

# \$350,000 - 54 County Road B40a, Ribera

MLS® #202501843

**\$350,000**

2 Bedroom, 1.00 Bathroom, 1,693 sqft  
Residential on 1.30 Acres

N/A, Ribera, NM

Welcome to cozy country living! You will fall in love with this lovingly restored one of a kind authentic adobe home nicely situated on 1.30 acres nestled in the beautiful Pecos River Valley. This home boasts many modern updates while maintaining its simplistic charm. Some of the many updates include: New Anderson windows, Mitsubishi mini-split heating and cooling with updated electrical service, new stainless steel appliances, water heater, washer/dryer and fiber optic wifi connection. The updated kitchen is adorned with modern slate gray cabinets, rich wood butcher-block countertops, and contemporary open shelving. The floor plan of this home allows for versatility of space which offers the possibility of an office, second bedroom, or multiple living areas. Every room has a modern Southwest feeling with beautiful vigas, authentic brick or wood planked flooring, saltillo tiles, and authentic 12 inch thick adobe walls. Soak away the night in the deep soaker tub or wrap up in a blanket on the built-in banco next to the new wood burning stove. Outside, there is a storage shed and animals have room to run on the 1.30 acres. The undeveloped one room studio currently provides storage or has the possibility of a future casita, studio, or guest bedroom. Located in the charming village of Ribera, and conveniently located just 1.5 miles off interstate I-25, 30 minutes from Santa Fe, and 15 minutes from Las Vegas, Enjoy quiet country living with a quick commute to



shopping and historic sites.

Built in 1898

**Listing Details**

Listing Agent        Francesca A. Rodriguez  
Listing Office        Simply Real Estate NM

**Essential Information**

MLS® #                202501843  
Price                   \$350,000  
Bedrooms             2  
Bathrooms            1.00  
Square Footage       1,693  
Square Footage       1693 SquareFeet  
Acres                   1.30  
Year Built             1898  
Type                    Residential  
Sub-Type               Single Family Residence  
Style                    Northern New Mexico, One Story  
Status                   Active

**Community Information**

Address                54 County Road B40a  
Area                    28-San Miguel Cnty  
Subdivision           N/A  
City                     Ribera  
County                  San Miguel  
State                    NM  
Zip Code               87560

**Amenities**

Parking Spaces       4

**Interior**

Interior                Tile, Brick, Wood  
Interior Features      Beamed Ceilings, No Interior Steps  
Appliances            Dryer, Oven, Range, Refrigerator, Washer  
Heating                Ductless, Wood Stove

Cooling	Ductless, Refrigerated
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Stories	One

## Exterior

Exterior	Adobe
Roof	Metal, Pitched
Construction	Adobe

## School Information

Elementary	Unknown
Middle	Unknown
High	West Las Vegas High

## Additional Information

Date Listed	April 28th, 2025
Days on Market	166



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