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Volume 37 | Number 11

NOVEMBER 2019

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Preview REAL ESTATE GUIDE

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Volume 37 | Number 11
NOVEMBER 2019

ON THE COVER... **COLDWELL BANKER** **THE PROPERTY EXCHANGE** See page 18



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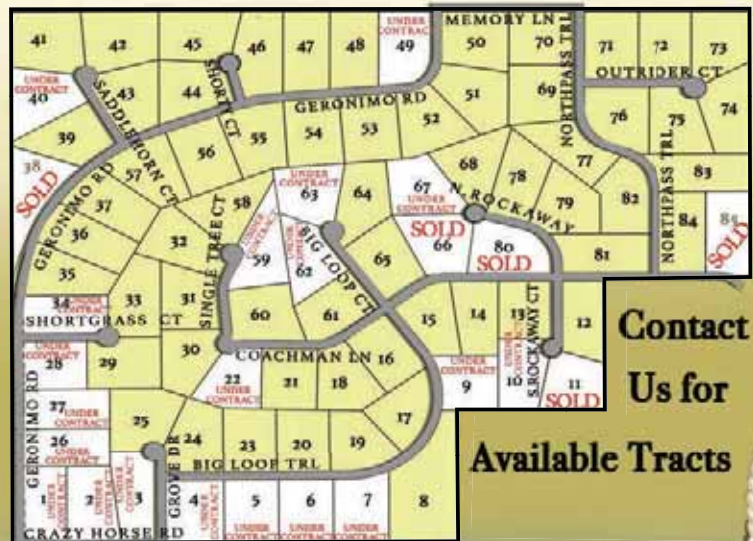
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Price Reduced



311 W. Idaho St. • \$499,900
Beautiful, custom built hexagon shaped home on over 2.5 acres just North of town. Two homes in one! Living room, kitchen and bedrooms on both levels. Beautiful granite chimney, beetle-kill pine wainscoting, 2-car attached drive through, heated garage. Lots of garage space and a place for the horses with a 2-stall barn and tack room and 2 additional 2-car garage. Sunroom on main floor. Roof has lifetime guarantee.

Mike Hutton • 630-2735 #75505



**2909 E. C St. • \$48,000
Torrington, WY**
Three bedroom, 2 bath home in Torrington WY. Spacious yard with well-established trees. All on one level living. Flagstone exterior and a unique rock fence. This home has potential. For more info go to Homepath.com.

Max Minnick • 421-4906 #75946




Linda Weppner
Broker/Owner
630-0955



Connie Webb
Broker Associate
630-7637

Price Reduced



**1008 15th St. • \$77,900
Wheatland, WY**
Lots of potential in this house just waiting for you to call it home. Located in a quiet neighborhood, in the quiet town of Wheatland, this home has 2 bedrooms upstairs, 1 on the main level, and sits on a treed corner lot. Fully fenced for your four-legged friends, off street parking, separate family and living room on the main floor. Wood stove, large kitchen, and a great value for the size of this home. Visit www.homepath.com

Max Minnick • 421-4906 #75595

Price Reduced



**745 Road 144 • \$360,000
Carpenter, WY**
NO COVENANTS!! Get away from the hustle and bustle in this country home situated on nearly 40 acres. Master bedroom with massive master bath and walk-in closet. Open concept kitchen, cozy family room with wood burning fireplace. Fenced backyard with patio to sit out and enjoy those summer evenings and beautiful quiet views.

Asha Bean • 286-0269 #75070



**2226 Crestview Dr. • \$349,000
Torrington, WY**
Beautiful two-story home with fully finished basement. This home features a large kitchen and dining room, a den and spacious living room. There is also a family room in the basement. All the bathrooms have been updated. This is a very well cared for home!

Max Minnick • 421-4906 #75958



Dana Diekroeger
Sales Associate
421-7593



Becky Minnick
Sales Associate
630-6298



Trish Schaible
Sales Associate
421-8210



Marv McNally
Sales Associate
220-8340

New Listing



1553 Ruger Dr. • \$446,000
Close in rural property with easy access to FE Warren and Downtown. Top of the line finishes to include hardwood floors, granite, beautiful cabinetry, gorgeous tile work and so much more. Three bedrooms and laundry on the main floor, basement is newly finished with a large bathroom with a soaker tub which connects to the large 4th bedroom. Huge family room as well as a game room area, plenty of room for entertaining. The new outbuilding has a 2-stall garage, could put 4 cars in there if one wanted too.

Dana Diekroeger • 421-7593 #76359

New Listing



2203 Silverton Dr. • \$345,000
Open living! Great kitchen with center island, all new stainless appliances, lots of cabinets and counter space, plenty of room for a large dining room table. Spacious living room, basement is finished with a great room, full bathroom, bedroom and it also has another room that could be used as an office/bedroom with a closet making this a 5 bedroom but does not have a window. Large unfinished storage area. Backyard is fenced with a deck. Located on a private cul-de-sac close to schools and parks.

Dana Diekroeger • 421-7593 #76397



3534 Boston Rd. • \$275,000
An Eastridge classic! This wonderful home has charm and class. Beautiful remodeled kitchen with granite counter tops, stainless steel appliances and tiled floor. The main floor bath has a luxurious remodeled walk in shower. Just drive by and see for yourself on pride of ownership and love put into this home. Stucco exterior, beautiful landscaping, plus much more!

Gary Gonzalez • 640-0855 #75997



Tracy Wilson
General Manager
632-2355



Judy Edgar
Sales Associate
631-1126



Rob Higgins
Broker Associate
631-0448



Mike Hutton
Sales Associate
630-2735

New Listing



407 McComb Ave. • \$154,900
All on one-level living with 3 bedrooms and 1 bath. Huge fenced backyard. The home features a eat in kitchen, large living room, nearly new furnace and water heater. Hardwoods are hidden under the carpet! Whether you are looking for a great investment or tired of paying rent this is a fantastic value!

Max Minnick • 421-4906 #76434



6819 Red Cloud Trl. • \$695,000
You can only imagine the thrill of coming home to this custom designed, custom built home! The features of this home exceed what can be revealed here, but here are a few: Lovely master suite with sitting area, fireplace, master bath with steam shower, and large walk-in closets. Tiled counter surfaces throughout. Formal dining breakfast room, large kitchen, re/great room with wet bar and walk-out, stunning office, and private suite with living/dining area, bedroom, kitchen and bath. There is more! A must see!

Tammy Tschacher • 631-2885 #75532

New Listing




3818 Van Buren Ave. • \$234,900
This place feels like living in the country on this huge 14,000 sq. ft. lot. Lots of room for a garden and all the toys! New 50-year shingles. Sewer lines were replaced last year. There is also RV hookups, both electric and sewer.

Mike Hutton • 630-2735 #76440



Max Minnick
Broker Associate
421-4906



Brandie Cook
Sales Associate
575-3412


New Listing



6600 Big Sky Trl. • \$698,000
 A 2001 custom built home, with mature landscaping and endless views to the west. White columns, vaulted and tray ceilings and lots of large windows throughout the home highlight the spacious rooms. Formal and informal dining, and a cook's delight kitchen with maple cabinets and stainless steel. Basement is finished with a media/family room, surround sound, game room, wet bar and three additional bedrooms along with ample storage. Perfect for entertaining.

Dana Diekroeger • 421-7593 #76444

New Listing



3723 Sunrise Hills Dr. • \$282,900
 Don't miss this like new townhome with a beautiful view of Cheyenne from your covered patio! Beautiful hardwood floors, granite counter tops and open floor plan. The basement is just waiting for your finishing touch.

Max Minnick • 421-4906 #76664

New Listing



800 E. Prosser Rd. • \$95,750
 All on one level home with a large, fully fenced yard. This house has lots of potential to become a nice home. This property was built prior to 1979, the possibility of lead-based paint exists. This property may qualify for Seller Financing (Vendee).

Max Minnick • 421-4906 #76494



Gary Gonzalez
 Broker Associate
 640-0855



Hunter Jurenka
 Sales Associate
 286-6461



Tammy Tschacher
 Sales Associate
 631-2885



Asha Bean
 Sales Associate
 286-0269


New Listing



3439 Dover Rd. • \$335,900
 Another beautiful Cheyenne home ! This 3 bedroom, 2 bath home is immaculate. Beautiful curb appeal and a park-like backyard with plenty of privacy. A perfect entertainment set up with its very large family room that walks out to the patio.

Gary Gonzalez • 640-0855 #76509

Under Contract



3802 Greenway St. • \$17,000
 This home has been remodeled and owners are eager to sell. Sold "AS IS."

Andrea Arenas • 757-6559 #76530

New Listing



94 Ramshorn Rd. • \$555,000
Buford, WY
 Beautiful views with year-round spring on property. Perfect site for your rustic retreat. Almost 150 acres just south of Ames Monument. Enjoy wildlife, fresh air and privacy.

Holly Allison • 631-1876 #76533



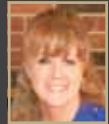
Holly Allison
 Sales Associate
 631-1876



Sharon Christensen
 Sales Associate
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Sarah Smith
 Sales Associate
 321-872-4158



Laurie Fletcher
 Sales Associate
 631-0112

New Listing



52 Six Bar E Rd. • \$325,000
Centennial, WY
 Views in every direction. This home is located outside of Centennial Wyoming. Features single level living, large master with ensuite, oversized 2-car garage with a separate workshop with bonus living space above including a large rec room and 3rd bedroom. Wildlife frequent to the property: deer, elk and moose. The only view better than the sunrise over the trees is the sunset over Centennial Ridge.

Max Minnick • 421-4906 #76657

New Listing



1004 W. 20th St. • \$150,000
 Here's a chance to own a piece of the west edge of Cheyenne, a corner lot at 20th and Dillon that is zoned light commercial. The possibilities are endless, keep it as a house or do something new!

Judy Edgar • 631-1126 #76655

Under Contract



520 E. 27th St. • \$269,900
 Close to downtown and hospital. All brick ranch on a corner lot. Hardwood floors up and down. Basement can be used as a separate apartment with its own entrance and kitchen. This is an immaculate home with beautiful landscaping and sprinkler system.

Dana Diekroeger • 421-7593 #76110



Cheryl Gillogly
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Allee Dulaney
 Property Management
 632-2355



Ben Smith
 Property Management
 513-276-7233



Andrea Arenas
 Sales Associate
 757-6559

New Listing



1321 Medley Lp. • \$285,000
 Immaculate home with beautiful hardwood floors, vaulted ceilings, eat-in kitchen and formal dining. Master bedroom has master bath and there are two more bedrooms upstairs. Basement is finished with an additional full bath. Fenced yard with sprinkler system.

Dana Diekroeger • 421-7593 #76050



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Visual Tour On These Homes
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Barbara Kuzma
 CRB, CRS, GRI Broker/Owner
630-1070



707 Southwest Dr.

Approximately 116 acres of land for development in the city limits! Consists of 3 tracts currently zoned AR, MUB and LI. Opportunities are plenty with this location near the I25/I80 interchange. City utilities nearby.
\$6,995,000. #76671



1714 Copperville Rd.

End unit townhome with no HOA! This 2 bedroom, 2 bathroom home has new flooring on the main level, new tile in the main bathroom and a new patio. Walk out from the master bedroom into the backyard. Large family room with a woodburning stove. Fully fenced backyard. Two-car detached garage.
\$175,000. #76433



1801 Andover Dr.

Absolutely lovely remodel of this 4 bedroom, 2 bath home in the coveted Eastridge Subdivision. This corner lot has new sod and the house has been freshly painted, new carpet, beautiful hardwood floors and completely updated kitchen and baths. Two new furnaces, new electrical service and some new plumbing. Large covered patio in the fenced backyard and a 2-car detached garage.
\$305,000. #76728



1919 Meadow Dr.

Four bedrooms plus an office, 3 bathrooms, 2-car attached garage. Master bath and walk-in closet in the master bedroom. Gas fireplace in the living room plus a gas stove in the family room. Finished basement. Fully fenced backyard with a patio. Central air conditioning. Sprinkler system.
\$315,000. #76364



4831 Main Ave. • Carpenter, WY

Cute home in the big/little town of Carpenter, WY. Just needs a little love. Three bedrooms, 1 bath, on .83 of an acre.
\$99,500. #76445



5004 Seminole Rd.

Four bedrooms plus an office, 2 bathrooms, 2-car detached garage. Mostly original and ready to be updated! Fully finished basement. Fenced backyard. Sprinkler system. Even has central air conditioning and a new water heater and furnace.
\$219,950. #76344



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113 Seymour Ave. #22

Storage unit 53x20 separately metered. HOA \$300 per year covers snow removal, outside maintenance, insurance. Overhead door is 14' high and has 16' ceilings.
\$105,000. #76301



4522 E. 11th St.

Beautiful, well maintained, single family home in a quiet cul-de-sac. Four bedrooms, 2 baths, with a huge backyard and 2-car attached garage. This home has been updated and has alley access.
\$285,000. #76028



3601 Carey Ave.

Full brick, one owner, ready for a new owner. Ranch-style with 4 bedrooms, 4 baths, master suite main level, many upgrades including Georgia marble and slate, 3 fireplaces, 2 family rooms. Huge corner lot with mature landscaping.
\$699,000. #76292



1811 Hugur Ave.

Recently updated, this 3 bedroom, 2 bath home is ready for a new family. Main floor has beautiful refinished hardwoods in living room and bedrooms and tile in the updated bathroom and kitchen. Lower level has family room, 1 bedroom, 1/2 bath, laundry, storage room. Newer windows throughout main level. Fenced front and back, 1-car attached garage and 1-car covered carport with alley access.
\$194,500.



