ACHEN**

**THE HOUSE HAS ALL THE LATEST CONVENIENCES AND FEATURES PLUS A UNIQUE WESTERN LOOK PORCH SURROUNDING THE WHOLE HOUSE.**

**A STEEL SHOP BUILDING OF 2,400 SQ FT IS INCLUDED. THIS IS WELL INSULATED AND HAS TWO ROLL UP DOORS. A PORTION OF THE SHOP BUILDING HAS BEEN DEVELOPED INTO COMPLETE LIVING QUARTERS FOR FAMILY OR GUESTS ENJOYMENT.**

**THESE IMMACULATE IMPROVEMENTS ARE SITUATED ON 80 ACRES OF FENCED PASTURE LAND WITH WIDE OPEN VIEWS IN ALL DIRECTIONS.**

**ALL THIS IS LOCATED CLOSE TO FORT SUMNER YET OUT IN THE COUNTRY AT 204 HOUSE CAP ROAD.**

*Priced very close to the county assessed valuation at:*

**\$296,000.00**











