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Volume 39 | Number 6

JUNE 2021

REAL ESTATE GUIDE

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www.sellcheyenne.com



Deb Rang

Associate Broker/Owner
307.286.5858
deb@sellcheyenne.com



Alyssa Renneisen
Realtor

307.286.5859



Kelsie Renneisen
Associate Broker

307.757.6073



Lindee Wiltjer
Realtor

307.631.4620



Krista Boyer
Realtor

307.286.6160



Toni Shaw
Realtor

303.818.6044



Therese Jelinski
Realtor

307.421.1754



Bryan Cook
Realtor

307.214.0278



Chris Isenberger
Associate Broker

307.640.5643



Mark Escalera
Realtor

307.286.0396



Tony Marquiss
Realtor

970.545.0225



Heather Sheets
Realtor

307.630.6252



Rhea Parsons
Realtor

307.287.5944



Wes Mutchler
Realtor

307.214.3099



Paula McClure
Realtor

307.331.7285



Krista Bartelbort
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307.214.0844



Cathy Connell
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307.286.2570

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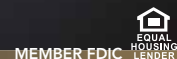
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REAL ESTATE GUIDE

ON THE COVER...



RE/MAX
capitol properties

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Published monthly by



2021 Warren Avenue • 1-800-634-8895



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The Market Is Blooming With Sold Signs! Let Us Help You Put One Up!



410 E. 9TH ST. PINE BLUFFS, WY
Two bedroom, 2 bath home. Multiple closets and storage space everywhere. The upstairs is a master suite. Giant master bedroom is super comfortable and the newly remodeled bath is right there. The main level has access to the garage, a big eat-in kitchen with butcher block counters and all appliances included.

\$300,000

NEW LISTING



118 E. LINCOLN HWY PINE BLUFFS, WY
Two shops for the price of one. Located in Pine Bluffs on the corner of old Lincoln Highway and Elm Street, this business location is prime. Large shop is 72'x35' big enough for all your toys. Originally a service station, this very unique building has porcelain wall panels. Great opportunity for business location.

\$250,000

NEW LISTING



4338 E. HWY 30 KIMBALL, NE
Cute home on over 11 acres sitting on the edge of town. House has many updates, but also country charm with wood floors, arched doorways and tons of space to wander. Four bedrooms, 2 baths, multiple outbuildings. Call for a tour.

\$220,000

NEW LISTING



\$1,300,000

NEW LISTING

20529 CTY. RD. N. LYMAN, NE
Here's an opportunity to get your own ranch or farm land. Over 600 acres of slightly rolling terrain with great views of the bluffs. This property has wells, irrigation water, a pivot and a whole lot more. Ideal for small cattle operation. Mineral rights negotiable.



2034 B. ST. TORRINGTON, WY
Bank for sale, it IS just the building. Nice brick building with over 1,900 sq. ft. on main level and basement, teller stations, drive thru and night deposit safe. Huge lobby and two professional offices on main level. Great place for any business. Easy access to businesses in town. Corner lot with 2 entrances, paved parking lined for 12 cars. Commercial carpet, front flower bed, Pylon sign and more. Basement partial finish.

\$335,000

NEW LISTING



1620 THOMES AVE. CHEYENNE, WY
Over 6,500 sq. ft. of downtown commercial building plus private parking. Brick and block building with showroom windows. High car and foot traffic. Boiler heat with new pump. 220 power for equipment. Three phase to the power box. Ready to occupy with a little paint. Do not miss this opportunity! Renting is an option, or purchase to rent on your own.

PREMIER LISTING



1851 OAK ST. WHEATLAND, WY
1-25 FRONTAGE - Commercial warehouse with offices. Three acres with 2 large warehouses and 2 office buildings. 1 with retail space in place. (Total over 17,000 sq. ft.) Property includes 4 units, 2 new, state of the art in 2017. Open to a variety of uses. Call to tour! Easy access to Colorado, Montana, Casper and more.

UNDER CONTRACT



20 RICK RD. WHEATLAND, WY
Cute 5 bedroom home, 2 baths, tons of remodel, all on 1 acre. PLUS 30x40 heated shop, ready for your toys. Kitchen with updated cabinets, countertops and more. Main level bath completely remodeled. Take a look!



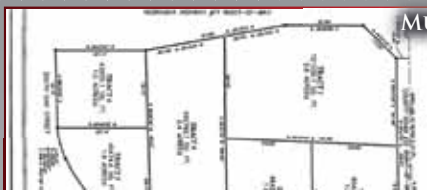
92 16TH ST. WHEATLAND, WY
Former fast-food chain restaurant. Wheatland only has a couple restaurants and only 3 fast food places now. Town is growing; Properties are selling fast. Come in and start your own place. Almost 4,300 sq. ft. building and 35,000 sq. ft. paved parking lot. Landscape complete. Neighboring .8 acres may be available for added \$.

\$995,000



125 RAINBOW RD. WHEATLAND, WY
Own a nice, clean, income producing RV Park. Lots of potential. All sites on separate meters. Two wells, 2 septic. Long term rent brings in over \$1,400 per month. Could be transformed to mobile park. Privacy/ windbreak fences for each site. Plenty of room to expand (2 other lots available) or add on for just RV/Boat storage. Near recreational areas galore!

READY FOR SUMMER!



MULTIPLE ADDRESSES I-80 EXPOSURE - KIMBALL, NE



\$78,000



Kimball is growing and looking for new businesses to contribute. Over 70,000 cars per day drive by these properties which could be YOUR new business location. Twelve commercial lots from 1 to 35 acres. Easy access to I-80 and most with I-80 exposure! Take a look, bring your ideas, bring your family, bring your business. Zoned C-4 allows for a multitude of business opportunities. Potential grant money from the city and/or the county available. Restaurants, auto and truck services, hotel, motel, shopping center, truck stop, flex...starting at \$78,000.



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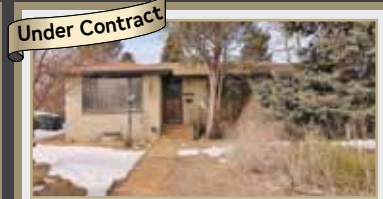
121% #RELENTLESS



2303/2305 Westland Rd.
\$350,000

Great Property - zoned light industrial - good for a car lot.

Marvin McNally • 220-8340 #81501



Under Contract

3520 Concord Rd. • \$325,000

A diamond not so rough! Over 3,300 sq. ft. in Eastridge with a full basement. A custom fireplace with custom duct work and its own thermostat that heats the entire house, plus a gas furnace. An oversized garage with workspace off the ally with one 10' door, one 8' door. The house needs a little updating. Selling as is.