2213 Cheyenne Pl.

This lovely home has 4 bedrooms, 2 baths and an attached 2-car garage. Hardwood floors on the main level. Large living room. Newer air conditioning and furnace. Fully fenced front and backyards plus a storage shed in the front and back yards plus a storage shed in the front yard. Low maintenance metal siding. RV parking off the alley in the backyard with a wide gate for easy access.
\$209,900. #76228



810 Shadow Mountain Trl.

Absolutely gorgeous 4 bedroom, 3 bath home, with an attached 3-car garage. Solid surface counters and a big storage pantry in the kitchen. Cozy gas fireplace plus a separate office nook in the living room. The large master bedroom includes a 5-piece master bath and walk-in closet. Main level laundry. Central air conditioning. Beautifully landscaped front and backyards with sprinkler system. The fenced backyard has a large covered patio perfect for entertaining and relaxing.
\$482,500. #75686



3-CAR GARAGE

822 E. 3rd St.

Corner lot with 2 bedrooms, 1 bath, 3-car detached garage plus a carport. New carpet and fresh paint. Loft area could be office or sitting room. Fully fenced front yard.
\$169,950. #76189



1605 Columbia Dr.

Five bedroom, 4 bath home with 3-car garage plus an outbuilding with partially completed accessory dwelling (3 bedroom, 2 bath) and garage space. Main house has 2 kitchens, 2 laundries, walk-in closets in the bedrooms, 3 gas fireplaces, fenced backyard with a large deck.
\$695,000. #76173



1410 Hellwig Rd.

Looking for country feel but city amenities? Take a look at this 3 bedroom, 2 bath, 2-car detached garage, home on .23 acre lot! New carpet, vinyl flooring and new roof.
\$179,900. #76750

AVAILABLE LOTS/LAND

Tract 18 Barnwood Blvd.		
40.22 Acres	\$65,000	#69963
Tract 4 Battle Creek Blvd.		
39.91 Acres.....	\$54,000	#70088
Tract 4 Road 124		
7.15 Acres	\$65,500	#71939
Tract 2 Road 124		
6.50 Acres.....	\$65,500	#72010
Lot 4 Main St., Burns		
.25 Acres.....	\$18,000	#72181
TBD Deming Dr.		
1.13 Acres.....	\$250,000	#73346
TBD Prairie Ave. Lots 7, 8, 9, 10, 11, 12		
.25 Acres.....	\$18,000 ea.	#73477-73482
Lot 15 Buckskin Trl.		
1.52 Acres.....	\$160,000	#73526
Lots 8 & 9 Wills Rd.		
.28 Acres.....	\$150,000	#73956
Lots 11 & 12 Ridge Rd.		
.39 Acres.....	\$250,000	#73957
509 Bent Ave.		
.11 Acres.....	\$64,900	#74287
Tract 171 Barn Dance Blvd.		
39.74 Acres	\$69,900	#75228
Tract 173 S. Table Mtn. Lp		
9.99 Acres	\$32,796	#75808
Tract 52 Whirl Away Dr., Medicine Bow, WY		
35.10 Acres.....	\$19,000	#75884
760 S. Table Mountain Lp.		
9.98 Acres.....	\$38,000	#76106
Lot 3 Main St., Burns, WY		
.25 Acres.....	\$18,000	#76661



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Visual Tour On These Homes



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\$699,900

Under Contract

Quiet neighborhood. Vacant lot ready for a building. Utility taps are paid. Had structure so is leveled and ready. Two-story home would be ideal. Close to I-80 ramp, schools, park, grocery store. #74287

Small rolling tract just minutes north of Cheyenne. Easy access, views, rolling hills, electricity to property. #72010

Perfect small ranch operation. 80 Acres, Horse Creek runs through. Three bedrooms, 3 baths, finished basement, 2-car garage, mature landscaping, ready to move into. Abundant wildlife, serenity, beautiful views and stunning sunsets. 575' Garage, 1,920' metal equipment storage building, 908' metal barn. #75472

Kaye Ellis
Sales Associate
630-9992
kayeellis@bresnan.net



1811 HUGUR AVENUE

Recently updated, this 3 bedroom, 2 bath home is ready for a new family. Main floor has beautiful refinished hardwoods in living room and bedrooms and tile in the updated bathroom and kitchen. Lower level has family room, 1 bedroom, 1/2 bath, laundry, storage room. Newer windows throughout main level. Fenced front and back, 1-car attached garage and 1-car covered carport with alley access. \$194,500.

3601 CAREY AVENUE

Custom home, ranch-style with 4 bedrooms, 4 baths with large master suite on main level. Many upgrades throughout including beautiful Georgia marble fireplaces. Large entertaining rooms on main floor and lower level. Huge corner lot with mature landscaping, fenced backyard with patio and 2-car oversized attached garage. \$699,000.

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NEW LISTING
5200 Ogden Rd. • \$369,500
Impressive and elegant best describes this one of a kind home! As you enter this stunning home you will be amazed with the open concept from the large gathering living room to sitting/office area with beautiful built-in cabinetry which is also in the upgraded kitchen with granite, an island, upper/lower lighting and eating nook area. Wonderful main floor family room with exterior access to private patio area. Basement has yet another family/game room and 4th bath. Oversized lot with room to add your 3-car garage!
Liz Burgin • 640-3315



NEW LISTING
400 W. 4th Ave. • \$456,900
Unique, eye catching Avenues brick home with over 1,900 sq. ft. on the main level situated on a double corner lot. Four bedrooms, 3 remodeled baths, 3-car garage (1-car attached). Living room has gas fireplace with gorgeous wood mantle as well as views of a private parklike yard with 2 patio areas, enjoy the beautifully done covered court yard patio all year long. Formal dining area as well as a wonderful sunroom off the kitchen. Hardwoods throughout, 3 bedrooms on main, master bedroom has 2 walk-in closets, added bonus main floor laundry. Storage in this home is abundant and don't miss the walk-in cedar closet off the basement family room. Located on quiet street in the heart of Cheyenne, close to Lions Park, Aquatic Center the Botanic Gardens.
Liz Burgin • 640-3315



NEW LISTING
54 Rd. 102, Granite Canyon • \$795,000
Amazing property located in scenic rock-hill terrain with great views of the Rockies. Watch deer, elk and antelope wander the property. Located on 171 acres. Duplex and pond included on the property. This is a retreat center that has a commercial kitchen with the ability to sleep over 70 people. Call for your showing today!
Co-listed by: Kevin Lenhardt • 630-5291 & Jerry Ciz • 631-1359



NEW LISTING
900 E. 23rd • \$189,500
Two bedroom, 1 bath, 1-car garage. Large corner lot. Could be used as an investment property or starter home. New carpet and new paint inside and out. Fence will be painted by October 17th.
Kevin Lenhardt • 630-5291



NEW LISTING
601 E. 7th St. • \$209,000
This 3 bedroom, 2 bath home can also be used as a duplex. Currently set up with 2 units with 2 different addresses. Located on a large corner lot, it's the perfect introduction to this home. New carpet upstairs, new exterior paint, inside has been painted in the last few years.
Kevin Lenhardt • 630-5291



NEW LISTING
2309 Wildhorse Trl.
Wonderful ranch-style home on 1.4 acres with a walk-out basement boasting amazing views of Cheyenne! Open concept living with a huge master suite and large bedrooms for your comfort. The fully finished basement is light and bright with a wet bar and an incredible theater room to host movie nights or watch the big game. Heated 3-car garage, mature trees and brand new stucco trim up this home beautifully! Don't miss out on this wonderful property to call home.
Tanya Keller • 287-8230



10901 Yellow Bear Rd. • \$465,000
Great horse property with barn and stalls on 8.85 acres close in. Four bedrooms, 2 baths, 2-car garage, updated kitchen, many windows have been updated to vinyl thermal panes. Four-person sauna along with a deck off the master bedroom. Move-in ready.
Jerry Ciz • 631-1359



3917 Central Ave. • \$1,395,000
Fantastic commercial opportunity in the heart of Cheyenne. Currently used as large office building with 65+ parking spaces. Building could be divided easily for multiple users if needed. Close to restaurants/cafes.
Tanya Keller • 287-8230



UNDER CONTRACT
948 Sun Valley Dr.
Very well cared for ranch-style home in Sun Valley! Many updates including roof, siding, updated bathroom, basement finished and more. Huge backyard for entertaining and wonderful grass/landscaping. Don't miss out on this wonderful place to call home.
Tanya Keller • 287-8230



UNDER CONTRACT
3424 Dover Rd. • \$255,000
Amazing updated ranch-style home in Eastridge. All electrical has been updated. New windows, newer furnace, updated baths, hardwood floors, 1-car attached garage with a large 2-car heated detached garage.
John Watkins • 421-5516



UNDER CONTRACT
Tract 8 Meadowlark Ridge • \$80,000
Amazing building lot, just under 5 acres. Close to town. Call for available building plans.
John Watkins • 421-5516



SOLD
3534 Shenandoah St. • \$354,000
Rare find townhome located on a large corner lot in Dakota Crossing. Open floor plan with over 1,600 sq. ft. per level, newly updated flooring in living/dining area. Grand kitchen featuring endless counters and alder cabinetry. The finished basement is bright with a beautiful family room, over-sized bedrooms, office/hobby room and storage galore. Mature trees, sprinkler, stamped concrete patio, A/C, new roof. HOA takes care of lawn maintenance, snow removal & common areas. Don't miss the park areas and being connected to Cheyenne's Greenway!
Liz Burgin • 640-3315



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3117 Douglas



\$285,000

This brick Buffalo Ridge home features hardwood floors, 3 large bedrooms on the main floor, a wonderful basement master suite with a huge walk-in closet and updated master bath with a dual-head shower. Almost 2,800 sq. ft. of living space, including a cozy family room with a dry bar and heated sunroom. Fenced backyard with newly planted aspen and pine trees. Attached 2-car garage plus a large driveway with room for RV parking, all on a .32 acre lot.

master suite with a huge walk-in closet and updated master bath with a dual-head shower. Almost 2,800 sq. ft. of living space, including a cozy family room with a dry bar and heated sunroom. Fenced backyard with newly planted aspen and pine trees. Attached 2-car garage plus a large driveway with room for RV parking, all on a .32 acre lot.

5215 Hickory Pl.



Coming Soon

This impeccable home is move-in ready! Over 2,000 sq. ft. of open

space and lots of storage. Features newer roof, carpet, appliances, fireplace, windows and walkout deck. This home is located in a quiet neighborhood near schools, shopping, parks and everything Cheyenne has to offer. This home is a must see!

416 East 20th St.

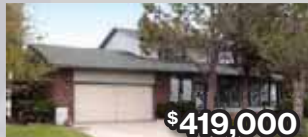


Coming Soon

Fully renovated home featuring 3

bedrooms, 2 bathrooms, with oversized 1-car garage

2481 Channel Dr.



\$419,000

Great horse property with mature spruce trees. Kitchen with professional range/oven, front sunroom and a garden room in the back. Marble and hardwood flooring, Napoleon high efficiency propane, fireplace and solar. Three bedrooms on the 2nd floor and 2 down with additional room for the office/den or workout rooms. Four-stall barn.

Great horse property with mature spruce trees. Kitchen with professional range/oven, front sunroom and a garden room in the back. Marble and hardwood flooring, Napoleon high efficiency propane, fireplace and solar. Three bedrooms on the 2nd floor and 2 down with additional room for the office/den or workout rooms. Four-stall barn.

911 Walterscheid



Price Reduced

\$129,900

Lovingly cared for manufactured home on its own

9,765 sq. ft. lot. Nice sized rooms. Three bedrooms, 1 bath, for a total of 1,145 sq. ft. Newer windows and doors, eat-in kitchen. Carport, alley access. Central air.

605 East 3rd St.



Under Contract

\$172,500

This beautifully remodeled home features 2 bedrooms, 1 bath and 1-car garage with granite countertops in the updated kitchen and bathroom, luxury vinyl plank flooring, vinyl windows, new garage door and low maintenance stucco exterior.

This beautifully remodeled home features 2 bedrooms, 1 bath and 1-car garage with granite countertops in the updated kitchen and bathroom, luxury vinyl plank flooring, vinyl windows, new garage door and low maintenance stucco exterior.

603 Baldwin Dr.



Under Contract

\$259,000

Another beautiful home by Lynn Buys Houses with nearly 2,100 sq. ft.

remodeled with 4 bedrooms, 2 bathrooms and single-attached garage. Granite countertops, stainless appliances, hardwood floors. Basement with wet bar. Mature trees providing lots of shade. Large fenced backyard with concrete patio and firepit.

52 16th St. • Wheatland



\$1,500,000

Extremely well maintained Board and Care facility (business and real estate) with

23 rooms, (3 double occupancy) plus a garage/storage space. Passenger elevator, commercial grade kitchen with hood. Many possibilities including continued use as a board and care, conversion to assisted living facility or hotel.

College Business Park



\$1,500,000

Commercial pad sites available in College Business Park. Eight total sites with building sizes ranging from approximately 5,800-12,000 sq. ft. Co-listed with Rob Graham and Ben Trautwein.

Commercial pad sites available in College Business Park. Eight total sites with building sizes ranging from approximately 5,800-12,000 sq. ft. Co-listed with Rob Graham and Ben Trautwein.

401 West Lincolnway



For Sale or Lease
\$629,900

High visibility location in the heart of downtown Cheyenne would be perfect for a change of

use as Brewery or continued automotive. This building includes 5,952 sq. ft. space and mezzanine level storage. Six overhead doors, 1 delivery door and off-street parking. Owner will consider leasing pairs of bays.

111 West 17th St.



For Lease

Approximately 3,300 sq. ft. space available.

Excellent downtown location for retail or office.

4615 North College Drive



\$649,000

Fantastic development opportunity off of College Drive just north of Dell Range. 2.67 Acres in a

county pocket, consisting of two 1.3 acre parcels. Currently zoned MR. Perfect opportunity for twin-home, apartment or small single-family development. 21,000+ vehicles per day passing through College & Dell Range.

1101 West Lincolnway



\$1,700,000

Fantastic opportunity to own a business with a strong financial track record and loyal clientele. Upside

potential as this location is right in the heart of the West Edge development path. Multiple income streams including bar, walk-in and drive-up package liquor and skill games. Great visibility on a state highway with some of the highest traffic counts in the area. Sale includes real estate, liquor license, FFE, inventory and business "blue sky". Seller will consider carrying financing with sizable down payment.

411 Pine



Under Contract

\$690,000

Well maintained 14-unit apartment complex offered at an 8.37% cap rate

with rents estimated to be 7-15% below market. Three-year old class 4 roof, new water heating system, 80% of furnaces recently replaced. Many new windows. Recent exterior paint. Well manicured landscape with sprinkler system. Coin-op laundry Off-street parking.

1205 Dunn Ave.



Under Contract

\$420,000

Flexibility abounds in this space zoned light industrial (LI) with significant visibility from

Lincolnway and Nationway. Much of the 18,456 sq. ft. lot is securely fenced with substantial yard space. Two 8' doors provide access to the south and east sides. Currently setup with shop, retail and office spaces.



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3631 Foxcroft Rd. • \$362,500



Two-story home in established Eastridge Subdivision boasts of many upgrades and remodeling. Four bedrooms, 1 on main floor, 3 baths, large country kitchen

with separate dining. Living room with gas fireplace, main floor laundry. Hardwood floors. Two-car garage, alley access, RV parking, almost 1/4 lot, fenced, mature landscaping. Convenient to ball park, Greenway, shopping and VA Center.

3515 Moore Ave. • \$335,000



Picturesque all-brick home in the heart of the Avenues. Upper level is a complete master suite with walk-in closet, bath, fireplace and reading nook. Main floor has 2

bedrooms, 1/2 bath, separate dining, remodeled kitchen and sunny breakfast area, living room with gas fireplace. Large basement with wet bar, bedroom and bathroom. Covered porch, 2-car attached garage.

