



Corrival Ranch

57± Acres | Kendall County, Texas

Housing:

5,000± sq/ft ranch house
1,605± sq/ft guest home
377± sq/ft studio
Two 550± sq/ft cabins

Rehab Barn:

New 100x245 barn
14 stalls 14x14
Office/Lobby/Clubhouse
20 Tack storage rooms + 2 washers & 2 dryers
2 ADA bathrooms
Equine surgery suite
Rehab equipment: Theraplate, Hudson Aquapacer,
Hudson Saltwater Spa
7 Wash rack bays (hot & cold)
14 Automatic waters in all stalls
Fly system throughout
Lighting per stall & timers
Single phase electricity
Fiber Wi-Fi
Commercial exhaust fans
Rubber pavers throughout barn flooring

Mare/Breeding Barn:

1 Breeding Phantom
3 Stallion stalls (Extra tall stallion safe walls)
12 Mare stalls
15 Runs
1 Wash Bay
Reproduction lab

Arena Barn:

New 230x300 barn
Arena & Stalls

- 46 Stalls 12x12
- 4 Revolving tack rooms

5 Wash racks (hot/cold)
Covered arena – 135x220
One indoor round pen 80x60'
Indoor Euro Walker 7 Horse
2 ADA bathrooms
Fiber Wi-Fi
Fly system
Lighting / timers
Single phase electricity
Arena bleachers
Rubber paver flooring
156K Rainwater collection with filter system

Feed/Hay Storage Barn:

New 5,000± sq/ft barn

Original Barn:

7,000± sq/ft barn with 22 stalls
Stall fans
Tack room
Feed room
1 Wash rack (hot/cold)
Fly system
Lights/timers
Single phase electricity
Covered round pen
8H Euro Walker



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Facility Overview:

1 Indoor arena 135x220

- 11.5" Footing depth
- Sandy clay base, sand cover & lighting

1 Outdoor arena 220 x 225

- 11.25" – 4" Limestone base
- 15 3/8" Decomposed granite & 2 1/4" granite sand & Lighting 8 LED

2 Covered round pens 80' x 60'

1 Covered Euro 7 horse walker

1 Outdoor Euro 8 horse walker

16 Outdoor pens

- Metal run in sheds with gates to turn into box stall.
- EVO HDPE electric fence
- Auto waterers & feeders

24 30x30 Turn outs

- Auto waterers
- EVO HDPE electric fence

Chip seal roads throughout

Stabling Amenities:

22 — 12x12 stalls

60 Insulated 14x14 stalls

- StableComfort stall mats, automatic waters, and fans in every stall

6 Hot & cold wash racks

4 Spacious shared tack rooms

Training Amenities:

200x225 Lighted outdoor arena

135x225 Covered arena

2 Covered round pen (one at upper & one at lower barn)

2- 8-Horse EuroXciser (one at upper barn & a covered at the lower barn)

Clubhouse Amenities:

Full kitchen

Meeting rooms

Bar