



FAY
RANCHES_{Inc.}

PLAZA BLANCA RANCH

Abiquiú, New Mexico

\$12,000,000

7,451± ACRES

A photograph of the entrance to Plaza Blanca Ranch. A large, light-colored concrete archway spans the path, with the words "PLAZA BLANCA RANCH" in black, sans-serif capital letters arched across its top. The archway is flanked by low, light-colored concrete walls. A dark wooden gate is partially open, revealing a dirt path leading into a lush green landscape. In the background, a large, leafy tree stands to the right, and a rocky cliff face is visible on the left. A small, rustic stone structure is visible through the gate.

PLAZA BLANCA RANCH

FARMS ■ TIMBER ■ RANCHES ■ SPORTING PURSUITS ■ VINEYARDS

INTRODUCTION

Shirley MacLaine's Plaza Blanca Ranch, set in the stunning landscapes of Abiquiú, New Mexico, is where the beauty of the natural world and spiritual peace converge. The ranch, spanning 7,451± acres, is tucked into the dramatic, otherworldly scenery of northern New Mexico's high desert, and it is surrounded by the kind of striking geological features that have inspired artists, photographers, and writers for generations.

Plaza Blanca is perhaps best known for its unique white sandstone formations at the ranch's entrance, which rise sharply from the earth to evoke both the surreal and the sublime. These striking "white place" cliffs were immortalized by the painter Georgia O'Keeffe, who was deeply inspired by the area. This legendary ranch also has thousands of acres of piñon/juniper forest interspersed with native grasses. The ranch offers sweeping views of the surrounding Chama River Valley, with its red rock mesas, distant mountains, and vivid sunsets that fill the sky with a spectrum of colors.

The large 9,000+ square foot hacienda-style home, originally completely off-grid, now features grid-tied solar and wind power, a courtyard, and water supplied from an artesian water well. A caretaker's home, barn, and workshop are all conveniently situated near the hacienda.

The expansive ranch shares a 7± mile border with the Carson National Forest, and the terrain features a variety of geologically significant elements with elk, mule deer, and a variety of wildlife cruising the property. The ranch offers the chance to explore thousands of acres for geological anomalies and Native American petroglyphs, several of which have been discovered on the property. Plaza Blanca Ranch has been held since 1990 by Ms. MacLaine, making this a rare opportunity to acquire an iconic property.

QUICK FACTS

- 7,451± acres
- 9,000± square foot hacienda-style home
- Caretaker's house, barn, workshop
- 7± mile border with Carson National Forest
- Elk, mule deer, and other wildlife
- Stunning geological features
- Spectacular views
- One± hour drive to Santa Fe
- 2± hour drive to Albuquerque Airport
- 15± minutes to Abiquiú restaurants, museums, and galleries





ACREAGE

7,451± deeded acres



www.fayranches.com | 800.238.8616 | info@fayranches.com



A SPECIAL PLACE

For the owner, MacLaine, the ranch holds a deeply personal connection. Here, she found healing, reflection, and the kind of peace that comes from the land itself. The ranch is not just a physical retreat but a spiritual one, offering an atmosphere conducive to meditation, introspection, and personal growth. The energy of the place, MacLaine has said, draws her back time and again, making it a sanctuary for both mind and body. Visitors to Plaza Blanca are often struck by the quiet, almost otherworldly sense of serenity that pervades the land, making it a place that offers both inspiration and profound tranquility. Plaza Blanca was also the subject of two of Georgia O'Keeffe's most famous paintings, *The White Place* and *The White Place in the Sun*.