6519 High Spring Rd. • \$455,000



Elegant, contemporary rancher fully finished inside and out! Modern kitchen with high-end appliances, gas range, granite countertops, island

and pantry. Covered composite deck, sprinkler system, A/C. Vaulted ceilings in great room with gas fireplace, split bedroom floor plan. Luxurious finishes, 3-car garage, fenced, landscaped, near park, walking trails.

Residential Investment Package

238, 242, 246 Miller Ln. and 5802 Townsend Pl. • \$530,000



Own 4 single-family adjacent properties in north Cheyenne. Fully leased: two houses have 2 bedrooms; two houses have 1 bedroom.



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HOMES

ALMOST NEW!



419 Sierra Dr. • \$330,000

Move into this 2,500 sq. ft. 2-story home with new appliances, new roof, new exterior paint and new furnace. The updated kitchen has Corian countertops and a stainless sink. With 4 bedrooms and 3 baths, this home accommodates any buyer. The basement family room is an entertainment hub for the house. The backyard engrosses you with a relaxed mountain feel. A 2-car garage and quiet street are the icing on the cake.

NICE, NICE, NICE!

PRICE REDUCED



4605 Big Sur Ave. • \$260,000

What a treat this tri-level home is. The pride of ownership shows in the newer carpet and tile floor. The exterior is metal sided. A private sanctuary awaits you in the backyard with its mature landscaping and covered patio. An ample garage tops off this great house. Don't miss the amazing crawl space storage area. Ready to move into!

NEW CONSTRUCTION

UNDER CONTRACT



602 Grape St. • \$295,000

Welcome to over 1,200 sq. ft. of quality new construction. An open floor plan is great for socializing. Bring your king-sized bed to the large master suite with walk-in closet. With the other bedrooms location, you will enjoy parental privacy. The corner lot and 2-car garage provide room and flexibility for toys. The walkout basement allows easy access to the fenced backyard. The front of the home is landscaped.

FARM LIVING!

UNDER CONTRACT



1392 Rd. 142 • \$268,000

Farm living is the place to be in this 1½ story turn of the century home. With 4 bedrooms and 2 baths, large living and family rooms, this home is spacious. The property is bordered by a tree shelter belt. Three large outbuildings are here for storage or projects.

NEWLY REMODELED

SOLD



3001 O'Neil • \$255,000

Don't miss the charm of this downtown brick home. The kitchen has been updated with stainless appliances and solid surface countertops. The elegant hardwood floor is throughout the main floor living/dining room area. With 3 bedrooms on the main floor there is room for all. The whole main floor is flooded with light from the multitude of windows. The finished basement has a spacious family room and a cute bath as well as a finished storage area. The home's front porch lends itself to hours of sunshine. A 1-car garage will keep your car out of the cold.

COMMERCIAL

DEVELOPMENT PARCEL



TBD Roundtop Rd. • \$950,000

Great location for close in rural subdivision conveniently located off Roundtop Road. Very good access to North Range Business Park and I-25. Paved road in close proximity to property.

INCLUSIVE SPACE



415 West 17th St.

All brand new inclusive space in the historical Dinneen building. Landlord pays all utilities, janitorial — everything! There are even work stations available for your use. Space includes 2 offices, break area and open room. Just \$1,690/month.

HIGH VISIBILITY




**2400 E. Lincolnway
\$1,225,000/Lease**

With over 13,000 cars a day going by this location, your business will flourish in this location. The landlord will remodel to suit your needs. The building has almost 30 parking spaces to accommodate employees or customers. The property can be purchased or leased.

GREAT LOCATION

UNDER CONTRACT



TBD Lincolnway • \$2,285,595

Excellent location for new development between the well-traveled Nationway & Lincolnway. Zoned commercial business with water at Northwest corner & sewer across South end. See ColeCommons.com.

DOWNTOWN

SOLD



112 E. 17th St. • \$315,000

Own this downtown treasure. Located on Restaurant Row. This 3,800 sq. ft. retail space is divided between the main level and a mezzanine overlooking the entire space. The space has a real charm with hardwood floors and the impressive staircase. A 2,600 sq. ft. basement is great for storage or other possibilities.



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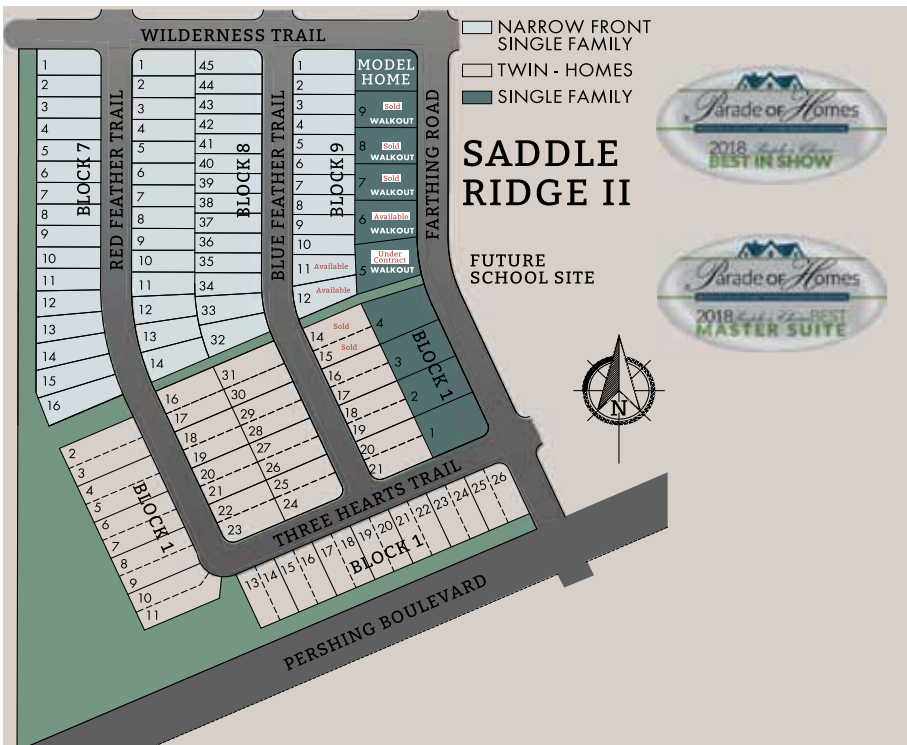


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3603 BLUE FEATHER



\$340,200

Introducing the new modern cottages called the Ironwood! It features an open floor plan, quartz countertops in kitchen, full tile backsplash, tiled shower walls, modern fireplace, covered patio, A/C, 95% efficiency furnace and fenced backyard.

3609 BLUE FEATHER



\$332,000

Introducing the new Modern Cottages called the Ironwood! This stunning home features quartz in the kitchen with full brick set backsplash, horizontal open stair rails, stainless steel appliances, 9' basement walls, covered patio, A/C, 95% efficiency furnace, 50 gallon Energy Star water heater and fenced backyard.

3625 THOMAS ROAD



\$362,300

Stunning new floor plan the Alder, 2,706 total sq. ft. 3 bed, 2 bath, 3-car garage, granite throughout, full tile backsplash in kitchen, tiled master shower, central A/C, 95% efficiency furnace, 50 gallon Energy Star water heater, corner lot, covered front porch, covered patio, fenced backyard, front yard landscaped with sprinkler system.

3715 SOWELL STREET



\$341,500

This stylish floor plan is sure to become a favorite! Stunning covered front porch, large windows and a tandem three car garage! Tiled master shower with a bench, 95% efficiency furnace, Energy Star 50 gallon water heater, USB charging station, front yard landscaping, patio and fenced backyard. Pictures are of a similar home

3500 THOMAS ROAD



\$369,900

Exciting new floor plan! Fabulous open concept on a corner lot with a total of 2,700 square feet, 3 bedrooms, 2 bathrooms, 3-car garage, granite throughout, luxury vinyl plank in great room, kitchen and dining, tiled master shower, A/C, garden level lot, front yard landscaping and fenced backyard.

3950 FARTHING ROAD



\$390,900

This must see Fairview has an amazing open floor plan with tall ceilings, split bedrooms, dining area, breakfast bar, large pantry, drop zone & built-in hutch. This home has a full tile back splash, walk-in tiled shower, LVT through-out, central A/C, USB charging station, large covered patio, front landscaped and fenced back. Pictures are of a similar home.

3800 SAHLER



\$342,100

Stunning new construction in Thomas Heights, 2,664 total sq. ft. including the basement. Granite throughout, full tile backsplash and white Corian windowsills in kitchen, stainless steel appliances. Wonderful covered front porch, fenced backyard, 95% efficiency furnace, 50 gallon Energy Star water heater. Pictures are of a similar home.

3719 SOWELL STREET



\$365,300

The Alder floor plan is 2,700 total square feet, 3 bedrooms, 2 bathrooms, 3-car garage, corner lot, 9' basement walls, full tiled backsplash in kitchen with granite and under mount sinks throughout, fireplace, A/C, barn door on master bathroom, front yard landscaping and fenced backyard.



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Always wanted to live in a real log cabin? Work from home with fast fiber optic internet? Have donkeys or goats or turkeys if you want to? Sit on your private patio and watch amazing sunrises? You will find it hard to leave this 2015 big house on the prairie, on 40.02 acres. The pantry is huge, no need to leave often. Just far enough from town, 15 miles to Cheyenne. Two nice outbuildings are up and ready for your tractor collection or? Two master suites, one on the main level, one upstairs, await your house guests. The kitchen is delightful! The unfinished walkout basement begs your creativity! \$724,000.

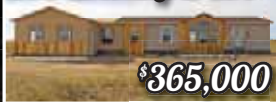
Land and rural homes are my specialty. I have buyers looking for land to purchase. Call me if you have land to sell, or if I can help answer your questions about the market.

Cathy Anderson

307-214-0687

canderson@propertyex.com

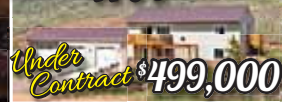
206 Rocking H Dr.



\$365,000

Spread out in almost 1,600 finished sq. ft., 8.82 acres, near the Colorado border south of Cheyenne. The unfinished basement is waiting for your finishing ideas. Stamped concrete, covered front porch, ICF foundation walls. Horses and 4-H animals welcome. Active construction site, please use caution when viewing.

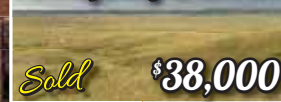
510 Happy Jack Rd.



Under Contract \$499,000

Amazing property nestled into a ridge line with majestic mountain views. Very private on 23.16 fenced acres. No covenants. 30x30 Outbuilding with electricity, roll-up door, 3 stalls plus sun shaded overhang, paddock. Home boasts of 3 bedrooms plus office and library, main floor laundry/mud room. Co-listed with Bonnie Berry.

TBD Spring Creek Rd.



Sold \$38,000

6.76 Acres with views galore! Approximately 15 miles west of Cheyenne.



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2923 E. 9th St.

NEW LISTING



"Great Starter or Down-Sizer Home"

Four bedrooms, 2 baths, on a corner lot with alley access. Wood floors on main level and new carpet in basement. Newer furnace and central A/C. Also newer electrical box and service. Wood fireplace in living area and some updates in baths. Large fenced backyard with covered patio. Close to Fairview School.

1504 Trailway Rd. • \$255,000



"Awesome Bi-Level"

Five bedroom, 3 bath, 2-car attached garage, in Big Sky Estates! Newer windows, laminate flooring, carpet, updated baths and some paint. Central A/C and fireplace with woodburning insert in awesome family room with wet bar and full size refrigerator. Walk-out to back patio and an upper deck off dining room. Newer furnace and on-demand water heater.

414 W. Allison Rd. • \$500,000



"Remarkable Close-in Rural Property"

1-1/2 Story home with 5 bedrooms, 3 baths and garages for 6 vehicles on 4.68 acres. Custom rock, woodburning fireplace from floor to ceiling and custom winding staircase with brass railing. Lots of upgrades, central A/C, kitchen cabinets, baths, vinyl windows and bath with jacuzzi tub and heated floor.



Shari Webb

307.286.0470
shariwebbtpe@gmail.com

www.CheyennePropertyForSale.com



Mike Hoppe

307.221.3703
mhoppe@propertyex.com

4800 Rogers Ave. • \$290,000



Amazing home with amazing yard! Open, inviting tri-level fully finished. Upgraded spacious kitchen and upgraded baths. Cozy family room. Both upstairs bedrooms have walk-in closets. Large yard with sprinkler system and RV parking.

5932 Kenosha St. • \$372,000



Amazing home in Dakota Crossing that you must see! Open floor plan with gas fireplace. This 4 bedroom, 3 bathroom house is a must see with a 2-car garage.

1418 E. 31st St. • \$280,000



This charming rancher features gorgeous hardwood floors throughout the main level. All Gill windows, splashy renovated kitchen and main bath, designer color scheme, stainless appliances with gas range/oven! Newly installed Mendota fireplace in main floor living room, enormous basement family room for family entertainment and 2 additional bedrooms and 3/4 bath. Central A/C for those hot summer days, wonderful natural light, lovely enclosed rear yard for play and detached 2-car garage. Welcome home!

10711 Copper Mountain \$435,000



Amazing rural rancher in popular Fox Run Subdivision. Main floor living to include laundry, 2 guest bedrooms and bath, master suite with beautiful 5-piece bathroom with jetted tub and walk-in closet. Basement features enormous family/theatre room and enough space for 2 more bedrooms and a bath. Just over 5 acres to roam with plenty of space for play, RV, etc. Enjoy!

808 Windmill Rd.



Oversized main floor with 3 bedrooms, gas fireplace in "could be" formal dining, game room or play room. Basement offers additional bedroom, craft room and family room. All brick exterior with nice covered patio, alley access and 1-car garage. Welcome home!

7037 Buckskin \$1,145,000



Quality craftsmanship at its best in this architecturally designed rare find in Cheyenne. Steel framed, built with contemporary pizzazz, steel shingles and all brick exterior offer sound construction and structure. Independent second living quarters perfect for in-laws, nanny or separate family. Main floor offers private entrance to office or bedroom with bath. Shimmering red oak floors, solid surface countertops throughout, sumptuous entertaining great room, gourmet kitchen with an awe-inspiring view.

5953 Rd. 223, Pine Bluffs \$300,000



What an amazing property! Immaculate updated farmhouse with 95% finished basement. Nine outbuildings including 2 oversized detached 2-car heated garages with workshops, 1 with woodstove and radiant floor heat. Chicken coup, barns and well house. 90% efficient furnace, adorable playhouse in fenced rear yard, fully dry walled with windows and door. Gill windows, newer roof and gutters, 18" insulation in attic. Beautiful hardwood floors, main level under carpet. Own your own piece of Wyoming. Welcome home!