Rob Higgins • 631-0448 #81713



Linda Weppner
Broker/Owner
630-0955



Connie Webb
Broker Associate
630-7637



New Listing

122 E. Pershing Blvd. • \$435,000

In this captivating craftsman home, you'll find architectural character at its finest. Archways from room to room and coffered ceilings in the formal dining area. Cozy up to a warm wood-burning fireplace in the winter months and walking the avenues in the summer. Look no further, the charm and comfort you've been waiting for in a home is right here. Aesthetically pleasing and good for the soul. This home awaits its new owners and is a must see!

Asha Bean • 286-0269 #82047



New Listing

94 Ramshorn Rd. • \$445,000

Welcome to "Heaven on Earth" 148.35 acres of blissful Wyoming beauty, where the views are breathtaking, wildlife roams and privacy is abundant. Enjoy sunsets behind the Rocky Mountains from your own piece of Wyoming, build your dream home or use this land as a getaway.

Asha Bean • 286-0269 #80253



TBD Scenic Ridge Dr. • \$95,000

Just a short drive West on Horsecreek. You'll enjoy 663.38 acres of open space with mountain view, natural prairie landscape and wildlife. Natural gas, 3-car garage minimum, 2 horses allowed per tract, minimum sq. ft. 1500 ranch or 1800 sq. ft. multi-level. Great access with a possible walk-out basement.

Tammy Tschacher • 631-2885 #81505



Dana Diekroeger
Sales Associate
421-7593



Becky Minnick
Sales Associate
630-6298



Trish Schaible
Sales Associate
421-8210



Marv McNally
Sales Associate
220-8340



Commercial Lease

4620 Grandview #201

This space is located in the Avanti Piazza in the heart of the Dell Range corridor. Previously leased as a medical facility this space is highly suitable for medical offices such as chiropractic, testing centers, or a myriad of other medically related uses. There are multiple rooms for examination purposes complete with a bathroom in each. While the former use was perfect, this multi-use space would adapt well to an office environment as well. There is a reception area, break rooms and plenty of storage. For lease.

Linda Weppner • 630-0955 #81761



New Listing

TBD Co. Rd. 164 Tract 5
\$165,000

Welcome to Eagle Ranch Estates. Enjoy the gorgeous summit of the Pine Bluffs with beautiful sunsets and brilliant night skies... Eagle Ranch Estates is located on County Road 164 giving you the benefit of paved access minutes from town. Being atop the Pine Bluffs provides gorgeous views of the Front Range mountains while still being far from noise, traffic and light pollution. Don't miss out on the perfect place to build your dream home. Owner financing available.

Mike Hutton • 630-2735 #82151



Under Contract

4100 Magnolia Dr. • \$279,999

Here is a very nice 4 bedroom, 2 bath ranch style home located near schools and shopping. Updated kitchen with granite countertops. Check it out today!

Judy Edgar • 631-1126 #81844



Tracy Wilson
General Manager
632-2355



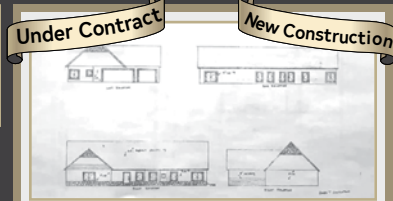
Judy Edgar
Sales Associate
631-1126



Rob Higgins
Broker Associate
631-0448



Mike Hutton
Sales Associate
630-2735



Under Contract

New Construction

1045 West Plains Rd. • \$497,000

Brand new home by Double T Construction high end finishes, 3 bedrooms, 2 bath on the main floor with a large master bath. Open floor plan. Unfinished basement all on 4.98 acres.

Dana Diekroeger • 421-7593 #81722



New Listing

4317 Avenue B-2 • \$70,000

Close to town but privately nestled in the hills of South Fork's quiet and friendly Mobile Home Park! Kitchen island, master suite and fenced playground for kids on the park premises! This cute home is ready for its new owners!

Asha Bean • 286-0269 #82044



Under Contract

TBD Co. Rd. 164 Tract 4
\$165,000

Welcome to Eagle Ranch Estates. Enjoy the gorgeous summit of the Pine Bluffs with beautiful sunsets and brilliant night skies... Eagle Ranch Estates is located on County Road 164 giving you the benefit of paved access minutes from town. Being atop the Pine Bluffs provides gorgeous views of the Front Range mountains while still being far from noise, traffic and light pollution. Don't miss out on the perfect place to build your dream home. Owner financing available.

Mike Hutton • 630-2735 #82153



Trenille Young
Sales Associate
262-9617



Gary Gonzalez
Broker Associate
640-0855

New Listing




TBD Co. Rd. 164 Tract 3
\$165,000

Welcome to Eagle Ranch Estates. Enjoy the gorgeous summit of the Pine Bluffs with beautiful sunsets and brilliant night skies... Eagle Ranch Estates is located on County Road 164 giving you the benefit of paved access minutes from town. Being atop the Pine Bluffs provides gorgeous views of the Front Range mountains while still being far from noise, traffic and light pollution. Don't miss out on the perfect place to build your dream home. Owner financing available.

Mike Hutton • 630-2735 #82156

Under Contract



5637 Atlantic Dr. • \$249,999

Looking for a great starter home? This one's for you! A three bedroom, 2 bath townhouse close to schools and a park.

Judy Edgar • 631-1126 #82019


Commercial




TBD Commerce Dr. • \$2,700,000
Laramie, WY

A great place for your business! I-80 frontage with great visibility and easy access. Owner would consider subdividing this property into 2 or possibly 3 parcels. Great place for a car sales lot, restaurant or any retail. Just across the street from Wyo Tech, so it is highly visible. Priced to sell.


Mike Hutton • 630-2735 #81275




Tammy Tschacher
Sales Associate
631-2885



Asha Bean
Sales Associate
286-0269



Shannon Moyte
Sales Associate
365-7866



Sharon Christensen
Sales Associate
640-4156

Under Contract



701 E. 8th St. • \$235,000

"The Lilac Home" features a master bedroom suite with a walk-in closet, updated guest bathroom, mature trees and additional parking with alley access. Walking distance to Johnson Pool, The Greenway and Lincoln Park Playground and short drive to downtown. This home is ready for it's new owners!

Asha Bean • 286-0269 #81973

New Listing **Under Contract**



4720 Van Buren Ave. • \$315,000

Fabulous 2-story townhome with open floor plan, 3 bedrooms, 3 baths, 2-car garage. The master bedroom is large and features a luxurious bathroom. Central A/C, sprinkler system, fenced yard and unfinished basement ready for your custom finish. Wonderful location, close to schools, shopping and groceries! It won't last long.