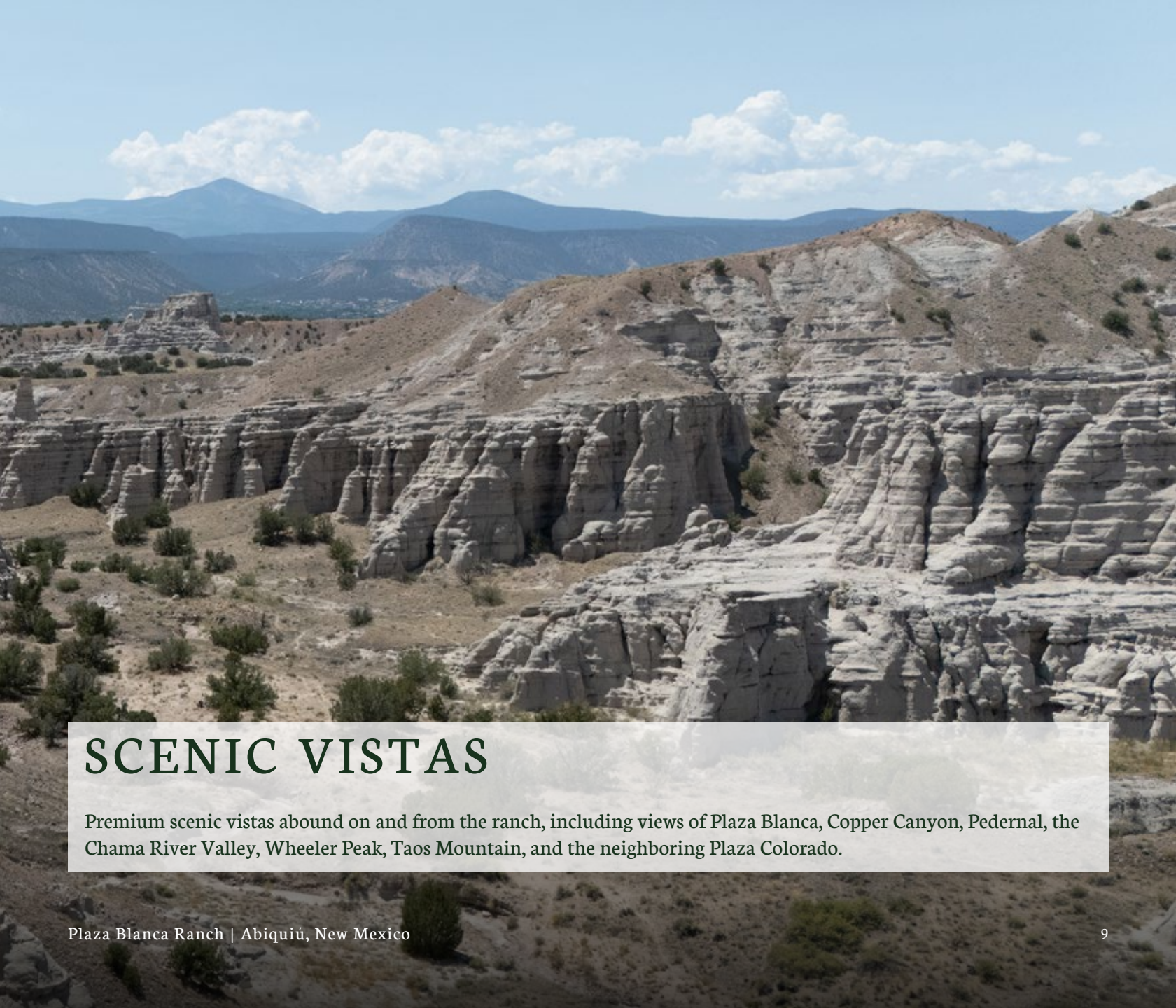




CLIMATE

Abiquiú, New Mexico, has a semi-arid climate characterized by hot, dry summers and cool winters. Summer temperatures often reach the high 80s to low 90s °F, while winter highs average in the 40s and 50s °F, with occasional snowfall. The area sees low annual rainfall, mainly during summer monsoon storms, and enjoys plenty of sunshine year-round, making it ideal for outdoor activities in all seasons.





SCENIC VISTAS

Premium scenic vistas abound on and from the ranch, including views of Plaza Blanca, Copper Canyon, Pedernal, the Chama River Valley, Wheeler Peak, Taos Mountain, and the neighboring Plaza Colorado.