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NEW LISTING
3908 Regal Ct. • \$245,000
 • 2 Bedrooms • 2 Baths
 • 1-Car Garage

PRICE REDUCED
704 Hirst St. • \$320,000
 • 4 Bedrooms • 2 Baths
 • 1-Car Garage

FOR SALE OR LEASE
209 E. 20th \$260,000
 Lease \$2,150 per month

AFFORDABLE CONDO!
202 Country West Rd. \$117,000
 • 3 Bedrooms • 2 Baths
 • 1-Car Garage

AFFORDABLE CONDO!
212 Country West Rd. \$117,000
 • 3 Bedrooms • 2 Baths
 • 1-Car Garage

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"Kyla" "Aqeen"

\$350,000

Exclusive

1271 Tomahawk Road

Located only 20 miles west on Happy Jack Road, this spacious rancher offers 2 main level family rooms, 3 bedrooms with 2 bathrooms plus an unfinished basement. The property has year around access and the barn is included!

\$300,000

712 East 20th Street

This beautifully maintained historic home, currently accounting business, offers many upgrades throughout but leaving the original character and detail. This enticing property offers 4 bedrooms, optional main floor master, and 3 baths, a great room with separate dining and the updated kitchen. Plus a huge sunroom, 200 sq. ft., leading to an enchanting backyard/patio with a water feature. Alley access to a 1-car attached garage.

\$588,777

1683 Morningstar Road

At last that home on a hill is available and even includes scenic Wyoming views. Enjoy this spacious rancher with 5 bedrooms and 5 baths plus a bonus room above the garage. The main floor master and laundry complement an inviting great room with line of sight windows and easy access to a huge Trex deck. The completed walkout basement includes a theater area and full wet bar. Don't miss the steam shower in bathroom #5.

How do you earn it?



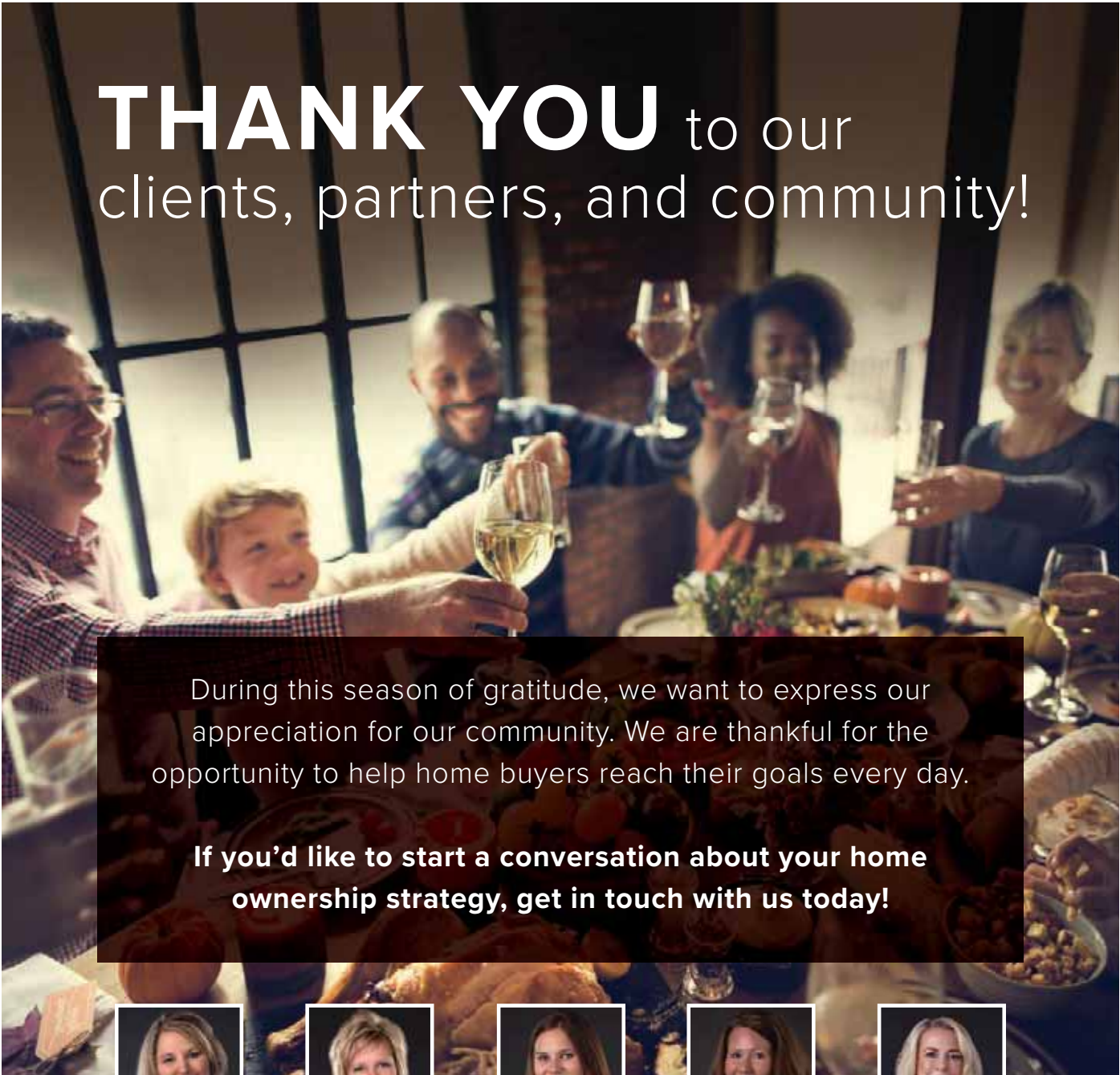
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\$639,900

117 Crestline Ave.

- Close to shopping, greenway, restaurants and schools
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- Formal living, family room, rec room
- Sun/great room with sunken hot tub
- Bedroom lofts, large kitchen and formal dining area

Steve Prescott • 630-9342



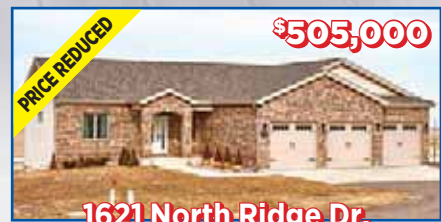
PRICE REDUCED

\$639,900

4805 Blazing Star Rd.

- Close-in rural 2-story
- Maintenance-free exterior with brick and new metal siding
- Two-story entry and family room with curved staircase
- Heated outbuilding, manicured acreage with a fenced backyard

Steve Prescott • 630-9342



PRICE REDUCED

\$505,000

1621 North Ridge Dr.

- Custom Energy Star rated home in Rockingstar
- 5 bedrooms, 3 baths and over-sized 3-car heated garage
- Cozy fireplace in living room, covered patio out back
- Large family room in basement and lots of storage

Larry Gardner • 631-6895

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\$999,900

2265 Hugh Glass Trl.

- Custom built home with 360° views and impeccable construction
- Radiant in-floor heat, main floor living, theater room, walk-out basement
- Dedicated pet room/shower, backup generator, greenhouse
- Heated woodworking/shop/mother-in-law with bathroom

Steve Prescott • 630-9342

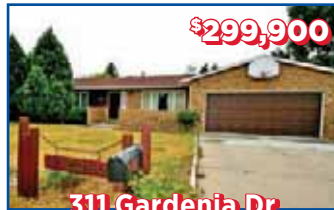


\$298,500

122 E. Pershing Blvd.

- Quiet 3,000+ sq. ft. home across the street from Pando park!
- Centrally located and on the way to everything!
- Beautiful hardwood floors, craftsman touches and upgraded kitchen
- Large rooms, unfinished basement with 2-car garage and additional off-street parking

Mark Puett • 286-2472



\$299,900

311 Gardenia Dr.

- Attractive ranch style home with hardwood floors
- Granite countertops, a separate dining room with built-ins
- Nice updated baths, covered patio and wonderful finished basement with a wet bar
- Perfect for entertaining!

Michael Turner • 421-4414



\$399,000

3923 McComb Ave.

- Capital Heights ranch style brick home!
- Features formal dining and living areas, 4 bathrooms
- Updated kitchen with quartz counters and hardwoods
- Covered patio and landscaped yard
- 2-car attached garage with workspace for hobbies

Dominic Valdez • 970-980-4098

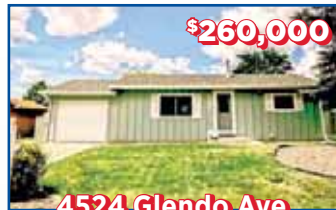


\$184,900

320 5th Ave. • Albin, WY

- Amazing value in the quaint little province of Albin, WY!
- Well maintained 3 bed, 1 bath home with 2,500 sq. ft.
- Lot has mature trees, plenty of off-street parking, and room for an RV!
- New roof and updated electrical

Dominic Valdez • 970-980-4098



\$260,000

4524 Glendo Ave.

- Beautiful and stylish home nestled in a quiet neighborhood
- Move-in ready with open concept kitchen and living area
- 4 bedrooms and 2 bathrooms
- Recently remodeled upstairs
- Fully finished basement and updated plumbing, electrical and HVAC system

Amie Carlson • 757-7015

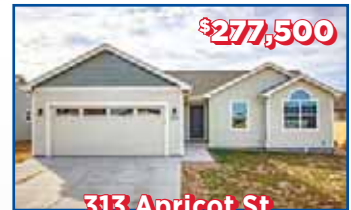


\$279,900

3417 E. 12th St.

- Pristine condition!
- 4 bedroom, 2 bath, 2-car tandem garage
- R-30 blown fiberglass added to attic
- 2012 roof replaced, 20-year
- 80% energy saver Rheem furnace

Suzy Esquibel-Meisner • 631-7471



\$277,500

313 Apricot St.

- Better-than-new construction! Built in 2019
- Featuring 3 main-level bedrooms, full master bath and full main bath, and a walk-in closet
- Kitchen has an eat-in bar
- Spacious 2-car garage
- Large unfinished basement

Tyler Walton • 752-4176



\$135,000

714 E. 7th St.

- Great investment opportunity! Selling "as-is"
- Large yard with a 1-car garage and additional storage space

Kourtney Mits • 287-4692

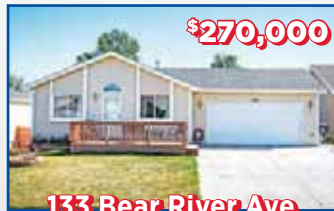


\$259,900

5144 Ogallala Pl.

- Stunning Indian Hills home on an oversized lot
- Updated kitchen, basement family room
- Master bedroom easily fits a king-sized bed. Huge walk-in closet!
- 1-car garage plus RV parking and driveway big enough for 3 cars
- Large deck, fenced yard and a 120 sq. ft. shed for extra storage

Amber Johnson • 640-4355



\$270,000

133 Bear River Ave.

- Spacious ranch style home on a large lot
- 4 bedrooms and 3 baths, 2-car garage
- Updates include fresh paint inside and out, brand new 50-year roof
- Finished basement and newer central A/C unit
- Enjoy evenings on the massive deck with friends!
- Fully finished basement offers a large bedroom and bath, great family room, and a hobby room

Dominic Valdez • 970-980-4098



\$498,000

520 State Hwy 70

- Beautiful, fully renovated restaurant and lounge with game room, stage and dance floor in Encampment, WY
- Established in 1 short year and ready to grow with Bar and Grill license in place
- Everything included except a few décor pieces

Davin Walters • 329-7205

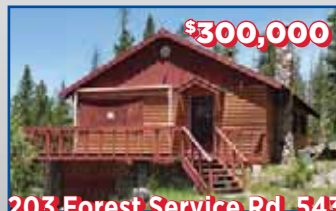


\$169,900

1710 Seymour Ave.

- 2 bedroom, 1 bath, features an open floor plan with huge bay windows, extra tall ceilings, original hardwood floors
- All main level living including laundry, extra deep master bedroom closets
- Tons of room in unfinished basement for storage
- Nearly all of the wood trimmed windows are newer!

Tosha McCool • 256-7770



\$300,000

203 Forest Service Rd. 543

- Kozy Kottage in the Snowy Range Mountains
- Located just steps to Douglas Creek
- Wrap around deck, automatic awning and amazing views. A must see!

Sharla Evans • 272-6995



\$265,000

2101 Rollins Ave.

- All brick tri-plex located in a great area of town
- 2 nice sized 1 bedroom apartments upstairs with long term tenants and a large 2 bedroom downstairs (vacant), and 3-car 24x33 detached garage
- All units are separately metered for electricity and gas, landlord pays water/sewer/trash
- Common laundry facilities in the basement with interior access for all units

Mark Puett • 286-2472



\$234,900

815 W. 27th St.

- Nice 3-plex with off-street parking and garage
- Tenants pay their own electricity (separately metered) and the owner pays water, sewer and trash
- Good income as well!

Steve Prescott • 630-9342



Kevin TRUE

630-8290

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Adrianna



Adri TRUE

287-7320



4310 Road 210, Burns • \$370,000

Beautifully kept 5 bedroom, 3 bathroom home. 19 acres, covenants allow for 9 animals. 4-car garage and large outbuildings.



1323 Aspen Dr. • \$424,000

Right off of the pavement and just east of the National Forest. Five acres, abundant wildlife and walkout basement. Attached 2-car garage, detached 24x40 garage/workshop with pellet stove. Large rooms, wrap around deck, covered patio, and huge main floor master suite.



1820 Ridge Rd.

\$999,000

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5619 Green Meadow Dr. • \$419,000

Like new, almost completely remodeled. New windows, skylights, roof, kitchen, flooring, paint. Two acres with 2 outbuildings, and large shed with 2 overhead doors. 3-car attached garage. Mature landscaping with trees, garden areas and more. Two bedrooms and 2 baths up, and 2 bedrooms, 1 bath and family room on lower level.

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CANYON ROAD**

Douglas, Converse County, Wyoming
54.24± deeded acres with 27 flood-irrigated acres. 1,518 sq. ft. home, barn, shop & more.

\$675,000

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or Travis Gitthens at (307) 315-1274



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Casper, Natrona County, Wyoming
1,515± total acres: 385± irrigated acres and 135± acre gravel pit. 1+ mile North Platte River frontage.

\$4,500,000

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or Scott Leach at (307) 331-9095



COW CAMP RANCH

Laramie, Albany County, Wyoming
895± total acres: 315± deeded, 420± private & 160± BLM lease. 315 acres water rights.

Reduced to \$995,000

Contact Scott Leach at (307) 331-9095
or Travis Gitthens at (307) 315-1274



GUDAHL RANCH

Wheatland, Platte County, Wyoming
1,301± total acres: 865 deeded & 436 State lease. 50± irrigated acres. Improvements include house, shop, corrals & outbuildings. Ample water.

Reduced to \$1,000,000

Contact Jon Keil at (307) 331-2833



MCCORMACK FARM

Casper, Natrona County, Wyoming
564± deeded acres with 441± acres irrigated under 5 Zimmatic low-pressure pivots, 107± flood-irrigated acres. Balance is dryland.