Tammy Tschacher • 631-2885 #82141


Commercial Lease




4620 Grandview Ave. #104
Lease

This is a great space for an office setting such as insurance, financial services or any other "walk-in" business. High traffic, high visibility area. Nice, paved lot. Call listing agent for details. Lease rate plus CAM (Common Area Maintenance) applies. Lease.


Linda Weppner • 630-0955 #77622




Michael Cassat
Sales Associate
630-7143



Andrea Arenas
Sales Associate
757-6559



Trudie Buchanan
Sales Associate
520-895-9720



Eric Davis
Property Management
Coordinator
632-2355


Price Reduced



5595 Road 212 • \$375,000
Pine Bluffs, WY

Large 6 bedroom home located in the country with a park-like setting surrounded by farmland. Property comes with a 40x70 airplane hangar - no covenants. Home also features a beautiful, large deck to spend your evenings enjoying the view of the bluffs. Here's your chance to own a little piece of heaven.


Judy Edgar • 631-1126 #81069



Brees Field • \$310,000
Laramie, WY

Building only at Brees Field Airport in Laramie. There is a 50x60 hangar and living space on both sides. Full kitchen, baths and laundry. Hangar is currently rented, so much potential. Rent it out or use it for your own company plane.


Mike Hutton • 630-2735 #81274




TBD E. Four Mile Rd.
\$330,000

Very desirable 55 acres with E. Four Mile frontage. Perfect for subdivision for homes. This is currently income property as it has an oil well that pays the owner \$8,685 per year. Rural, but close to town.


Mike Hutton • 630-2735 #79320




Kelly Ash
Property Management
632-2355



Laurie Fletcher
Property Management
632-2355



Cheryl Gillogly
Office Coordinator
632-2355



TBD E. Four Mile Rd.
\$478,500

Vacant land just waiting to be developed. Gas and electricity at the street. Builders, this parcel is just minutes from town so you can build your dream subdivision.

Mike Hutton • 630-2735 #77217



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JSZ RANCH

Lusk, Niobrara County, Wyoming
1,198± deeded acres with 64± pivot-irrigated acres. Nice set of improvements.

Reduced to \$1,250,000

Contact Tandy Dockery or Cory Clark at (307) 334-2025



COTTON IRRIGATED ACRES

Torrington, Goshen County, Wyoming
174.5 ± total acres; 110± irrigated acres and 64.5± dry land grass acres.

\$500,000

Contact Cory Clark at (307) 334-2025 or Michael McNamee at (307) 534-5156



SHEPARD PIVOT

Wheatland, Platte County, Wyoming
149.29± deeded acres with Rinke pivot.

\$800,000

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



EMIGRANT GAP RIDGE RANCH

Casper, Natrona County, Wyoming
13,475± total acres: 9,730.07± deeded acres, 2,299.85± BLM acres and 1,445.08± State lease acres. Multiple water sources.

\$4,695,528

Contact Clark & Associates at (307) 334-2025



BIG SKY FARM

Lyman, Scotts Bluff County, Nebraska
1,554± total deeded acres: 800± acres irrigated by 6 pivots, 440± flood-irrigated acres. 999 head feedlot. Many improvements.

\$6,000,000

Contact Cory Clark at (307) 334-2025 or Mark McNamee at (307) 760-9510



ISAKSON IRRIGATED FARM

Ault, Weld County, Colorado
303.58± total deeded acres with 285± irrigated acres. Two homes, 3,200 sq. ft. equipment shed, several outbuildings and corrals.

\$3,200,000

Contact Cory Clark at (307) 334-2025 or Logan Schliinz at (307) 575-5236



MILLS HOME RANCH

Casper, Natrona County, Wyoming
25,569± total acres: 19,995± deeded, 2,085± State lease, 3,539± BLM lease acres.

Offered at appraised value!

\$10,965,000

Contact Clark & Associates at (307) 334-2025



CARLSON PASTURE

Waltman, Natrona County, Wyoming
4,529± contiguous acre: 3,069± deeded acres and 1,460 BLM lease acres.

\$843,975

Contact Travis Gitthens at (307) 315-1274 or Cory Clark at (307) 334-2025



SHEPARD FARM & FEEDLOT

Wheatland, Platte County, Wyoming
All-inclusive 6,000 head feedlot, four pivots, custom home and improvements on 545.76± deeded acres.

\$5,400,000

Contact Travis Gitthens at (307) 315-1274 or Cory Clark at (307) 334-2025



CANYON SPRINGS RANCH

Yoder, Goshen County, Wyoming
3,956.8± total acres: 3,236± deeded acres, 640± State lease acres and 80± BLM acres.

\$4,500,000

Contact Scott Leach at (307) 331-9095 or Jon Keil at (307) 331-2833



RL RANCH

Hawk Springs, Goshen County, Wyoming
3,915.2± total acres: 2,875.2± deeded & 640 State lease acres. 400± irrigated acres. Multiple homes, barns and corrals.

\$3,900,000

Contact Ryan Rochlitz at (307) 286-3307



28 ROAD RANCH

Lusk, Niobrara County, Wyoming
1,265.71± deeded acre grass pasture. Easily accessible. No improvements

\$1,050,000

Contact Clark & Associates at (307) 334-2025



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307.214.0687



KATHLEEN BEIGHTOL
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LISA A. BENNETT
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ROB GRAHAM
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307.217.9453



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SUZANNE HOLLY
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- Knows New Construction
- Knows How to Get Your Transaction Done

HOMES	COME ONE! COME ALL!	BUILDING LOT	COMMERCIAL	GREAT LOCATION!	CAN BE REMODELED
	UNDER CONTRACT				ONLY \$10/SQ. FT.
	648 Snake River Ave. \$290,000	Lot 15 Buckskin Trl. \$190,000		415 W. 17th St.	1601 E. 19th St.
	Updated 4 bedroom, 2 bath home. Large backyard with patio and access for camper storage. Large family room in the basement. Updated stainless steel appliances in the kitchen. New shed for additional storage.	Ready to go building lot in the prestigious Mustang Ridge subdivision. Mustang Ridge has city water with a rural setting. Located just north of Storey Blvd., the subdivision is convenient to all city amenities.		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 \$1,590/month.	Currently configured for medical use. 1601 East 19th Street is located centrally at Logan and 19th. Space has several customer parking spaces and ample storage. Landlord is willing to look at remodel to make conducive to tenants use.

3762 GGR Court



\$535,000
 6 Bedrooms
 3 Bathrooms
 3 Car Garage
 1,520 SF

Looking for a home on acreage? Take a look at this beautiful new construction home within minutes of town! Enjoy this bright and open floor plan with quality finishes throughout. Granite countertops, LVT flooring, soft close cabinetry, custom stamped concrete and more! Featuring a mostly finished walkout basement. All sitting on 4.94 acres with splendid country views, estimated September completion!

