

WINERY OPPORTUNITY
TEXAS HILL COUNTRY
US HWY 290

Prime location on the 290 Wine Trail between Fredericksburg/Stonewall

59+ acres, partially high fenced

Soils consisting of Pedernales fine sandy loam (like found at Becker and Grape Creek) and some Luckenbach clay loam

Approx 6 acres of estate vines

Approx 4 acres trellised and ready to plant

16,800+/- SF of buildings for production, storage, retail

8,000 SF of porches and patio

Welcoming tasting room

Two water wells, 200 +GPM (PWS) and 130 GPM

4,538 SF home built in 2019, 3 car garage, pool, outdoor kitchen

Home behind main facilities used as AirBnB

Stainless steel tanks, racks, barrels, pumps, etc, all the tools of the trade make this a turn-key operation

HILMYWINE.COM

Listing price \$9,900,000 (wine inventory not included)

Exclusively listed by RE/MAX Town & Country

Dennis Kusenberger, Broker/Owner

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