IMPROVEMENTS

The seven-bedroom, six-bath main house is built in the style of a Spanish hacienda and was originally designed to function completely off-grid with solar and wind power. In recent years, grid power was brought in, and solar power is now tied to the grid. The main living area is on one floor, and the three-bedroom basement apartment is reminiscent of the Native American Kiva style. The apartment has several unique features. A two-bedroom caretaker's house, barn, and workshop are conveniently located near the main house.









RECREATION

The ranch offers the opportunity to mountain bike, hike, ride horses, ride ATVs, target shoot, and explore endlessly. Unique ranch explorations include searching for Native American petroglyphs, fossil hunting, and rockhounding. For some years, an abundant pinon pine nut crop can be harvested on the ranch. River rafting and visiting nearby hot springs are favorite day trips off the ranch. Amateur astronomers will relish some of the darkest skies in the country.



HUNTING | WILDLIFE

Large elk herds and mule deer reside in the area, and both rely on the ranch resources at various times. The owner recognizes that significant efforts can be made to attract and support a greater variety of wildlife on a ranch of this magnitude. With that vision, a Wildlife Enhancement Plan, designed explicitly for Plaza Blanca by a reputable large-mammal biologist, was developed and included in the ranch sale.



FISHING

Plaza Blanca Ranch is minutes from the Chama River and Abiquiú Lake. Walleye, bass, and trout are popular species targeted at the lake, and boating is also permitted.



Abiquiú Lake, New Mexico

INCOME OPPORTUNITY

Plaza Blanca Ranch has an already developed subdivision plan that can be implemented or used as a starting point for a conservation easement. The plan delineates 48 parcels. Plaza Blanca has no restrictions or covenants and would be well-suited for a resort, dude ranch, or retreat destination with the plethora of outdoor recreation options. The serenity and spiritual nature of the landscape would lend itself well to that type of endeavor or as an exclusive artist's retreat.





AREA HISTORY

Abiquiú, New Mexico, has a rich and layered history shaped by indigenous Tewa roots, Spanish colonialism, and later, artistic influence. It became a Genízaro land grant community in 1754, blending Native and Hispanic cultures, and served as a strategic frontier settlement in New Spain. Spanish missionaries built lasting religious sites, like the Santo Tomás El Apóstol Church. Over time, Abiquiú grew into a cultural crossroads for indigenous, Spanish, and American settlers. In the 20th century, artist Georgia O'Keeffe brought new attention to the area's dramatic landscapes, turning it into an artistic and spiritual destination. Today, Abiquiú reflects its diverse past through its architecture, traditions, and natural beauty.



Abbey Church at the Monastery of Christ in the Desert

NEARBY ATTRACTIONS & ACTIVITIES

Abiquiú offers a mosaic of captivating attractions and activities amid New Mexico's dramatic high-desert terrain. The Ghost Ranch is a standout experience, a 21,000± acre retreat blending hiking, horseback riding, workshops, and museums showcasing paleontology and anthropology. Cultural immersion awaits at the Georgia O'Keeffe Home and Studio, a historic adobe residence where the artist lived and painted, now open for guided tours by reservation. You can also explore the local village, including the charming Bosshard Gallery, which showcases tribal artifacts and Western antiques, and St. Thomas Church, an architectural and spiritual landmark. For those seeking tranquility, the Monastery of Christ in the Desert, tucked deep in the Chama River Canyon Wilderness, offers a peaceful escape and an opportunity to attend services or explore the grounds. The monastery operates Abbey Brewing Company, the well-known brewer of Monk's Ale. Additional attractions include the Ojo Caliente Hot Springs Resort and Spa, picking lavender at the Purple Adobe Lavender Farm, and stargazing under exceptionally dark skies.