6214 Atlantic Drive



\$475,000
 3 Bedrooms
 3 Bathrooms
 3 Car Garage
 1,550 SF
 Garcia Contracting, LLC now building in Chukker Ridge.
 - Unfinished basement
 - 11,398 SF Lot



6202 Atlantic Drive



\$470,000
 3 Bedrooms
 3 Bathrooms
 3 Car Garage
 1,550 SF
 Quality Construction from Garcia Contracting, LLC.
 - Unfinished basement
 - 8,800 SF Lot

Shae Lamb
 Keeping it REAL (Estate)

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Paul Wells
307.286.3821
pwells@propertyex.com

1894 Packard Rd. • \$445,000



Affordable rural property on 7.90 acres. Bring the toys, the horses, you name it. Front walk-out basement and open floor plan allows for fond memory making! With four bedrooms, 3 baths and attached 3-car garage offers plenty of space for your family to grow.

3551 Burns Ave. • \$495,000



UNDER CONTRACT IN 2 DAYS!

Amazing 5 bedroom home with attached, oversized 2-car garage. Chicken and goat shed, fenced and cross-fenced for your favorite animals. Three bedrooms on the main level including master suite, open floor plan, new appliances and pellet stove in living room for those cool winter nights. Basement has a second kitchen and wonderful space for entertaining. Welcome home!

2208 Pine Ave. • \$245,000



UNDER CONTRACT IN 2 DAYS!

Wonderful family home with open floor plan and unusual 4th bedroom. Nicely done updates to include new kitchen cabinets and flooring. Great backyard for child's play, pets and loads of potential entertaining!

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Cheyenne, Wyoming



Greg Palmquist

Broker Associate CRS • MBA

Text/Cell:
(307) 631-5291

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\$390,000



Under Contract

1051 Bade Road

Drive only 10 miles west on Happy Jack Road to discover your home on the hill with views to die for. This raised ranch design offers more than 2,500 sq. ft. of living space with a walkout basement. Fully fenced exterior plus a shed and 1,200 sq. ft. pole barn with a concrete floor and electricity. Horses welcome! Yipee Ki Yay!!!

\$575,000



Under Contract

8309 Yellowstone Road

This 1-level rural masterpiece is sheltered by mature trees and is less than 1 mile from the north Cheyenne city limit. A huge vaulted great room with hardwoods and a gas fireplace greet you as you enter. Roomy eat-in country kitchen with granite and custom Schroll cabinets. Don't miss the recently added massive master suite plus the detached cottage with a 3/4 bath. These 5 acres include a barn and pasture. This home can be yours.

Your Concerns Are My Priorities

UNDER CONTRACT



609 CHERRY STREET
\$345,000

5 Bedrooms | 3 Bathrooms
2 Car Garage | 2,314 SF

This well-loved home was built in 2016 and features a finished basement, main floor master bedroom on the end by itself.

1630 MADISON AVE

\$300,000

4 Bedrooms | 2 Bathrooms
1 Car Garage
2,310 SF - 0.24 Acres

Updates include remodeled basement, finished garage, new furnace and A/C, new plumbing, and new electric panel.



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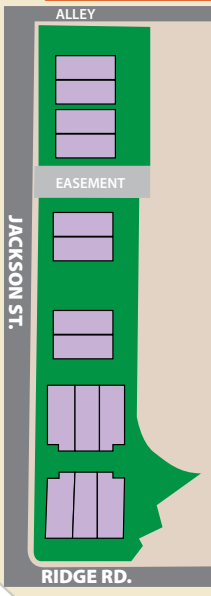
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Cyndi Lewis
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BUILDER'S DELIGHT




"14 City Lots Ready To Go"

North of Dell Range on Ridge Road and Jackson Street.

All for one Price!

\$850,000



11409 Stewart Rd.



\$495,000

Pictures of a previous build

Is your heart's desire a brand new home? Beautiful, affordable, quality new construction from Oasis Contracting LLC, at a great price in Westedt Meadows subdivision. Hardwood, granite, tile, natural gas fireplace, full unfinished basement with 9' ceilings, on 4.96 acres. No HOA dues on this one, it's on a county maintained road.

Neighbors too close?



TBD Bandemer Blvd.



\$97,500

Easy to drive to, 35.82 acres in Diamond B Ranch. Topography should make it easy to build and easy to fence for grazing. Agricultural ground currently on 2 sides of the property. This rural land is within 25 miles of Cheyenne, a clean palette just waiting for your Wyoming country home ideas. Windmill and barn in the pictures are just across the fence line.

3904 Reed Ave.



Under Contract

\$315,500

What a sweet house in a perfect location! Walk a half block to Lion's Park and Frontier Park. The flowers are planted and ready for spring. Most of the basement has been finished with a mini kitchen, bathrooms newly remodeled, new kitchen appliances, large living room, 2 woodburning fireplace, adorable.

Cathy Anderson

307-214-0687

canderson@propertyex.com

TBD Blaze Blvd.



Under Contract

\$95,000

2676 US Hwy 85



Under Contract

\$149,000








TBD Ridge Rd. • \$598,166



Don't miss your chance to own a new custom home on 5 acres, but just minutes from town. This is the last lot in the exclusive Diamondback Ridge Subdivision. The proposed home is our Ruddy floor plan. There are other plans to choose from or bring your own plans.

TBD Charles Lake Ct. • \$530,200



Last chance to build your dream home in Meadowlark Ridge Estates. This is our last lot. The proposed construction is our Sprig Model. This will have a walk-out basement, 50 year roof, granite and LVP. There are other models to choose from or bring your own plans.