\$1,875,200

Contact Cory Clark at (307) 334-2025



MEADOWDALE RANCH

Platte & Goshen Counties, Wyoming
5,371± total acres: 4,411 deeded, 320 BLM & 640 State lease acres. Ample water. Majority of mineral estate intact & will transfer.

Reduced to \$3,300,000

Contact Scott Leach at (307) 331-9095
or Cory Clark at (307) 334-2025



SADLER FARM

Casper, Natrona County, Wyoming
160± deeded acres with 120± irrigated acres: 80 pivot & 40 flood-irrigated. Beautiful set of improvements: 4 bedroom, 2 bath home, arena, corrals & RV hookups & MORE!

\$1,295,000

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INDIAN SPRINGS RANCH

Wheatland, Platte County, Wyoming
1,922± total acres: 1,842± deeded & 80± State lease acres. Owner-rated 90-120 pairs year-round or 200± yearling s during summer. Ample water.

\$1,795,000

Contact Scott Leach at (307) 331-9095
or Cory Clark at (307) 334-2025



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Broker/Owner
307.630.4233
mandjmyers1@msn.com
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Stephanie DeForest
Sales Associate
307.630.2452

Licensed Since 2014

2206 Dell Range Blvd. • \$2,500,000

Great Business Opportunity! The Spruce Ridge Plaza has 11,783 sq. ft. with 7 business units and no vacancies. Plumbing, heating, electrical and rooftop furnace units have all been updated. This commercial property offers a great location with high traffic visibility and 50+ parking spaces. Call for details and private showing.

Listed by Mary Myers • 307.630.4233



220 E. Pershing Blvd. • \$314,900

Charming Avenues Home! This 1½ story home has 4 bedrooms, 3 baths with single and double detached garages. Low maintenance brick and vinyl siding. This home also features eat-in kitchen, formal dining and very spacious living room. There are 2 bedrooms in the upper level with ¾ bath. Basement is partially finished with new Berber carpet in the family room, ¾ bath, large laundry area, gun safe and rustic dry bar. Plenty of room for large family. Alley access is fully paved with plenty of parking.

Listed by Mary Myers • 307.630.4233



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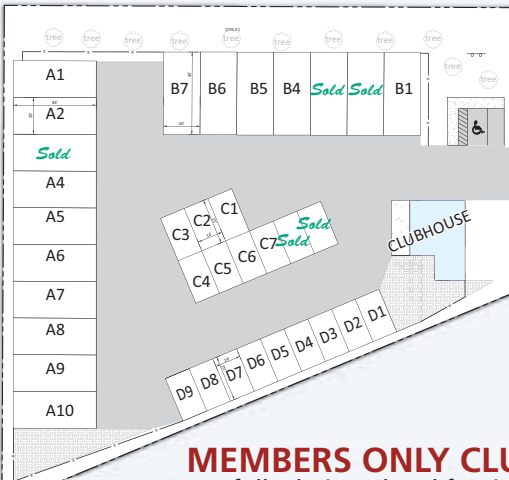
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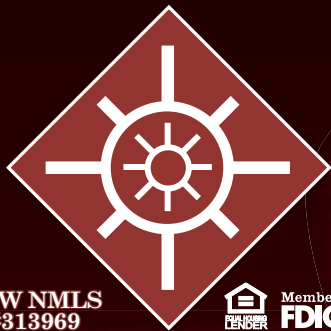


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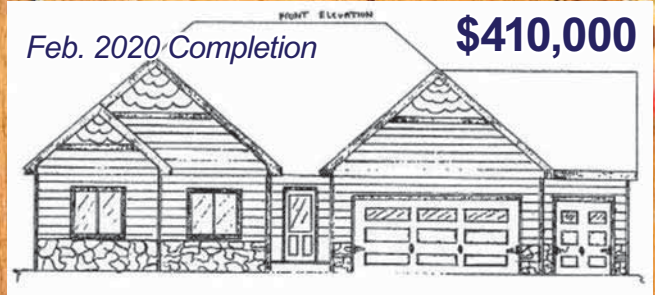


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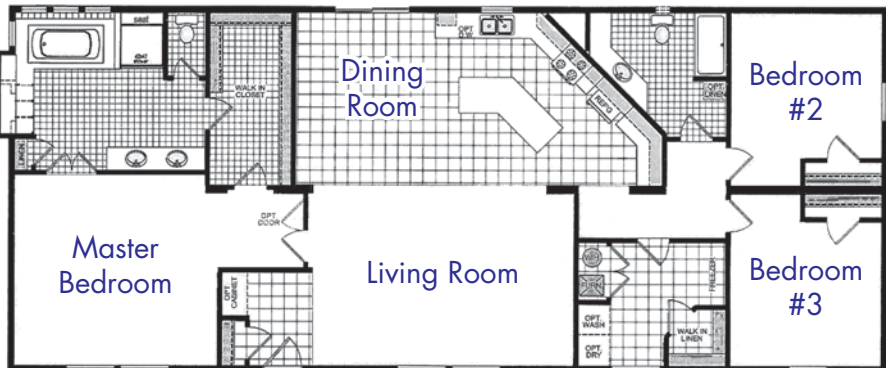
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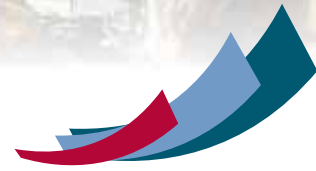
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Turn-Key Retail ~ Partially Rented ~

925 N. 6th St., Greybull, WY

Partially rented. Shop Hometown! 22,000 sq. ft. of open retail space in Greybull's major shopping center. Turn-key for retail. This custom designed building is just 11 years old. Inside is pristine and



waiting your new ideas. Economic research suggests sporting goods, department store or mutli-tenant would all benefit the area and do well. Includes most retail fixtures to walk in and start right up. Building for sale, space for lease. MLS# 75790

Community Eager for New Shopping Opportunity!

1217 S. Hwy 71, Kimball, NE

Amazing retail space ready for new ideas! Over 26,000 sq. ft. of retail ready to occupy! Built in 2008, looks almost like new. Kimball is a small Western



Nebraska community with a lot of potential. This former Shopko was pulling in over \$5 million in sales. Potential grant money to help with this purchase. Great opportunity for a variety of stores. Nestled between Cheyenne, WY, Sidney, NE, and Scottsbluff, NE, ½ mile off highway 80, this is the perfect retail setting. MLS# 75938

Four Bedroom Home with 14 Unit Motel to Boot!

605 S. 6th St., Thermopolis, WY

Qualified Opportunity Zone! 14 Unit Motel in the home of the "Worlds largest Mineral Hot-springs". Great Cap rate, rooms up to date in this quaint little motel. 3 handicap rooms.



FEMA approved. BONUS: price includes a 4-bedroom, 2 bath home on neighboring lots. Many annual returning clients help make this a profitable place. Occupancy average is above the neighboring competitors. Don't miss this little retirement, cash flow opportunity! MLS# 75789

Mechanics Shop: Start a Business, Use for Storage, Many Options!

1801 9th St., Wheatland, WY

Nice block and concrete building on little over an acre. Building only: 4,440 sq. ft. Divided into office/counter, 2 bay shop, plus an attached but divided additional 2 bays. Four overhead doors



facing street with one tandem. Currently open as mechanics shop, with propane sales and U-Haul rental. Wheatland's only U-Haul location with transferable contract. Heat throughout shop. Potential to carry on mechanics shop. Current employees may wish to carry on under a new name. City water and sewer. MLS# 76353

2 Bedroom, 2 Bath, 3-Car, 11 Acres + Commercial Shop

650 Gilchrist St., Wheatland, WY

Cute 2 bedroom, 2 bath log sided home on 11 acres. Amazing wood finishes. Newer kitchen cabinets and counters, metal roof, solid wood interior doors and exterior stain. Wrap around deck, enjoy the view from multiple sides. 2-car attached and detached 16x24. Additional commercial outbuilding 1,950 sq. ft. currently set up as kennel and shop. Check out the tree-lined driveway! MLS# 73790





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AVP/Real Estate Loan Officer
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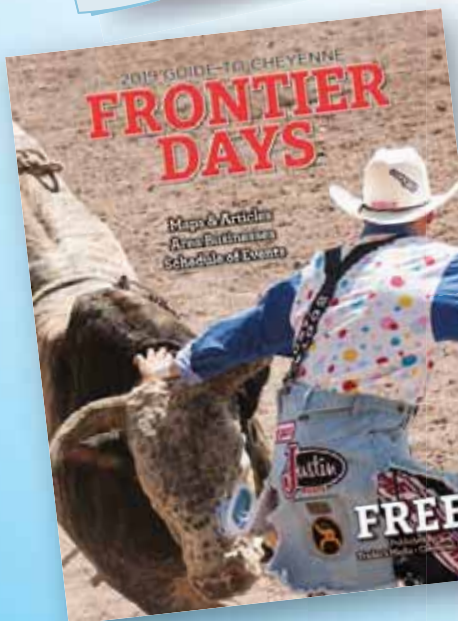


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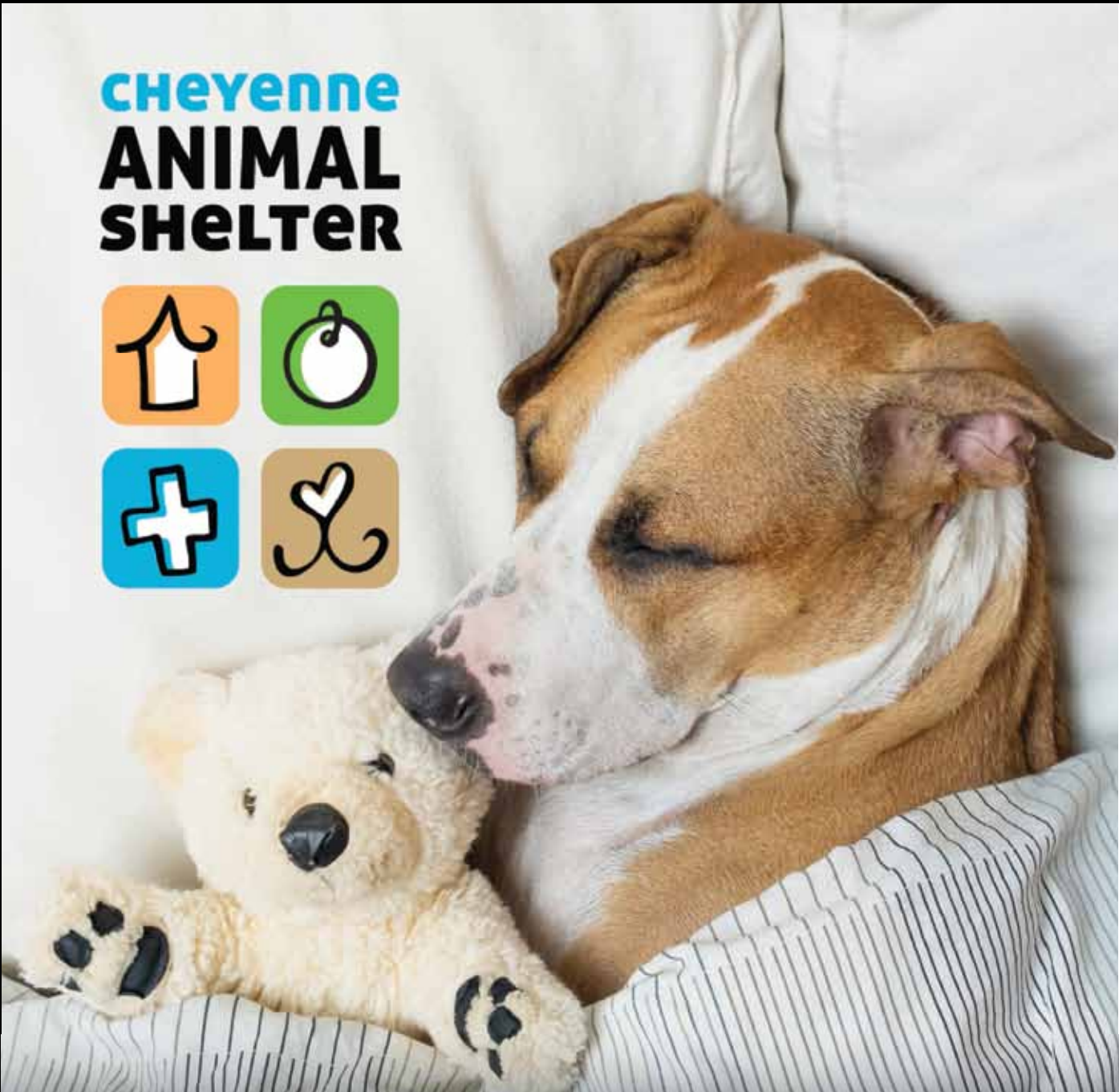
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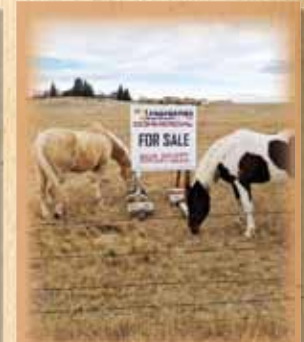
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2213 PATTISON AVE.
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6134 SHAUN AVE.
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5510 S. GREELEY HWY
Almost 10 acres, zoned light industrial South Green Highway Frontage, Easy Access to I-80 and I-25. **\$495,000**

8507 Granada Trail



Exquisite close-in ranch-style home on 5 beautifully landscaped acres. There's so much to love about this magnificent home including 6 BR, 5 BA, classy theater room, office, exercise & bonus room! Gorgeous custom granite island in the kitchen w/ Viking professional gas range and double ovens. Stunning wet bar in basement. Large covered patio off the back, plus a side patio w/ built-in outdoor grill. Nice 3 car garage. Very spacious yet practical layout. Cozy fireplaces. **\$849,900**

3302 Fire Side Drive



Splendid two story in Saddle Ridge! Spacious home with five bedrooms and four baths, including the five-piece master bath. Beautiful stainless steel appliances and main floor laundry. Great location! The large yard backs up to the Greenway and it's close to the school and a park. Get cozy next to the gorgeous three-sided fireplace. Make this home yours! **\$369,000**



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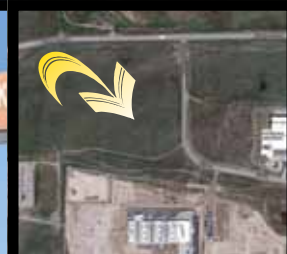
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3302 Sunrise Hills Drive

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Garry Chadwick

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919 Brittany Dr

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 6106 YELLOWSTONE RD | 6020 YELLOWSTONE RD | 1660 DELL RANGE BLVD

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2395 BRIDGER TRAIL

Beautiful new ranch style currently under construction in the lovely Yellowstone North subdivision on 5 acres. Lovely open design, 3 bedrooms, 2 baths, generous 2 car garage, fabulous finishes including Schroll Alder cabinets, granite counters, hardwood floors. Unfinished basement. Celebrate Thanksgiving in your amazing new country home. \$469,000



photos of a previous build



Kim Sutherland
307.630.1488 | kim@cheyennehomes.com

a brilliant choice in new construction
several acreage lots to choose from!

