



San Diego Downs

TBD Hwy 44, San Diego, TX
90 Acres | \$ 730,000



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The Track

Rare opportunity to own one of the largest private horse racetracks in Texas. This exceptional 90-acre horse racing facility features a meticulously maintained one-mile oval racetrack with a 550-foot Quarter Horse chute, banked turns, a starting gate, and a 100-foot-wide racing surface designed for training, conditioning, and competitive racing. The facility includes a grandstand with bleacher seating and concession stand. Supporting infrastructure includes two stables with a total of 44 horse stalls and 4 tack rooms each, creating excellent opportunities for horse boarding income.

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The Land

The ag-exempt land is mostly flat with hardly any elevation change. It has approximately 400 feet of Hwy 44 frontage. There are approximately 20 acres of open/fenced pasture for grazing with native grasses that are common in this area. The property has great perimeter fencing except for a small section on the east side of the property that was surveyed out. Electricity is on the property along with a high functioning water well by the stables.



SCAN HERE TO VIEW MORE OF
SAN DIEGO DOWNS

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Location

Duval County

2 miles to San Diego, 11 miles to US 281 in Alice, 59 miles to Corpus Christi, 88 miles to Laredo, 133 miles to San Antonio

Directions

From San Diego, drive west on Hwy 44 for approximately 2.5 miles and the property will be on your right.

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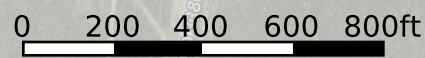
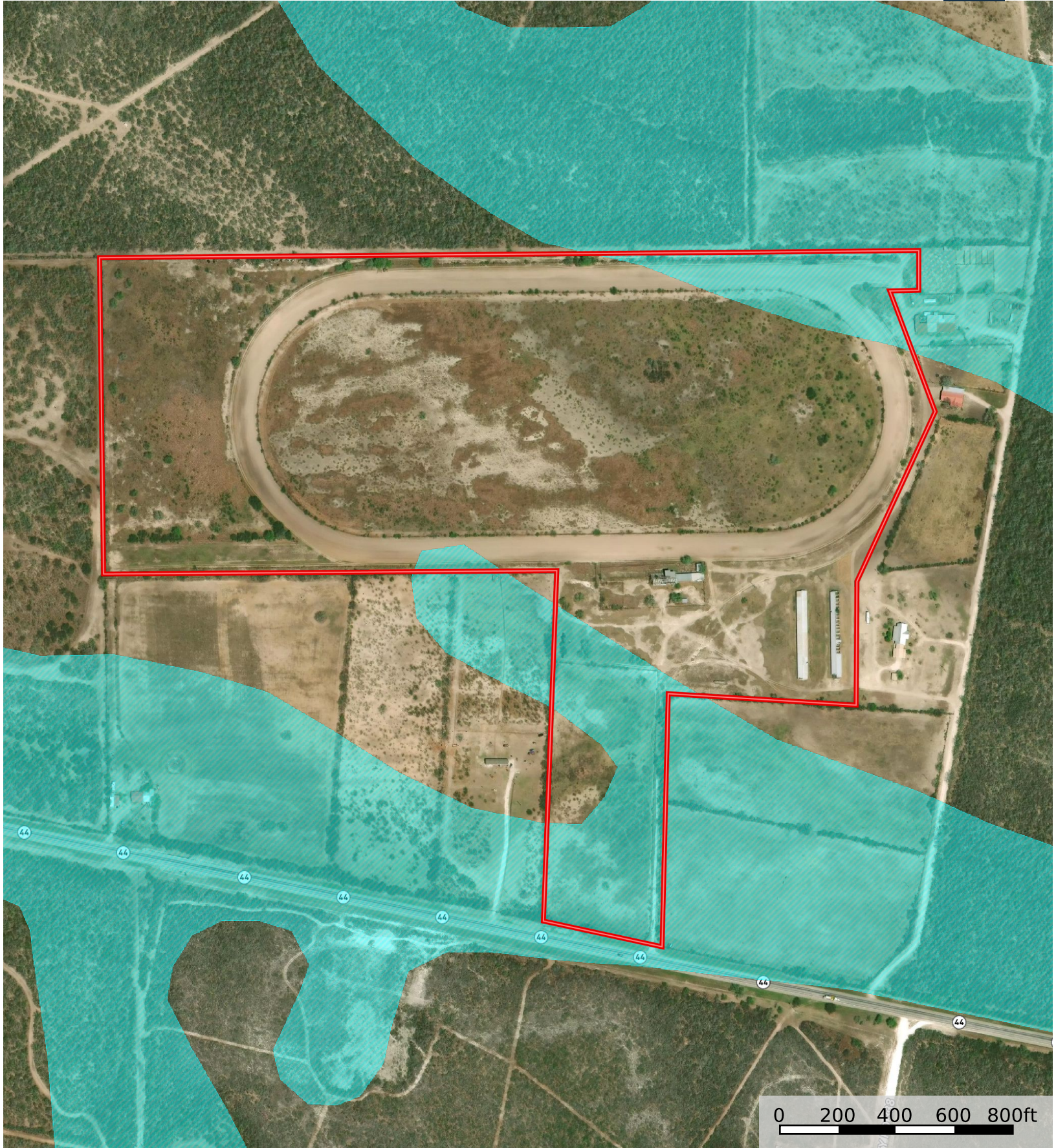