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Associate Broker/Owner
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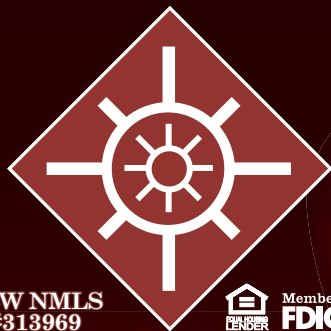
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1601-1603 W. Lincolnway

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21-50 car parking lot, excellent access.
 24,580 sq. ft. total. **\$475,000.** #82236



220 W. 4th St. • Lingle, WY

"This Ain't Lipstick on a Pig." It's an older 1926 home that has been in the family for years and has been greatly loved with upgrades galore. Woodburning stove, barn doors in the bedroom, well kept hardwood floors and knotty pine flooring in lower level family room. Don't miss it! **\$185,000.** #82114



3345 Stevens Dr.

Great flipper! Four bedroom, 2 baths, garage and carport, fenced backyard.
\$249,000



608 Little Valley Trl.

Begin your adventures at Little Valley Trail. Affordable 2 bedroom, 1 bath manufactured home. Possible 3rd bedroom. No traditional closets. Park approval required.
\$35,000. #82134



208 Longs Peak Dr.

One and a half story home with views off top level, 4 bedrooms, 2½ baths, double garage, unfinished basement, sprinkler system all around, fenced backyard, central air.
\$395,000



1780 Westland Rd.

This is the 2nd floor of the building. Will rent the whole floor or by the office. Individual office for \$500 per month furnished and \$400 per month for unfurnished. The lease includes use of the restrooms and kitchen/break rooms and WiFi.
\$12 per sq. ft. #80571

AVAILABLE RENTAL

- 2218 Apache St.**
 4 Bedrooms, 2 Baths, 2-Car Garage..... **\$1,750**(307) 630-1070
- 3816 Reed Ave.**
 3 Bedrooms, 2 Baths, 1-Car Garage..... **\$1,495**(307) 630-1070
- 1515 Summerset Dr.**
 4 Bedrooms, 3.5 Baths, 2-Car Garage..... **\$2,000**(307) 630-1070

AVAILABLE LOTS/LAND

- TBD Deming Dr.**
 1.3 Acres, Mixed Use Business..... **\$250,000** #73346
- TBD Deming Dr.**
 1.1 Acres, Mixed Use Business..... **\$275,000** #79931
- Sunflower Ranch, Tract 10**
 9.8 Acres..... **\$200,000** #80637
- Tract 54 Whirl Away • Medicine Bow, WY**
 35.10 Acres..... **\$24,000** #81970



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Amber Johnson
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Belinda Sawyer
631-5434



Brandon Swain
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Brenton Leavitt
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Brett Janzen
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Chris Allen
720-934-1900



Christina Walton
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Christine Goodman
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Dominic Valdez
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Heather Mendoza
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Shae Risheill
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Sharla Evans
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Steve Prescott
630-9342



Susan Bush
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Tammy Facemire
631-8621



Tania Riedel
630-8914



Tyler Walton
752-4176



\$455,000

1128 Verlan Way

- 3 bedroom, 2 bath ranch-style home on 7.25 acres
- Main floor laundry
- Open floor plan
- Unfinished basement

Brenton Leavitt • 630-3400



NEW CONSTRUCTION

\$369,800

1220 Rabbit Brush Trl.

- 3 bedroom, 2 bath, 2-car garage home in the Sweetgrass subdivision
- 2,320 total sq. ft.
- A/C unit and backyard landscaping are optional
- Estimated completion date: June 2021

Katie McReynolds • 720-226-7060



UNDER CONTRACT

2315 E. 10th St.

- 3 bedroom, 2 bath home
- Recently updated with newer flooring, windows, furnace and A/C
- Large backyard with deck and firepit
- Off-street parking and a 2-car detached garage

Brett Janzen • 970-290-3096



\$544,900

5485 Division Ave.

- 4 bedroom, 3 bath, and 3-car garage
- 30x40 shop on 3.32 acres
- Epoxy kitchen countertops and oak cabinets in the kitchen
- Panoramic views of the open plains and mountains

Lacey Coward • 421-9764



UNDER CONTRACT

\$430,000

10429 Arabian Ln.

- 4 bedroom, 3 bath, 2-car garage home on 3.39 acres
- Tankless hot water heater
- Covered back patio
- Updated kitchen

Renee Bradley • 318-505-5327

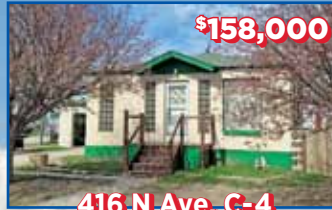


\$150,000

Tr. 44 Diamond B Blvd.

- 40 acres of quiet Wyoming land
- Well already on the property, electricity nearby
- Enjoy the rolling hills and views for miles
- Perfect for your dream home, horses and cattle
- Endless potential on this corner lot

Shae Risheill • 970-999-2776



\$158,000

416 N Ave. C-4

- 4 bedroom, 1.75 bath, 2-car garage
- Corner lot in a county pocket
- Hardwood floors
- House is being sold AS IS, WHERE IS

Hailey Riedel • 630-0784



3-PLEX

\$379,900

1913 Park Ave.

- Great investment opportunity!
- Tenants are already in place
- 1/2 acre lot with 50 amp RV hookups
- Main level has been updated and has new windows

Belinda Sawyer • 631-5434



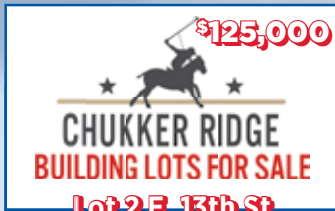
NEW CONSTRUCTION

Photo of a previous build.

TBD North Ridge Dr.

- 3 bedroom, 3 bath, 3-car, new construction home by Innovative Custom Home Builders
- Hickory hardwoods, wood accents, alder tile and stacked stone finishes
- Large great room with an office area and 12' ceilings
- Unfinished basement with 9' ceilings

Steve Prescott • 630-9342



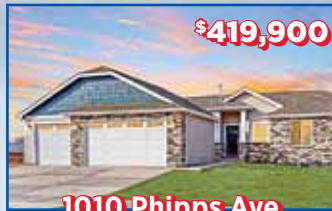
\$125,000

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- Chukker Ridge!
- Lots range between 8,000-13,500 sq. ft.
- Subdivision will connect to the newly approved Cheyenne SE Community Park
- Most affordable lots available in city limits!

Steve Prescott • 630-9342



\$419,900

1010 Phipps Ave.

- Great split bedroom floor plan!
- 3 bedroom, 2 bath home with spacious master suite
- Great flow in the kitchen
- Designer colors throughout with laminate floors, granite surfaces and custom tilework
- Estimated completion August 2021

Steve Prescott • 630-9342



NEW CONSTRUCTION

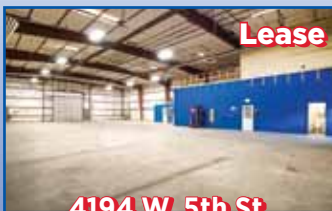
\$499,000

Photo of a previous build.