“At this time of year it is important for me to stop and count my blessings. The continued support and trust with all your real estate needs is one of them, and I am forever grateful for the lasting friendships... Wishing you all a blessed and abundant season.”

- Dee T.



Dee T. Williamson
ASSOCIATE BROKER

307-631-9199
DeeTWilliamson@msn.com

The road to your new home begins here. Call today!

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4628 SAPPHIRE STREET



\$249,700
3BR | 2BA

marilyn@cheyennehomes.com

307-634-1188 24-HOUR
307-630-5080 CELL 



Marilyn *referrals!* 
THOMASEE "YOUR FULL-TIME REALTOR®"

605 WESTERN HILLS B



\$289,900
4BR | 2BA | 2-car garage



1418 CRESTVIEW. Grand view of Rocky's & city lights. Unique multi level home lined w/ windows. Brand new kitchen w/ new tile flooring. Formal dining, living room w/ conversation pit & fireplace. Master suite w/new master bath. Main floor laundry. 5 BR & 4 BA. Finished walk-out basement. Bonus room w/ fireplace & awesome views. New Stucco, & new windows. New front door & new roof. 2 car garage. \$655,000.00



2105 E. LINCOLNWAY. Well established lounge & package liquor store. Liquor license. Turn-key operation. Redwood Lounge was established in 1961. This property has been beautifully remodeled with new flooring thru-out, bathrooms, updated electrical, plumbing & painted interior & exterior. Most of the bar equipment is new. Also includes new Point of Sales registers, computers, security systems, sound system. Great business opportunity. Some parking spaces leased for \$200/mo from American Legion, (3 rows). \$750,000

138 ASPEN HIGHLANDS TRL.



\$339,000
3BR | 2BA

2310 E. 10TH ST.



\$219,900
4BR | 3BA | 2-car garage

TRACT 49 TELEPHONE RD.



\$139,900
Fantastic lot in Legacy Ridge

2105 E. LINCOLNWAY



\$750,000
Well established lounge & package liquor store.

3359 ROAD 209



\$429,000
4BR | 4BA | 3-car garage

1808 O'NEIL AVENUE



\$429,000
Industrial shop w/ over 9,600 Sq. ft.

3509 HOLMES STREET



\$224,900
3BR | 2BA | 1-car garage

1110 & 1112 S. GREELEY HWY.



\$225,000
Commercial - High Visibility

109 E. 8TH AVENUE



\$298,000
Commercial property with 2 buildings

5814 INDIGO DRIVE



\$339,900
4BR | 3BA | 2-car garage

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so many beautiful kitchens

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THE BLUFFS, ROCKING STAR RANCH & SOON WHITNEY RANCH



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414 W. 6th Ave.

Tastefully remodeled, new hardwood floors, spacious kitchen w/ new cabinets, granite, stainless appliances, gas range & farm sink. Fabulous master suite features free standing tub, 4.5'x4.5' shower & walk-in closet, 2nd basement master w/ egress windows, french doors & 3/4 bath. Man cave has fireplace, wine fridge and kegerator. Large shaded yard. **\$700,000**



2720 Capitol Ave.

One of Cheyenne's finest homes, beautifully updated Arts & Crafts style home. This exquisite all brick home offers spacious rooms, amazing storage & multiple porches perfect for entertaining. Modern amenities, & high-end finishes. Inviting expansive shaded yard, heated 3-car garage includes an indoor/outdoor dog run. Main floor family room has in floor radiant heat. **\$875,000**



Vicki Million Hughes

Associate Broker, CRS, GRI, CHMS

vicki@oneinamillion.us | www.oneinamillion.us

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3620 Red Feather Trl
OFFERED AT \$438,900



Executive Cottages

COMING SOON!

UNDER CONTRACT available

available

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available

available

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WILDERNESS

RED FEATHER TRAIL

LOT 1	4600 SF	LOT 16	4600 SF
LOT 2	4600 SF	LOT 17	4600 SF
LOT 3	4600 SF	LOT 18	4600 SF
LOT 4	4600 SF	LOT 19	4600 SF
LOT 5	4600 SF	LOT 20	4600 SF
LOT 6	4600 SF	LOT 21	4600 SF
LOT 7	4600 SF	LOT 22	4600 SF
LOT 8	4600 SF	LOT 23	4600 SF
LOT 9	4600 SF	LOT 24	4600 SF
LOT 10	4600 SF	LOT 25	4600 SF
LOT 11	4600 SF	LOT 26	4600 SF
LOT 12	4600 SF	LOT 27	4600 SF
LOT 13	4600 SF	LOT 28	4600 SF
LOT 14	4600 SF	LOT 29	4600 SF
LOT 15	4600 SF	LOT 30	4600 SF



When we decided to build Cheyenne's very first neighborhood of small footprint homes, we knew we'd not only build them to last (and to withstand our extreme Wyoming weather)—they'd also be beautiful to look at, fun to live in, and designed to make every square foot count. Basements are fully finished on each home - though you can choose unfinished upon request!

The result is CROWCREEK Cottages, the newest addition to Cheyenne's Saddle Ridge II neighborhood!

What's different about a small footprint home built by CROWCREEK Homes?

For starters, our homes are an absolute treat for the eyes—both inside and out! Our architect really pulled out all the stops for this plan (which we've named "the Alpine"), thoughtfully designing every room to make the best and most efficient use of every space. Call today to see these fantastic homes!

- 3624 RED FEATHER TRL - AVAILABLE!**
- 3628 RED FEATHER TRL - AVAILABLE!**
- 3632 RED FEATHER TRL - AVAILABLE!**
- 3636 RED FEATHER TRL - AVAILABLE!**



PAT SIMENTAL

ASSOCIATE BROKER

(307) 421.7436

SOLDBYSIMENTAL@AOL.COM



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ZACH LAIN
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PAIGE LAIN
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PHOTOS DEPICT A PREVIOUSLY BUILT MODEL



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f i t p v

Under Contract!



5802 Sycamore Rd
\$280,000

Beautiful home located on the north side of town. With 3 large rooms and 2 full baths, there is a little something for everyone. And if you don't feel like you have enough on the main floor, the unfinished basement will sheerly grab your attention. With tons of space to grow, the large lot has so much to offer.



336 Cribbon Ave
\$185,000

Great starter home on a large lot. With a large addition that was added to the home, you are sure to love it. Both formal and informal dining areas. Kitchen opens to the family room and there is room to grow with the unfinished basement. Take a look at this gem before it is gone.



Moving fast - opt in NOW!

CROWCREEK HOMES™
Reliable Homes. Reliable People.™

3620 RED FEATHER TRL - AVAILABLE!
3624 RED FEATHER TRL - AVAILABLE!
3628 RED FEATHER TRL - AVAILABLE!
3632 RED FEATHER TRL - AVAILABLE!
3636 RED FEATHER TRL - AVAILABLE!



2543 E. Lincolnway

Delectable Donuts
\$220,000 / \$535,000
Business (\$220,000) must be sold before real estate (\$535,000), or can be sold as a package.



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1770 Cheshire Dr
\$399,900

New Listing

Stunning, completely renovated home! 4 BR/2 BA and oversized 2-car garage! Gorgeous modern finishes incl a brand new kitchen, new baths, finished basement with new carpeting, lighting and dry bar! Plus a park-like back yard!



2718 Summit Dr
\$425,000

New Listing

Beautiful 4 BR/3 BA home on a corner lot with lovely, mature landscaping! Updated kitchen with stainless steel appliances and solid surface countertops! Covered deck off the kitchen. A must see!
Co-listed with Dave Coleman - 307.214.6009



7225 Rodeo Ct
\$455,000

Under Contract!

Spectacular Western Hills home! 4 BR/3 BA, and lovely, large yard with mature landscaping! Recently remodeled kitchen, lovely master suite with two walk-in closets finished bsmt w/ spacious family room!



3646 Saratoga St
\$380,000

Under Contract!

Gorgeous home in Dakota Crossing! 4 BR/3BA, features a large master suite & open floor plan. Incredibly large kitchen with stainless steel hood, large island and granite counter tops.



100 Tampa Ct
\$329,000

New Listing

Great investment opportunity! This 2 story duplex is located across from Sunrise Elementary school. Features include private backyards for each unit, sprinkler system, single car garages & metered separately.

Teryl Cates
(307) 631-6957
terylcates@cheyennehomes.com

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3420 HALES RANCH RD



Welcome to your country dream! 21 acres in picturesque HR Ranch. Tree-lined entrance to a beautiful home w/ circle drive & covered entrance. Home has fabulous space and amazing views. Finished basement features a wet bar. Professional woodshop w/ bath. Barn has attached guest house w/ granite, cove heating & all the luxuries you could want. Barn has 3 stalls, an indoor workout space, tack room, and automatic waterers. **\$1,300,000**



1132 MARIE LANE



Don't miss this gorgeous, sprawling ranch style home in the Pointe! Over 2,000 sq ft on each level. 5 BR, 3 BA & an office. Gas fireplace, lovely kitchen w/ pantry & huge island. Master suite has a custom shower w/ beautiful tile. Basement is finished w/ garden level windows. 3-car garage is oversized. Deck, fence, landscaping, shed, & A/C. **\$529,900**

207 LAKE SHORE DR.



Live a no maintenance lifestyle in charming, private Westgate! This townhome is just steps away from the Greenway, pool, and clubhouse. So many updates. Gorgeous kitchen w/ maple cabinets & granite counters. Stunning stone fireplace. 2 master suites plus loft. New Champion windows, AC, and a beautiful fenced yard. **\$315,000**



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212~218 WEST LINCOLNWAY

HISTORIC DOWNTOWN CHEYENNE



#1 PROPERTIES COMMERCIAL



Magnificent historically focused renovation in the heart of the Downtown Cheyenne Historic District. Built by F.E. Warren in 1883. Three beautiful floors plus a full basement. All new systems in 2005 including electric and HVAC, as well as a new elevator. Extraordinary attention to detail throughout. 2nd floor houses the office where Tom Horn made his "confession" to US Marshal's in 1902. Currently held under the same ownership for 21 years.



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5815 JADE BLUFF \$459,900

The very popular Dan Gregg Pinnacle plan is back and better than ever! This floor plan features 3 spacious bedrooms, 2 full baths, and a huge finished 3-car garage. All of the finishes are top quality and customized carefully and specifically for this great home. Each of Dan's homes comes with central air, high efficiency furnace, Malarkey Legacy roofs, and beautiful black stainless appliances. *Call for details!*



5823 JADE BLUFF \$475,000

This fabulous new home by Dan Gregg Construction offers modern design lines and beautiful finishes. The home has 3 bedrooms, 2 full baths and a spacious finished 3-car garage. The split bedroom floor plan is open in concept with vaulted ceilings in the living areas, high-end finishes throughout, custom cabinetry, granite counters, and so many more gorgeous finishes. *Call for details!*



5809 JADE BLUFF \$488,000

This Dan Gregg Construction new build is an awesome new floor plan! The home has 3 bedrooms and 2 full baths including an incredible en suite master bath. The custom kitchen has lots of counter space and a large center island. The open concept floor plan is inviting and luxurious. All the finishes will be custom and high-quality. The home comes fully landscaped with sprinkler system and vinyl fencing. Plenty of time to customize to your tastes. *Call for details!*



5801 JADE BLUFF \$469,900

Dan Gregg Construction's popular new Peak plan is now available in The Bluffs subdivision. This stunning home offers 4 bedrooms, 3 baths, and a large 3-car finished garage. Fully finished up and down, it has a stunningly gorgeous kitchen & beautiful baths with custom cabinets and granite counters. Landscaping will be included and comes with vinyl fencing, sod, & sprinklers. This is a beautiful home! *Call for details!*



under contract

1405 PINION DRIVE \$272,900

Wonderful all brick quad level home in great central location. This home offers updated kitchen and baths, extensive oak hardwood flooring and tile, newer windows, and so much more! The basement family room is fantastic with a dry bar and game area, the lower level family room is perfect for watching TV next to a roaring fire in the wood stove, or entertain on the main level with its open concept living/dining/kitchen area. This home is fabulous! *Call for details.*



under contract

1205 MIRACLE PARKWAY \$500,000

Spectacular custom built 1.5 story home in the desirable Pointe subdivision. This one-owner home offers a main floor master suite with an amazing master bath, open concept living area with a vaulted living room, a separate dining room and a striking kitchen with custom cabinetry and quartz counters. The upper level offers 2 spacious bedrooms and a full bath while the finished basement was custom-designed with a large family room, 2 additional bedrooms and an office with its own half bath. You will love the attention to detail in the wonderful home.



under contract

800 E 6TH STREET NEW LISTING

Wow! This wonderful home offers 4 bedrooms, 2 full baths, both updated, a previously updated kitchen and very nicely sized living rooms up and down. You'll appreciate the newer Gill windows throughout, the brand new roof, and of course, all of the wonderful finishes inside. The home is situated on a nicely sized lot in a quiet neighborhood with fabulous mature trees. The home also offers a spacious carport and a large utility shed. This home sweet home awaits you!



Scott & Lisa
FOSTER

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kb

KIM BROKAW
REALTOR®

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cheyennehomes.com



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Cheyenne, WY 82009

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WELCOME HOME!



under contract!

3816 Gregg Way
Units: 5A, B, C, D

3824 Gregg Way
Units: 7A, B, C, D

3820 Gregg Way
Units: 6A, B, C, D

Incredible condition, fabulous North Location, close to shopping, dining near College Drive and Dell Range for easy commute. Open floor-plan. 3 bedroom, 2 bath Four-plex style condos with 2x6 construction. HOA covers insurance, yard maintenance, snow and trash removal.

Each building offered at \$500,000



12350 Legend Tr
\$494,900

Home on the range, perfect for solitude and sunset views. 4 bed, 2 bath, 3-car garage and outbuilding w/ overhead doors & concrete flooring. Gorgeous flower beds, garden & yard!



new listing!

11067 Cherry Wood Ln
\$449,000

Just under 6 acres in Cherry Hills, this ranch home offers beautiful hardwood floors, remodeled kitchen, vaulted ceilings, natural light, spacious family room, and an office/flex room. 5BR/3BA, 2-car Garage. Don't miss the large stamped concrete patio!



new listing!

2614 Maxwell Ave
\$217,000

Charming 3 bedroom, 2 bath home with beautiful hardwoods, updated kitchen and fresh paint. Detached 1 car garage. Lovingly maintained and move in ready.



2082 Canyon Dr
\$519,000

Terrific 4 BR/4 BA/3-car garage home on 5 acres north of town! There's also an office and a flex room/gym, and you'll love the expansive covered porch!