Ghost Ranch



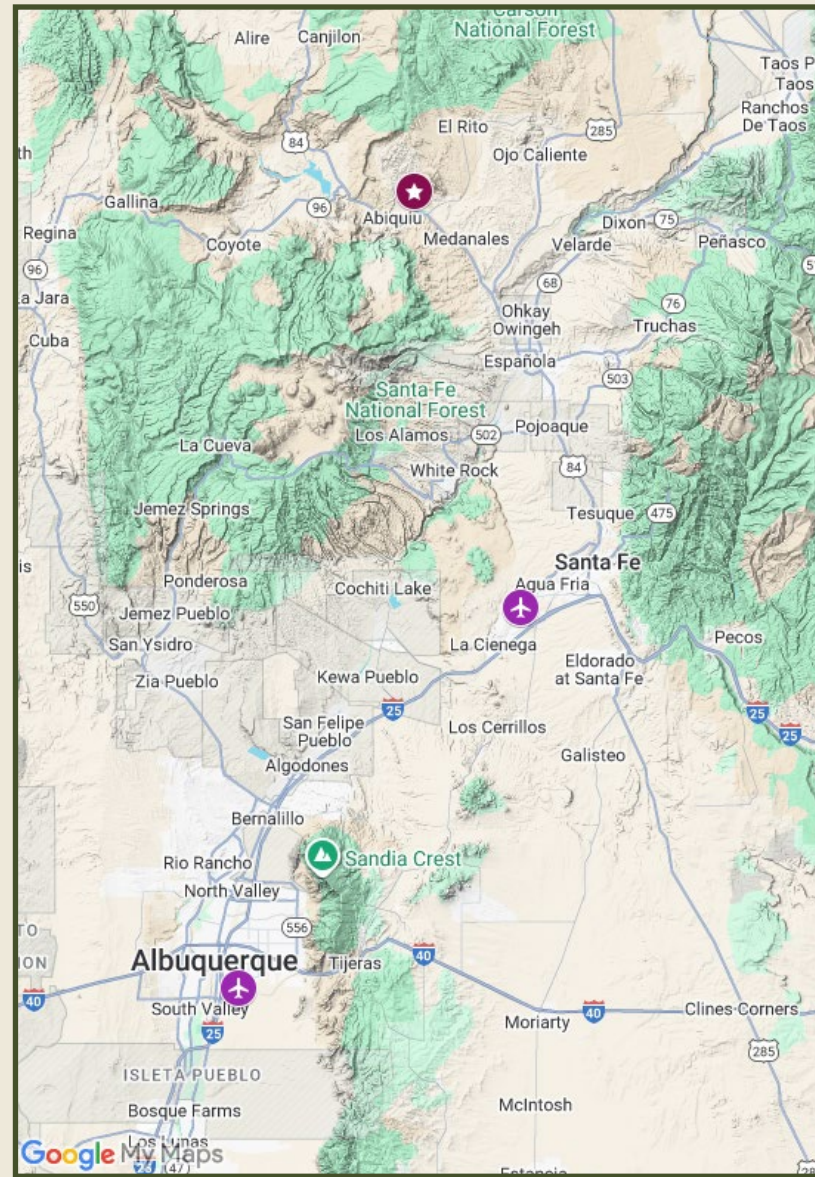
Plaza Blanca

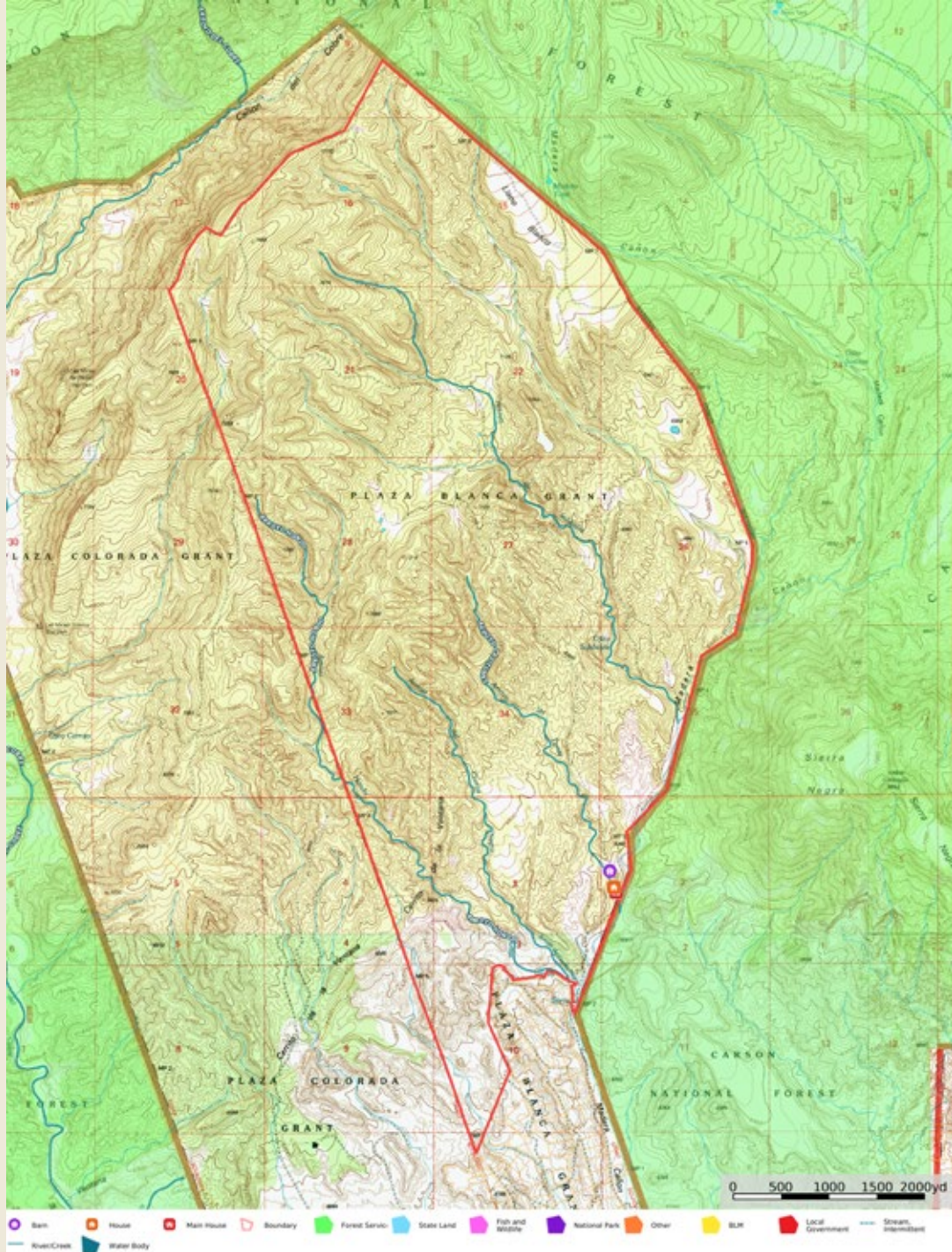
LOCATION

Abiquiú, New Mexico, rests along the Rio Chama, where red sandstone cliffs meet high desert mesas and cottonwood-lined river valleys. The village carries layers of history—first home to ancient Pueblo peoples, later a Spanish frontier outpost, and today a place where culture and landscape are inseparable. The surrounding terrain has long drawn artists, most famously Georgia O’Keeffe, who captured its stark beauty in paint. Just beyond town lie the storied canyons of Ghost Ranch and the remote Monastery of Christ in the Desert, reminders that Abiquiú is as much a spiritual refuge as it is a physical landmark.

AIRPORT SERVICES

The Albuquerque International Sunport is approximately a two-hour drive from Plaza Blanca Ranch, offering extensive domestic service as well as international connections. For closer access, the Santa Fe Regional Airport is just one+ hour away, providing daily flights to major hubs. Private aviation is well-served by both Santa Fe and Taos airports, each about an hour from the ranch. These airports offer convenient options for charter or personal aircraft. Together, these airports ensure efficient travel to and from Abiquiú, whether arriving from across the country or internationally.





MINERAL RIGHTS

All mineral rights appurtenant to the property and owned by the seller will convey to the buyer at closing. Mineral rights are not guaranteed. It is suggested that the buyer conduct a mineral search with a title company.

CONSERVATION | STEWARDSHIP

Each of us at Fay loves the land and wants to see it remain a productive agricultural ground and a quality fish and wildlife habitat. Through promoting thoughtful land stewardship, Fay has guided owners toward a legacy of conserving wide-open spaces, enhancing and creating fisheries and wildlife habitats, and implementing sustainable agricultural operations. Fay is proud to say that since our company began in 1992, our clients' conservation ethics and land-use practices have significantly enhanced our work landscape.