3780 GGR Rd.

- 3 bedroom, 2 bath, 2-car home on 4.75 acres
- Great split floorplan
- Walkout basement
- Estimated completion date: June 2021

Kevin True • 630-8290



Lease

4194 W. 5th St.

- Large +/- 9,375 sq. ft. building set up for mechanic shops or other industrial businesses
- 3+ acres of land to use
- 480-volt electric, wash bay, two 14' power doors, loading dock area, gas lines, 2 loft spaces, 2 office areas, kitchenette
- High visibility signage possible

Tyler Walton • 752-4176



\$2,021,184

TBD Hynds Blvd.

- Fantastic commercial opportunity!
- Over 9 acres zoned community business
- Priced at \$5/sq. ft.
- Excellent visibility from I-25 and Horse Creek Rd.

Brandon Swain • 214-9634

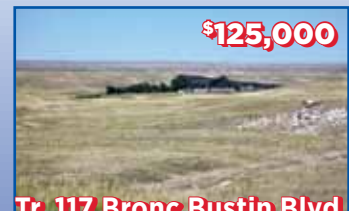


\$1,200,000

TBD Yellowstone Rd.

- Amazing opportunity to own a commercial lot with high visibility on the corner of Yellowstone Rd. and Hwy 85!
- 11.69 Acres
- Possibilities are churches, assisted living, offices, child care, schools, retail establishments
- WYDOT approved and established approach and entrance

Christine Goodman • 702-271-1203



\$125,000


Tr. 117 Bronc Bustin Blvd.

- Just over 38 acres
- Electricity at the property line
- Perfect grazing land, rolling hills
- Modulars, barndominiums, horses and cattle all allowed
- Access on county-maintained road

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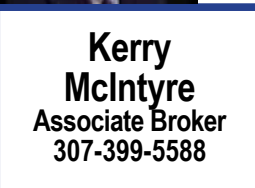
Dave Clements
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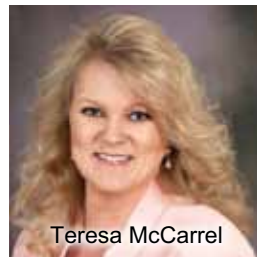
Amy B. Bennett



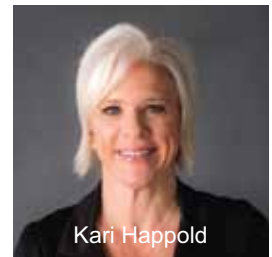
Colton Carlson



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- Access to Water Hose Bibs Throughout the Complex

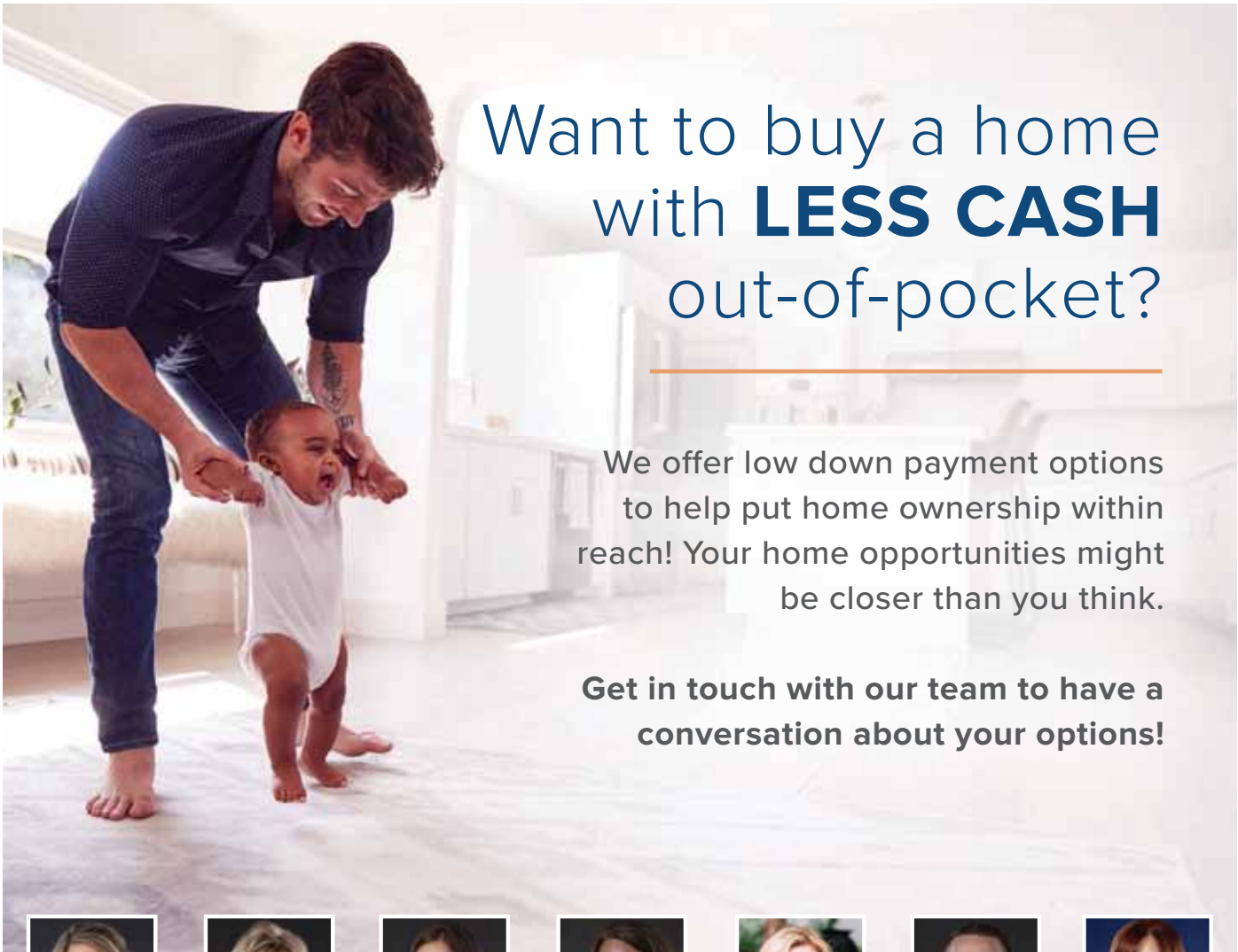


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O: (307) 316-5405
C: (307) 630-9805



Kelsey Escobedo
Loan Originator
NMLS# 1667702
O: (307) 316-3422
C: (307) 630-4307



April Matthie
Loan Originator
NMLS# 281255
O: (307) 316-5403
C: (307) 421-5547



Darci McCluskey
Loan Originator
NMLS# 1772393
O: (307) 224-2654
C: (307) 631-5852



Josh Eyres
Loan Originator
NMLS# 1601367
O: (307) 316-3426
C: (307) 287-0365



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Loan Originator
NMLS: 1385132
O: (307) 475-6042
C: (307) 630-2806



Kathy Martini
Jr. Loan Originator
NMLS# 1886507
O: (307) 365-6932
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NMLS# 1537401
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PENDING!