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Buying or selling a home is probably the single most complicated transactions you'll ever deal with in your life. You need a professional to help you, someone to listen to your questions and guide you through the process. Someone who adheres to a strict code of ethics. So when you're read to buy or sell a home, make sure you're working with a REALTOR®. Consider it peace of mind.



610 W 2nd St
\$205,000

READY FOR OWNER-OCCUPANCY! Spacious & open townhome w/ 3 BD, 3 BA, A/C, fenced yard w/ sprinkler system! Large master bedroom w/ master bath & walk-in closet!



716 Citrus St
\$315,000

Beautiful home w/ 3BD, 3BA, vaulted ceilings, hardwood floors, & granite countertops! Finished basement w/ wet bar & storage. Spacious back yard, A/C, RV parking.

Stefanie Illingworth

REALTOR®

307-421-5378

stefanie@cheyennehomes.com



1848 E 21st St
\$275,000

This home features 4 nice-sized bedrooms, 4 bathrooms, and a 2-car garage w/ alley access. Stroll through the cozy kitchen to access a 2nd living/dining space plus a heated sun room, additional bedrooms and bathrooms and a finished basement complete with wet bar!



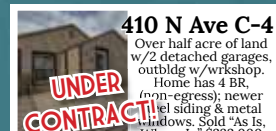
1105 Conestoga Rd
\$494,000

Delightful & sun-filled rural property on 4.59 acres w/ 4BD, 4BA, basement kitchenette, 30x40 outbuilding, spacious enclosed sunroom, loafing & storage sheds, mature landscaping!



TR 92 Happy Jack Rd

8.4 acres on Happy Jack Road adjacent to Bunkhouse Bar & Grill. Creek runs through property, water rights may be available. A portion of the property is in the FEMA 100 year flood plain. \$75,000



410 N Ave C-4

Over half acre of land w/ 2 detached garages, outbdg w/ workshop. Home has 4 BR, (non-egress); newer vinyl siding & metal windows. Sold "As Is, Where Is." \$232,000

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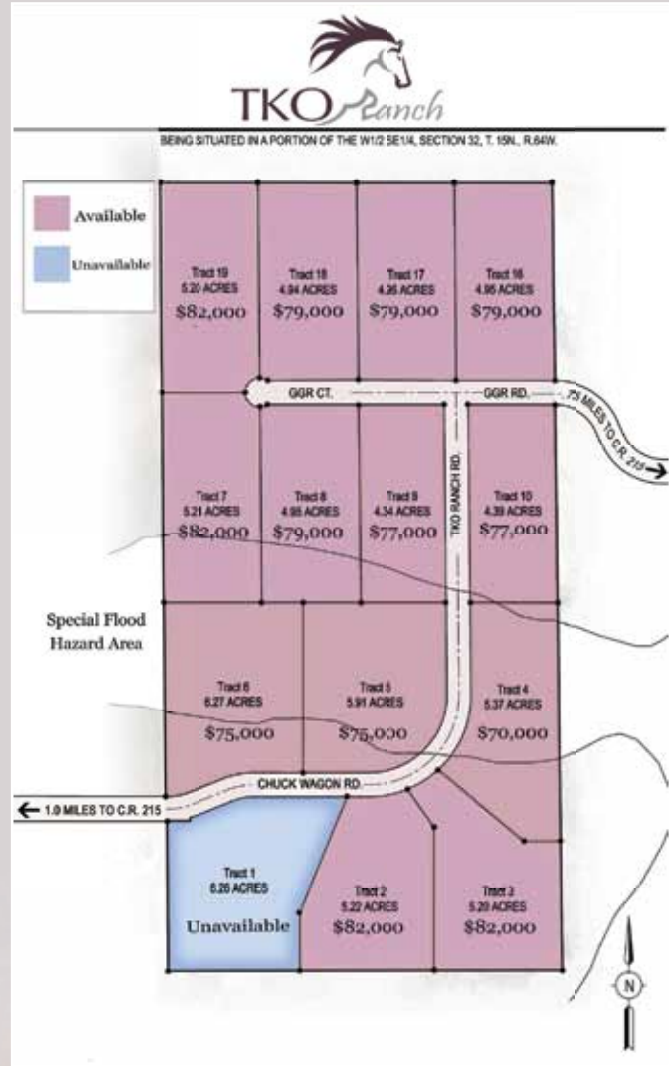


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TKO Ranch

Brand new subdivision, TKO Ranch! Ready to build late Oct/early Nov. Rolling hills will allow walkout basements on most tracts. Peaceful area tucked away for those discerning county buyers looking for rural living at its finest. Buy a lot and pick any builder of your choosing! Starting at \$70,000



new listing!

3749 RIATA LOOP
 You'll get mountain views for miles from the spacious covered patio. This 3 bedroom home has been meticulously maintained and offers an open layout with huge kitchen featuring hickory cabinets and hardwood floors. Spacious master suite has a walk-in closet and 5 pc bath. Unfinished walkout basement. 2 car oversized garage. \$399,000



new listing!

3701 HARVEY ST.
 5 BR, 3 BA, 3 car garage. Better than new home in Thomas Heights. Open ranch style layout is perfect for entertaining. Wood flooring, grey maple cabinetry & lovely quartz counters in the kitchen. Basement fully finished w/ huge rec room, 2 more large BRs & 3rd BA. Coming mid-November. \$419,000




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Volk

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John
Volk

307.771.8359
john.volk@
wymb.com

11265 COONROD RD.



Close-in rural home nestled in the heart of North Star Ranch Subdivision. Spacious ranch-style floor plan with 3 bedrooms, 3 baths, 3 car attached garage on a quiet cul-de-sac. Two cozy gas fireplaces. Hardwood floors. Two oversized cover patios for outdoor enjoyment. Lush mature landscaping and gardens on a 12-acre private hillside lot. Walkout basement with storage galore. Easy access to new elementary school. \$599,900 www.76510.WendyVolk.com

1315 W. 6TH AVENUE



Elegance prevails in this stunning home in the heart of The Avenues! Open floor with 4 BR, 3 BA, 3 fp & 2 car attached garage. Updated gourmet kitchen adjoins formal dining room and living room to create a warm and relaxing atmosphere. Updated bathrooms throughout. Newly renovated home office. Enchanting back yard with courtyard, bistro lights, outdoor fireplace with lush park-like setting. Home filled with all the extra amenities your family will enjoy! \$509,000 www.76447.WendyVolk.com

New Price!

107 W. 4TH AVENUE



Newly renovated charmer in the heart of the Avenues! Ranch-style home with 2 bedrooms, oversized one-car attached garage with alley access. Freshly painted throughout, delightful archways, refinished hardwood floors, new carpet and vinyl floors. Sunshine galore with the south-facing family room and wet bar. Easy access to the private hot tub area. Move in condition with neutral colors. Basement has ample storage. Fully fenced back yard. \$279,900 www.74481.WendyVolk.com

New Price!

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www.wendyvolk.com



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John Volk

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john.volk@wmb.com



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- J-S RANCH
- LAGO DEL NORTE
- PRAIRIE SUNSET
- ROCKING STAR RANCH
- WALDEN TRACTS

Photo is of a previous build.



TRACT 2 PATRICK ROAD
 Tract 2, Walden Ranch - 35 Acres
 MADISON MODEL
 2 Bedrooms | 2 Baths | 2-Car Garage
 October 2020 Completion
\$310,000
 www.76520.WendyVolk.com

Photo is of a previous build.



TRACT 38 MARK ROAD
 Tract 38, Walden Ranch - 35 Acres
 ADDY MODEL
 3 Bedrooms | 2 Baths | 2-Car Garage
 September 2020 Completion
\$389,900
 www.76599.WendyVolk.com

Photo is of a previous build.



3648 PIPER LANE
 Lot 109 Skyview Estates - 5.84+/- Acres
 MADISON MODEL
 2 Bedrooms | 2 Baths | 2-Car Garage
 January 2020 Completion
\$322,900
 www.76759.WendyVolk.com

Photo is of a previous build.



1692 NORTH RIDGE DRIVE
 Lot 132 Rocking Star Ranch - 8.23 Acres
 HANNAH MODEL
 3 Bedrooms | 2 Baths | 3-Car Garage
 October 2020 Completion
\$414,900
 www.76518.WendyVolk.com



2429 SUNSHINE DRIVE
 Tract 18
 3.85 +/- Acres in Lago del Norte
 HANNAH MODEL
 3 Bedrooms | 2 Baths | 2-Car Garage
\$419,900
 May 2020 Completion
 www.WendyVolk.com



1838 CAREFREE LANE
 Tract 13
 3.85 +/- Acres in Lago del Norte
 ADDY MODEL
 3 Bedrooms | 2 Baths | 2-Car Garage
\$429,900
 May 2020 Completion
 www.WendyVolk.com

Photo is of a previous build.



3739 CHUCK WAGON ROAD
 5.10+/- Acres in J-S Ranch
 July 2020 Completion
 MADISON MODEL
 2 Bedrooms | 2 Baths | 2-Car Garage
\$299,900
 www.75749.WendyVolk.com

READY NOW!



2697 I-25 SERVICE ROAD
 Tract 1, Costalez Ranch
 7.68 +/- Acres
 ERIC MODEL
 2 Bedrooms | 2 Baths | 2-Car Garage
\$374,900
 October 2019 Completion
 www.75193.WendyVolk.com

READY NOW!



1565 STAR PASS ROAD
 Lot 3 Rocking Star Ranch - 4.63 Acres
 HANNAH MODEL
 3 Bedrooms | 2 Baths | 3-Car Garage
 March 2020 Completion
\$424,900
 www.74129.WendyVolk.com

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John Volk

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john.volk@wmb.com

1920 THOMES AVENUE



FOR SALE OR LEASE

Prime six-story downtown commercial office building directly across from Cheyenne Civic Center, City of Cheyenne Government Complex, Municipal Building and brand new Civic Center Commons Project. Excellent corner location with convenient hub access for commercial office, city, county, and state office. Total building area of 35,454 sq ft +/- (5,909 sq ft +/- per floor). Newly paved, off-street parking lot with 88 assigned parking spaces. Entire Site 32,868 sq ft +/- . Building priced at recent appraisal. \$2,200,000

2020 CAREY AVENUE



FOR LEASE

Perfectly-situated Downtown Cheyenne nine-story high rise office building "For Lease". Property encompasses an entire city block with 2 off-street parking lot with assigned parking spaces. Across from City/County Government Corridor. Excellent corner location with convenient hub access for commercial office, city, county, and state office accessibility. Two elevators. Walking distance to WY Capitol. Variety of office suites available. Annual Lease Rate \$18 per square ft (gross lease). Move-in ready.
www.WendyVolk.com



FOR SALE

CROSSROADS CENTER

The Crossroads Center encompasses over 14 acres and is situated at the southeast edge of Cheyenne, just 1.3 miles from I-80. Zoned MUB (Mixed Use Business Emphasis) within the city limits. Call for details.

www.41293.WendyVolk.com

FOR SALE OR LEASE



118 EVELYN STREET

Large 15,378 sq ft+ commercial office building quietly tucked away in Harper Valley Industrial Subdivision on a 1.04 acre lot. Currently used for commercial office but previously as office/warehouse use. Space configuration includes private offices, conference rooms, multi-purpose/training rooms, kitchen areas, and ADA restrooms. Ample off-street paved parking. Close to US Interstate 25 and US Interstate 80 Interchange. Conveniently located off Southwest Drive and West 5th Street. For Sale or Lease.
www.74594.WendyVolk.com



CAMPSTOOL BUSINESS PARK

The best shovel-ready development on I-80. Over 200 acres within city limits, zoned Light Industrial (LI), Heavy Industrial (HI) and Commercial. Direct access to U.S. Interstate-80 at the Campstool Road Exit Interchange. All city utilities, with available high-speed fiber optic data transmission. Parcels range from one to 20 acres. Lots starting at \$257,004.
www.campstoolbusinesspark.com



1019 E LINCOLNWAY FOR LEASE

Spacious Office with 6 private offices and 2 restrooms. Reception and waiting area. Plenty of off street parking. 2,100 ± sq. ft., \$12/sq. ft. Includes utilities.

www.73184.WendyVolk.com

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6106 YELLOWSTONE RD
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307.421.3064

angie@cheyennehomes.com



New Price!

116 W. 2ND AVENUE

Extraordinary Avenues home with original details and updates throughout! You'll love the beautiful hardwood floors, built-ins, 3 fireplaces, formal living and dining room and main floor laundry. This home boasts 4 bedrooms, 3 baths, a 2-car garage, 2 large family rooms, finished basement and park-like yard with private patio. Offered at \$409,900

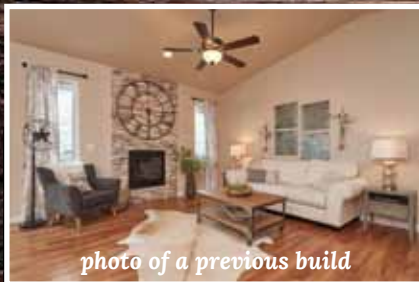
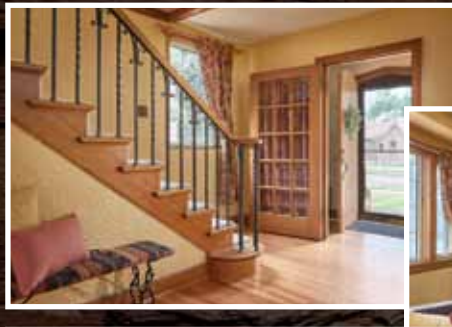


photo of a previous build

3723 THOMAS RD
3 Bed | 2 Bath | 3-Car Garage
Thomas Heights
Offered at \$354,500
DECEMBER 2019 COMPLETION



BLOCK 1 LOT 24 FAITH DR
0.56 Acres Commercial
The Pointe Plaza
Offered at \$675,000



Under Contract!

508 E. 3RD STREET
3 Bed | 2 Bath | 1-Car Garage
South Cheyenne
Offered at \$160,000

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allison murphy
REALTOR



307-640-9222
allison@cheyennehomes.com



3993 ROAD 223 - CHEYENNE, WY
This exquisite custom 4 bedroom home sits on 24 scenic acres. It has incredible Brazilian Cherry hardwood floors, sandstone counter tops, Schroll cabinets, and Aspen tile vaulted ceilings. The wonderful mature landscaping and huge established trees and windbreaks protect the home and shop. The 40x60 Morton building has concrete floors, and a finished and heated office. This property also has an RV hookup and dump station as well as many frost free hydrants, just 20 minutes from town! *Offered at \$769,900*



750 OAK VALLEY LN - CHEYENNE, WY
This centrally-located brick home on a corner lot offers over 800 sf of deck and patio space, including an outdoor kitchen space to enjoy the out door living experience. This meticulously built home is generous with room sizes, vaulted ceilings, hardwoods throughout, main-floor master, en suite with jetted tub and walk-in closet, main-floor laundry, lovely fresh kitchen with breakfast bar and eat-in kitchen, huge pantry, formal dining room, fireplace, and storage sheds. *Offered at \$429,000*



70521 COUNTY ROAD 138 RD - CARR, CO
Wonderful horse property in a beautiful setting. There is a 152x64 indoor riding arena, 30x40 hay barn, a 5 stall barn with water, 5 separate turnouts that are 16x36 each, 6 frost free hydrants, auto water for stalls. There is a gas heater in the tack room. There is a cute stone face 2 bedroom, 1 bath home that needs TLC. The cellar is a little over 6' tall. The property is fenced with barbed wire around the perimeter, smooth wire fencing on the interior.. *Offered at \$425,000*



You value your home...