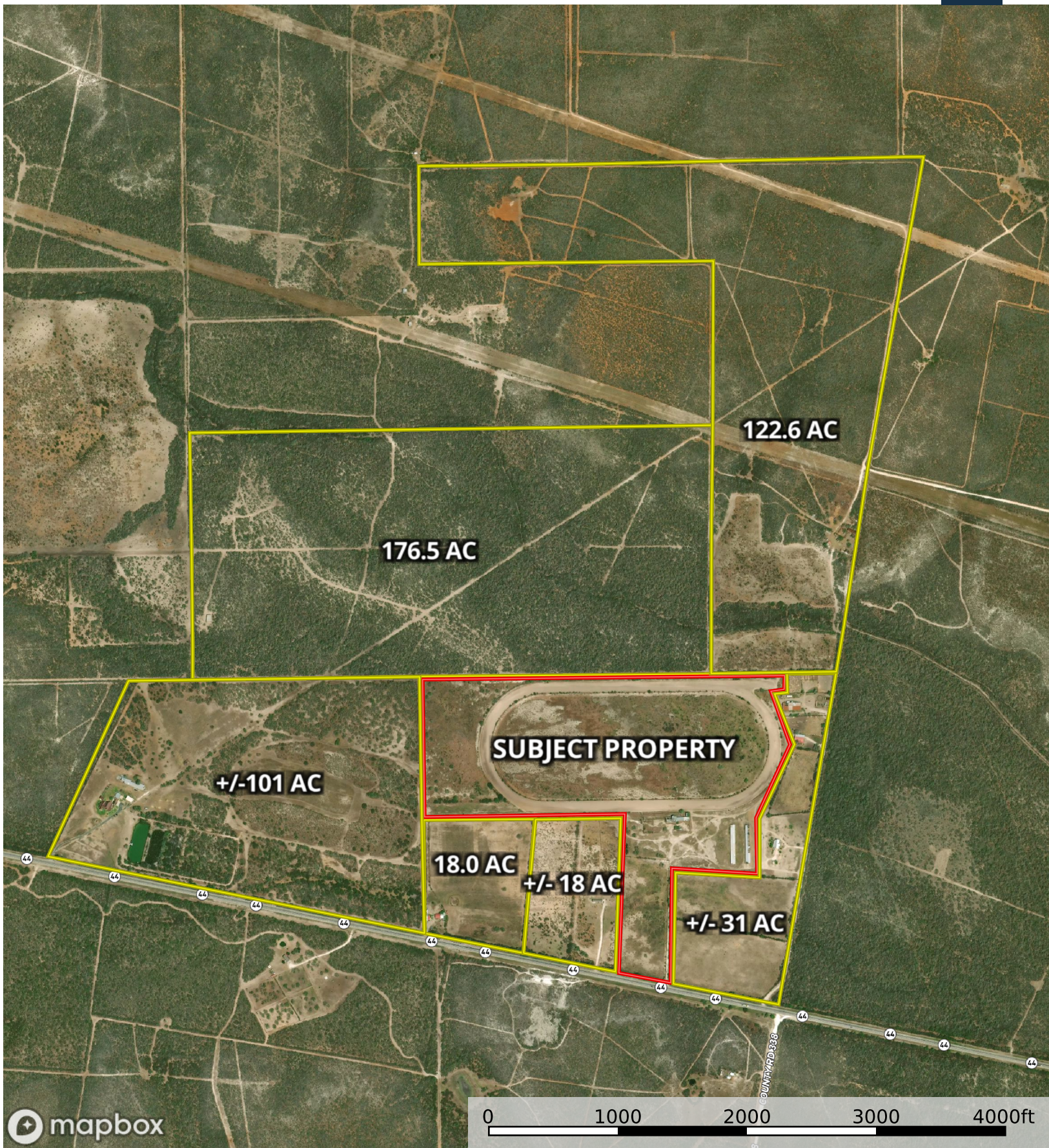
Boundary



Boundary



- Boundary
- 100 Year Floodplain
- 500 Year Floodplain
- Floodway
- Special
- Unmapped/ Not Included



Boundary Neighbor