1843 MESA TRAIL SOUTH

Fabulous rural property! 3 bedroom 2 bath home with walk in closet, master suite includes master bath, vaulted ceilings, separate dining area, covered deck and a 2 car garage. Lots more to see on this 5+ acre property! **\$300,000**

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1017 W. 18TH STREET



\$99,000
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5814 KENOSHA ST.

Beautiful 1.5-story home. Main floor family room w/ gas log fireplace. Vaulted ceilings & hardwood floors. Great kitchen w/pantry & granite counter tops. Formal dining room & main floor laundry. Upper level has 3 bedrooms & delightful open loft. Primary bedroom w/ en-suite bathroom & walk-in closet. Fenced backyard & sprinkler system. Covered front porch. \$439,000



1017 HOY ROAD

A rare find! Beautifully remodeled 1-level ranch style home. Park-like setting on 1/2 acre lot. Newly remodeled country kitchen w/ quartz countertops & large formal dining room. 3 BR, primary bedroom w/ new en-suite bath. Office/den & a large main floor laundry. Enclosed sun room. Large deck. 3 car detached garage plus a 2 car detached garage. RV parking. \$429,000



8017 SURREY ROAD

Country home on 3.02 acres. In the process of being remodeled. Finish it off the way you want. 3 bedrooms, primary bedroom has en-suite bath & 2 walk-in closets. Dining area with large bow window & built-in china hutch. Fenced backyard, deck, & handicap ramp. 2nd bath will need fixtures to finish. Rough-in for a 3 bathroom. Oversized 2-car detached garage. 2 Sheds. Natural gas. \$259,900

1815 E. PERSHING BLVD.



\$234,900
3 BR | 2 BA

716 MAXWELL AVENUE



\$209,900
2 BR | 1 Car Detached Garage

852 E. RIDGING CLUB



\$375,000
2BR | 1 BA | 2 Car Garage



3359 ROAD 209

Rustic sprawling ranch home. Kitchen has roughed-out lumber beams. Mexican tile floors. Original portion of home was part of the Hereford Ranch built in 1917. Main level 4,009 sq.ft. & 2,763 sq.ft in basement. 40 acres m/l, 3 car garage. Includes a 1,100 sq.ft studio/apartment, which is presently rented for \$650/mo. Needs TLC. Brand new roof. Call for details. \$469,900



1101 AVENUE C

Handyman delight. Two homes on one property. Stick built home was built in 1945, & has fireplace, 2 BR, kitchen & laundry w/ 1006 sq. ft. Covered patio. Presently rented. Main home is a manufactured home built in 1978, & has 3 BR, 2 BA, master bedroom w/ master bath & walk-in closet. Formal dining. Rental addition attached to this home w/ 1 BR & 1 BA & kitchen. 1248 plus 500 sq.ft. rental. 2 large outbuildings. \$179,900



1533 PINION DR.

Immaculate condition. Lovely ranch style home with a brand new kitchen with granite counter top & all new appliances. Patio door off dining area out to patio. There are 3 bedrooms on main level. Primary bedroom w/ en-suite bath. Gas-log fireplace. Finished basement w/ 4th bedroom, 3rd bathroom & large family room. 2 car garage. \$369,900

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<p>5409 OPAL DRIVE</p> <p>PHOTOS ARE OF SIMILAR BUILD.</p> <p>\$655,004 5BR 4BA 3-car garage 79764.mistiewoods.com</p>	<p>1360 SCENIC RIDGE DRIVE</p> <p>\$615,000 5BR 3BA 7-car garage 82150.mistiewoods.com</p>	<p>4120 FARTHING ROAD</p> <p>PHOTOS ARE OF SIMILAR BUILD.</p> <p>\$594,800 3BR 3BA 3-car garage 81996.mistiewoods.com</p>	<p>3604 RUSTIC ROAD</p> <p>\$495,000 5BR 3BA 3-car garage 81842.mistiewoods.com</p>	
<p>LOT 11 OPAL DRIVE</p> <p>PHOTOS ARE OF SIMILAR BUILD.</p> <p>\$484,100 3BR 2BA 3-car garage 79053.mistiewoods.com</p>	<p>LOT 10 OPAL DRIVE</p> <p>PHOTOS ARE OF SIMILAR BUILD.</p> <p>\$448,400 3BR 2BA 3-car garage 79051.mistiewoods.com</p>	<p>LOT 9 ARROWLEAF DRIVE</p> <p>PHOTOS ARE OF SIMILAR BUILD.</p> <p>\$439,800 3BR 2BA 3-car garage 79299.mistiewoods.com</p>	<p>6504 FAITH DRIVE</p> <p>\$338,000 3BR 3BA 2-car garage 72545.mistiewoods.com</p>	<p>5611 INDEPENDENCE DRIVE</p> <p>\$307,500 4BR 3BA 2-car garage 81800.mistiewoods.com</p>
<p>5452 WALKER ROAD</p> <p>\$295,000 3BR 3BA 2-car garage 81925.mistiewoods.com</p>	<p>1117 PATIO DRIVE</p> <p>\$285,000 2BR 2BA 2-car garage 82178.mistiewoods.com</p>	<p>3457 LUCKIE ROAD</p> <p>\$279,900 3BR 2BA 1-car garage 82194.mistiewoods.com</p>	<p>2909 OLIVE DRIVE</p> <p>\$257,000 3BR 2BA 1-car garage 81865.mistiewoods.com</p>	