We do, too. Call #1 Properties today and one of our licensed professionals will be happy to run a free comparative market analysis which will give you a professional estimate of your home's range of value. If you wish to sell your home, we'll create a comprehensive marketing program that's right on the mark!

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Unique Investment Opportunity!

**JUST LISTED MULTI-FAMILY & TOWNHOME UNIT RENTALS IN SOUTH PARK ESTATES!
WELL MAINTAINED WITH GREAT RENTAL HISTORY! EASY ACCESS TO INTERSTATES 80 & 25!**

CLOSE PROXIMITY TO WARREN AIR FORCE BASE!

205 Abby Rd. - 6 plex	\$700,000	308 Snyder Ave. - 4 plex	\$550,000
304 Snyder Ave. - 4 plex	\$550,000	743 W. 2nd St. - 4 plex	\$550,000

- All multi-family units feature 2 bedrooms, 2 bathrooms, individual laundry rooms in each unit w/ washers & dryers, fully landscaped with vinyl fencing & automatic sprinkler systems, off-street parking too!
- Tenants pay all gas & electric utilities, owner pays water, sewer, & garbage.



**Check out our aerial photography here:
<http://bit.ly/SouthParkEstates>**



And, 16 townhome units in South Park Estates:

508, 520, & 524 W. 2nd St. - 2 bedrooms, 2 bathrooms, 2-car garage units w/ central A/C, fenced yards with sprinkler systems, appliance packages to include dishwasher, range/oven, refrigerator, washer & dryer. *Each priced at \$205,000.*

536, 606, 610, 614, 626, 630, 714, 718, 722, 727, 731 W. 2nd St. & 380 Patton Ave. are 3 bed, 3 bath, 2-car garage units w/ central A/C, fenced yards, sprinkler systems, appliance packages to include dishwasher, range/oven, refrigerator, washer & dryer. *Each priced at \$205,000.*

220 Patton Ave. is a 4 bedroom, 4 bathroom, 2-car garage w/ walk-out finished basement, appliance package to include dishwasher, range/oven, refrigerator. *Priced at \$220,000.*

Tenants pay all utilities to include water, sewer, garbage, gas & electric.



(307) 421.5378

Stefanie
ILLINGWORTH

STEFANIE@CHEYENNEHOMES.COM



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SEE ALL THE FABULOUS NEW FLOORPLANS AT WWW.SUMMITVIEWLLC.COM/FLOOR-PLANS



All homes feature a minimum of 2-car garage, 9' bsmt. walls with 3 - 5x5 egress windows, & radon mitigation.

ROCK SOLID New Construction by



New Construction starting at \$299,900!

- Summit View Construction is providing all new floorplans, decked out with upgrades including 2 x 6 construction!
- Hardwood and Tile flooring! Granite countertops in kitchen and master bath! Massive master suite complete with luxurious master bath and soaker tub!
- Gorgeous kitchens with breakfast bar or islands! Vaulted ceilings! Gorgeous soft-close drawers in kitchen and bathroom! Solid plywood cabinetry. Central A/C. Absolutely Stunning!
- 100% Rural Development Financing may be available!
- Summit View Construction provides a limited 10 year structural warranty and a Limited 1yr systems warranty and 4 yr Extended warranty through First American Home Buyers Protection Plan.

**Warranty applies only to the new Saddle Ridge models.*

Now Building in: Saddle Ridge • Country Homes • Cowboy Ranch South • Thomas Hills • Thomas Heights • And many, many other locations in the Cheyenne area.



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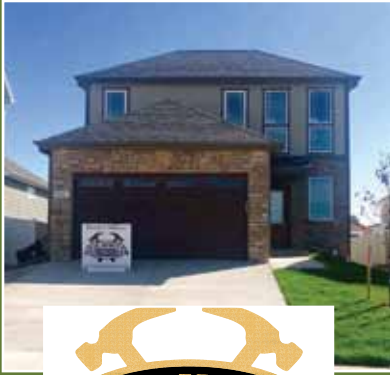


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3651 RED FEATHER TRAIL



\$372,000
3BR | 3BA | 2-car garage
76373.mistiewoods.com

4380 BUTCH CASSIDY TRAIL



\$788,000
7BR | 6BA | 4-car garage
75630.mistiewoods.com

8824 CLEAR VIEW CIRCLE



\$585,000
5BR | 4BA | 10-car garage
76441.mistiewoods.com

7246 RILLEY ROAD



\$429,900
5BR | 3BA | 3-car garage
76290.mistiewoods.com

904 E. 20TH STREET



\$175,000
3BR | 2BA | Carport
mistiewoods.com

1884 ROAD 109



\$150,000 3BR | 3BA
76335.mistiewoods.com HUD owned property, case# 591-139326.
HUD homes are Sold As Is. Managed by CHRONOS SOLUTIONS.
View details at HUDHomeStore.com.



SUMMIT VIEW
CONSTRUCTION
NEW HOMES
COMING SOON!

MLS #	ADDRESS	PRICE	SUBDIVISION
75389	LOT 11 ORANGE ST	\$364,060	COUNTRY HOMES
75513	LOT 52 CIRCLE HEART LANE	\$379,900	COWBOY RANCH SOUTH
73707	257 F QUARTER CIRCLE LOOP	\$383,850	COWBOY RANCH SOUTH
73548	LOT 53 CIRCLE HEART LANE	\$399,900	COWBOY RANCH SOUTH
75514	LOT 51 CIRCLE HEART LANE	\$410,400	COWBOY RANCH SOUTH
73706	253 F QUARTER CIRCLE LOOP	\$455,522	COWBOY RANCH SOUTH
75512	LOT 50 CIRCLE HEART LANE	\$480,500	COWBOY RANCH SOUTH
75510	LOT 47 CIRCLE HEART LANE	\$482,500	COWBOY RANCH SOUTH
73547	2751 CIRCLE HEART LANE	\$534,500	COWBOY RANCH SOUTH
73708	208 F QUARTER CIRCLE LOOP	\$535,199	COWBOY RANCH SOUTH
75711	TRACT 3 S BONNIE BRAE LP	\$337,500	ROCKING STAR ESTATES
75515	LOT 42 BLUE FEATHER TR	\$349,900	SADDLE RIDGE
75516	LOT 43 BLUE FEATHER TR	\$349,900	SADDLE RIDGE
76373	3651 RED FEATHER TR	\$372,000	SADDLE RIDGE
75517	LOT 8 BLUE FEATHER TR	\$479,800	SADDLE RIDGE
75520	LOT 2 THOMAS RD	\$339,800	THOMAS HEIGHTS
75836	LOT 16 SAHLER ST	\$352,500	THOMAS HEIGHTS
75518	LOT 3 THOMAS RD	\$368,900	THOMAS HEIGHTS



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Woods
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New Lots Available
Call for Details!




6511 WESTEDT ROAD
New construction in Archer Estates! This beautiful custom build by Triple Dot Homes features brilliant finishes throughout. Sprawling rancher with kitchen pantry, granite counter tops, custom tile throughout, grand vaulted ceilings and hardwood floors. Amazing over-sized closet in the master bedroom and a five-piece Master bath. Trex deck and patio. The septic is rock and pipe sized for 5 bedrooms. All nestled on 5.0 acres, natural gas, corner lot and a three-car garage. Offered at \$479,900 Call for more details!



TAYLOR MADE HOMES



1636 EAST STAR COURT
Brand new construction in Rocking Star Ranch! Custom build by Taylor Made Homes. Brilliant finishes throughout and custom to each buyer. This floor plan offers the coveted hidden pantry in the kitchen, granite counter tops and custom tile throughout, hardwood floors, his-and-her closet in master bedroom and five-piece master bath. All nestled on 4.66 acres with natural gas, three-car garage. Estimated completion October/November. Offered at \$439,900

DAVE COLEMAN



(307) 214-6009
dave@cheyennehomes.com

*"We alone create our own reality."
- Jimmy D*

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5422 Murray Hill Dr.



NEW LISTING!

Experience the quiet & peaceful neighborhood that surrounds this unique red-brick quad level home. 4 spacious bedrooms, an office, & updated kitchen formal dining, spacious family rooms, wet bar, rec room, & 3 baths. Tons of room. Other features include a gas fireplace, heated & finished 2 car garage, dog run, mature landscaping, custom swing set, nicely landscaped yard, stained glass windows, & not to mention close to schools & shopping. This home is move in ready-just in time for the holidays.

\$369,000

603 Creighton Street



NEW PRICE!

Located in the desirable Western Hills neighborhood, this mid century brick rancher features 5 bedrooms, 2 bathrooms, and oversized 1 car garage. Updated throughout including kitchen, bathroom, main floor windows and newer shed. Situated on corner-lot, you are located very near schools, gym and shopping.

\$249,900

2508 Council Bluff



This home features 4 bedrooms, 3 baths, and an oversized 2 car garage located in the Bluffs. It offers an eat-in kitchen, separate dining area, newer vinyl windows, the master bedroom has a walk-in closet, and spacious garden level family room has a fireplace insert to warm those winter nights. Park-like backyard w/ a sweet patio area, fenced backyard, and sprinkler system. You'll love it!

\$339,000

"where my experience matters, because your experience matters"



GEORGE COSTOPOULOS

CRS

george@cheyennehomes.com
(307) 630-2358 MOBILE



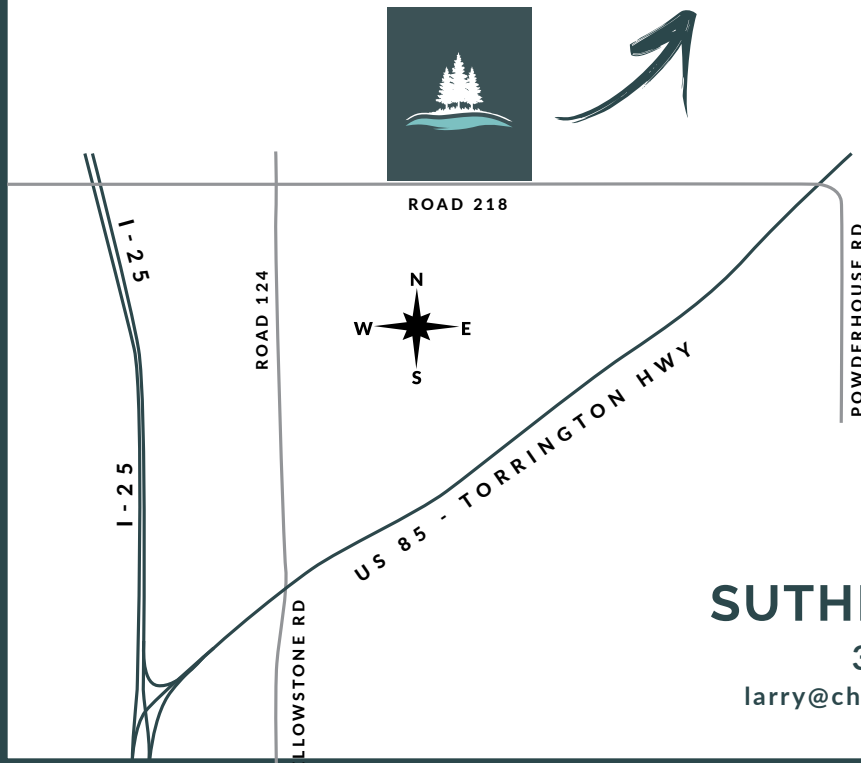
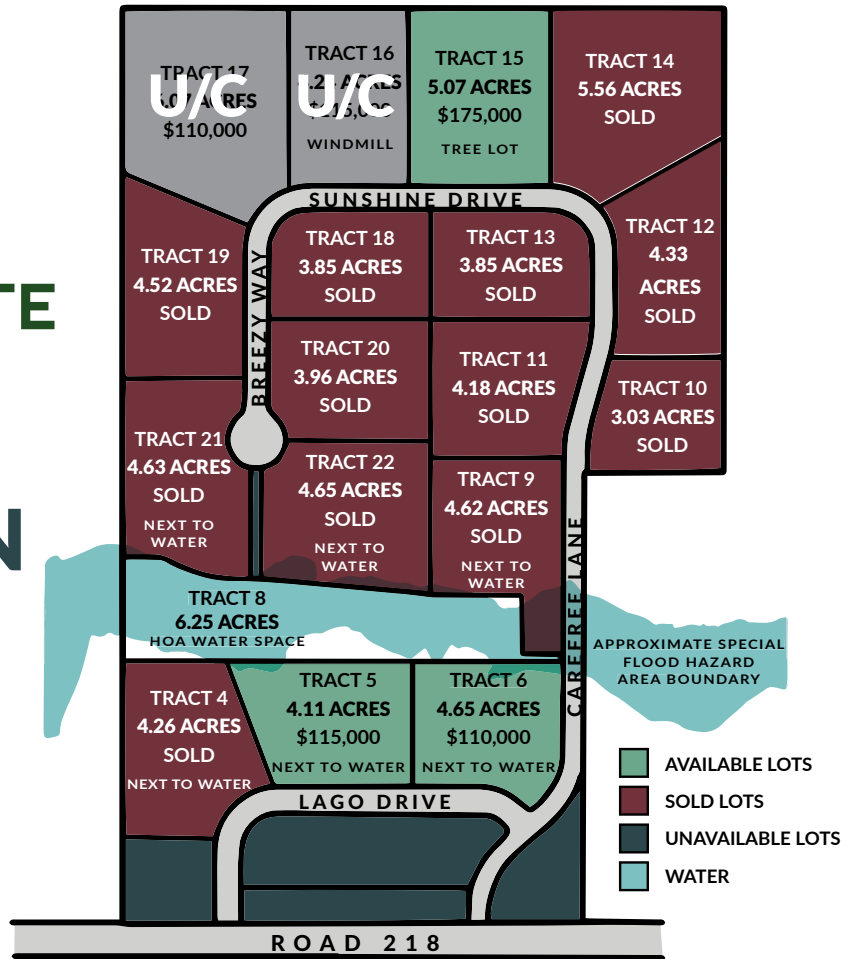
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LEFT!**



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