SUMMARY

Shirley MacLaine's Plaza Blanca Ranch is a 7,451± acre iconic property set in the high desert of Northern New Mexico with a 9,000± square foot hacienda-style main home. The ranch is characterized by dramatic geologic formations, expansive views, abundant wildlife, and unlimited recreational opportunities. It is a one± hour drive to Santa Fe and the Santa Fe Regional Airport, and a two± hour drive to Albuquerque Sunport International. Minutes away, the quaint village of Abiquiú is steeped in history and offers restaurants and other retail establishments. This is a rare opportunity to own one of the most revered properties in New Mexico.



PRICE

\$12,000,000

TERMS

Cash

Conventional Financing

1031 Exchange

CONTACT

Please contact **Jim Vidamour, ALC**, at (719) 890-4590 | jvidamour@fayranches.com or **Robert Martin** at (505) 603-9140 | rmartin@fayranches.com to schedule a showing. This is an exclusive listing. An agent from Fay Ranches, Inc. must be present at all showings, unless otherwise noted or other arrangements are made. To view other properties we have listed, please visit our web page at www.fayranches.com.

NOTICE

Offer is subject to errors, omissions, prior sale, change or withdrawal without notice, and approval of purchase by owner. Information regarding land classification, carrying capacities, maps, etc., is intended only as a general guideline and has been provided by the owners and other sources deemed reliable, but the accuracy cannot be guaranteed. Prospective purchasers are encouraged to research the information to their own satisfaction.



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NEW MEXICO ASSOCIATION OF REALTORS®

BROKER DUTIES - 2020

PART I – BROKER DUTIES

Per New Mexico law, Brokers are required to perform a specific set of applicable Broker Duties. Prior to the time the Broker generates or presents any written documents that has the potential to become an express written agreement, he/she must disclose such duties and obtain written acknowledgement that the Broker has made such disclosures.

Brokers owe the following broker duties to all prospective buyers, sellers, landlords (owners) and tenants.

1. Honesty and reasonable care and ethical and professional conduct;
2. Compliance with local, state, and federal fair housing and anti-discrimination laws, the New Mexico Real Estate License Law and the Real Estate Commission rules and other applicable local, state, and federal laws and regulations;
3. Performance of any and all written agreements made with the prospective buyer, seller, landlord (owner) or tenant;
4. Written disclosure of potential conflict of interest or any other written agreement that the broker has in the transaction, including, but not limited to:
 - A. any written brokerage relationship the Broker has with any other parties to the transaction or;
 - B. any material interest or relationship of a business, personal, or family nature that the broker has in the transaction;
 - C. any written agreement the Broker has with a licensed Transaction Coordinator who will be providing service related to the transaction.
5. Written disclosure of any adverse material facts actually known by the broker about the property or the transaction, or about the financial ability of the parties to the transaction to complete the transaction; adverse material facts do not include any information covered by federal fair housing laws or the New Mexico Human Rights Act.

In addition to the above duties, Brokers owe the following Broker Duties to the buyer, seller, landlord (owner) and/or tenant to whom the broker is directly providing real estate services, regardless of the scope and nature of those services. Brokers working as Property Managers for a landlord (owner) are directly providing real estate services to the landlord (owner), not to the tenant:

1. Unless otherwise agreed in writing with the applicable party, assistance to the party in completing the transaction, including:
 - A. timely presentation of and response to all written offers or counter-offers; and
 - B. active participation in assisting in complying with the terms and conditions of the contract and with the finalization of the transaction;
2. Acknowledgement by the broker that there may be matters related to the transaction that are outside the broker's knowledge or expertise and that the broker will suggest that the party seek expert advice on these matters;
3. Advice to consult with an attorney regarding the effectiveness, validity or consequences of any written document generated by the brokerage or presented to the party and that has the potential to become an express written agreement;
4. Prompt accounting for all money or property received by the broker;
5. Maintenance of any confidential information learned in the course of any prior agency relationship unless the disclosure is with the former principal's written consent or is required by law;
6. Written disclosure of brokerage relationship options available in New Mexico which include, but are not limited to:
 - A. **Exclusive agency:** an express written agreement between a person and a brokerage wherein the brokerage agrees to exclusively represent as an agent the interests of the person in a real estate transaction. Such agreements include buyer agency, seller agency, designated agency, and sub-agency agreements.
 - B. **Dual agency:** an express written agreement that modifies existing exclusive agency agreements to provide that the brokerage agrees to act as a facilitator in a real estate transaction rather than as an exclusive agent for either party to the transaction.
 - C. **Transaction Broker:** The non-fiduciary relationship created by law, wherein a brokerage provides real estate services without entering into an agency relationship.
7. Unless otherwise authorized in writing, a broker who is directly providing real estate services to a seller/owner shall not disclose the following to the buyer/tenant in a transaction:
 - A. that the seller/owner has previously indicated they will accept a sales/lease price less than the asking or listed price of a property;
 - B. that the seller/owner will agree to financing terms other than those offered;
 - C. the seller/owner's motivations for selling/leasing; or
 - D. any other information the seller/owner has requested in writing remain confidential, unless disclosure is required by law;

APPLICABLE PARTY: PLEASE ACKNOWLEDGE RECEIPT OF THIS INFORMATION BY INITIALING BELOW

NEW MEXICO ASSOCIATION OF REALTORS®
BROKER DUTIES - 2020
PART I – BROKER DUTIES

8. Unless otherwise authorized in writing, a broker who is directly providing real estate services to a buyer/tenant shall not disclose the following to the seller/owner in the transaction:
- A. that the buyer/tenant has previously indicated they will pay a price greater than the price submitted in a written offer;
 - B. the buyer/tenant's motivation for buying/leasing; or
 - C. any other information the buyer has requested in writing remain confidential, unless disclosure is required by law.
9. In the event, the broker is working for the landlord (owner) as a residential property manager, the broker additionally owes to the landlord (owner) all duties owed under the law of agency.
- In addition to the broker duties owed to prospective buyers, sellers, landlords (owners) and tenants as set forth in the above sections, Brokers working as Property Managers for landlords (owners) owe the following duties to TENANTS:**
- 1. Prompt accounting for all money or property received by the broker from the tenant, including issuance of a receipt for cash received;
 - 2. If a residential property manager, written disclosure that the broker is the agent of the owner of the property and not of the tenant; in the commercial property management context, written disclosure of the broker's relationship with the landlord (owner).

PART II - OTHER REQUIRED DISCLOSURES
Broker shall update these and all other required disclosures as needed.

If any of the following apply, attach Broker Duties Supplemental Disclosure NMAR Form 2100 or other disclosure document.

- 1. ☐ Broker has a written brokerage relationship with any other party(ies) to the transaction.
- 2. ☐ Broker(s) has any **CONFLICT OF INTEREST** (including any material interest or relationship of a business, personal, or family nature in the transaction).
- 3. ☐ Broker(s) knows of **ADVERSE MATERIAL FACTS** about the Property or Transaction.
- 4. ☐ Broker(s) has a written agreement with a licensed **TRANSACTION COORDINATOR** who will be providing services related to the transaction.
- 5. ☐ **PROPERTY MANAGEMENT ONLY. TO TENANT:** If Broker is working as a residential property manager Broker is working as the agent of the owner of the Property. In the commercial property management context, broker is working with the owner of the Property in the following capacity: ☐ **AGENT** ☐ **TRANSACTION BROKER** ☐ **OTHER.** If "OTHER", explain: _____

APPLICABLE PARTY

PARTY IS A ☐ **SELLER** ☐ **BUYER** ☐ **LANDLORD (OWNER)** ☐ **TENANT**

Signature Date Time

Signature Date Time

BROKER

Broker Signature

Broker's NMREC Lic#

Broker ☐ is ☐ is not a REALTOR®

Brokerage Firm

Office Phone

Email Address



Scan the
QR code
to learn
more.