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81075	2009 GOODNIGHT TRL	\$372,000	SWEETGRASS
81513	LOT 7 GOODNIGHT TRL	\$378,000	SWEETGRASS
81897	2019 GOODNIGHT TRL	\$378,000	SWEETGRASS
81614	LOT 2 ARROWLEAF DR	\$392,500	SWEETGRASS
79049	LOT 9 OPAL DR	\$396,830	WHITNEY RANCH
81164	LOT 7 OPAL DR	\$404,748	WHITNEY RANCH
81565	5501 OPAL DR	\$411,370	WHITNEY RANCH
81512	LOT 6 GOODNIGHT TRL	\$425,700	SWEETGRASS
81515	LOT 8 GOODNIGHT TRL	\$435,800	SWEETGRASS
81516	LOT 19 RABBIT BRUSH TRL	\$442,200	SWEETGRASS
81551	LOT 25 GOODNIGHT TRL	\$442,754	SWEETGRASS
79051	LOT 10 OPAL DR	\$448,400	WHITNEY RANCH
79299	LOT 9 ARROWLEAF DR	\$448,400	SWEETGRASS
80534	5413 OPAL DR	\$455,050	WHITNEY RANCH
81160	5401 OPAL DR	\$479,900	WHITNEY RANCH
81161	5405 OPAL DR	\$482,100	WHITNEY RANCH
79291	LOT 3 ARROWLEAF DR	\$483,400	SWEETGRASS
79053	LOT 11 OPAL DR	\$484,100	WHITNEY RANCH
79047	LOT 8 OPAL DR	\$485,400	WHITNEY RANCH
75512	2780 CIRCLE HEART LANE	\$509,800	COWBOY RANCH SOUTH
81163	LOT 6 OPAL DR	\$524,600	WHITNEY RANCH
81507	2788 CIRCLE HEART LANE	\$524,710	COWBOY RANCH SOUTH
79287	2201 ARROWLEAF DR	\$529,726	SWEETGRASS
79055	5406 OPAL DR	\$530,900	WHITNEY RANCH
82017	LOT 28 SILVER GATE WAY	\$533,800	YELLOWSTONE ESTATES
81665	TRACT 172 RENEGADE CT	\$544,807	ROCKING STAR RANCH
80029	2789 CIRCLE HEART LANE	\$556,230	COWBOY RANCH SOUTH
79292	2200 ARROWLEAF DR	\$572,425	SWEETGRASS
80343	LOT 6 FARTHING RD	\$587,670	SADDLE RIDGE
81896	4120 FARTHING RD	\$594,800	SADDLE RIDGE
75510	2783 CIRCLE HEART LANE	\$611,500	COWBOY RANCH SOUTH
80446	5613 CARMEL DR	\$612,631	WHITNEY RANCH
80905	2308 SILVER GATE WAY	\$614,132	YELLOWSTONE ESTATES
79054	5412 OPAL DR	\$631,725	WHITNEY RANCH
82018	TRACT 51 GERONIMO RD	\$644,339	JORDAN PASTURE
79764	5409 OPAL DR	\$655,004	WHITNEY RANCH

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\$1,250,000
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 Cheyenne WY

Union Pacific RR has a 3 year lease with a 3 year option to renew for 3,000 square feet. A new owner or owner occupant would have approx. 6,800 rentable SF remaining. Parking Lot was just resurfaced this summer and the building has a newer roof. The building is in **EXCELLENT** condition and shown by appointment only.

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- 1.70 Total Acres
- Over 30 paved parking spaces
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I am proud to announce that my very accomplished daughter Allee Williamson will be joining me as a real estate professional, and together we will continue to provide professionalism and outstanding service in every sale.

Allee graduated from Cheyenne Central High School, attended LCCC where she played on the Inaugural Women's Basketball Team, transferred to Chadron State College to continue her education and competed in both basketball and track and field.

As a college athlete she earned numerous awards and medals, was team captain and graduated with honors.

In May of 2020 she earned her Bachelors Degree in Interdisciplinary Studies with an emphasis in Education.

She currently is a substitute teacher in the Laramie County School District where she loves working with students of all ages...

We are excited to team up and bring her energy, creativity and discipline combined with my 35 years of real estate experience in several states. Together we will provide excellent service in all of our real estate transactions. We look forward to hearing from you and welcome your referrals.

Dee T.



Dee T. Williamson
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 DeeTWilliamson@msn.com



Allee Williamson
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SUNDANCE RIDGE II SUBDIVISION
\$2,200,000

NEW LISTING



- Tremendous development opportunity in the heart of North Cheyenne
- 5.57 Acres + includes Residential and Neighborhood Business zoning.
- 13 currently platted lots, 6 with water and sewer and road in place
- Perfect opportunity for a combined business and residential development



3115 BLUFF PLACE
\$389,900

NEW LISTING

- Wonderful 4BR, 2BA, 2-car garage 2 story home on a large 11,860 square foot lot
- Many updated finishes incl, including kitchen (attractive maple soft close cabinets, quartz counters), baths, flooring
- Formal LR, spacious dining and kitchen, wood burning fireplace, Family room, bonus room, large shed



SOLD

LAND

LOTS 2 & 3 HILLTOP AVE
\$55,000 EACH

- Two great single family building lots on the corner of Hilltop Ave and Bluff Place
- Each lot is 6200 square feet, plus or minus, perfect for new homes
- Utilities in the street. Houses will face Hilltop with garages off the side street or alley.

TRACT 22, ROAD 120
(TELEPHONE RD) \$133,000

- 9.13 acre lot, fully fenced off of Horse Creek Rd on Telephone Rd (Road 120)
- Great views to the West, close to town, and a wonderful lot to build your dream home.
- Relaxed covenants, horses allowed.



NEW LISTING

609 E. 19TH STREET
\$190,000

- Classic downtown Cheyenne home offers 3BR, 1.5BA all on one level
- Large lot, mature trees, fenced yard with alley access, carriage garage & shed
- Diamond in the rough - great potential - Victorian style home



1112 E 22ND STREET
\$307,500

- Completely remodeled home in great Central locations offers 4BR, 2BA, 1-car detached garage
- New kitchen with white cabinets, quartz counters, stainless appliances, LVP flooring



2424 TWILIGHT COURT

- Stunning Hayes Construction re-sale in very desirable North Star Ranch Subdivision
- This large rancher offers 5BR, 3.5BA, and a spacious 3-car garage plus a 30x40 shop.
- Extensive wood and wood laminate floors throughout, vaulted FR w/ 3-sided gas FP
- Cherry kitchen cabinets w/ quartz counters, separate dining leads to a large Trex deck.



5810 JADE BLUFF

- Dan Gregg's popular Granite Plan in The Bluffs offers 3BR, 2BA, and a large, finished 3-car garage.
- Full stucco and stone exterior, Malarkey Legacy roof, AC, tankless water heater, high efficiency furnace.
- Stunning kitchen w/ high quality cabinetry, granite counters, full tile backsplash, high end wood flooring. Beautiful!



5820 POINT BLUFF

- Dan Gregg's popular Alpine Plan in The Bluffs offers 3BR, 2BA, and a large, finished 3-car garage.
- Full stone and stucco exterior, Malarkey Legacy roof, AC, tankless water heater, high efficiency furnace.
- Stunning kitchen w/ striking white cabinetry, quartz counters, full tile backsplash, high end wood flooring. Beautiful!



Scott & Lisa
FOSTER

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SCOTT@CHEYENNEHOMES.COM

307.630.9000

LISA@CHEYENNEHOMES.COM

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June 21-26, 2021

aesbid.org/ELP/FURBALL21/Tickets

While we would love to see you in person, for the safety of our guests, the Cheyenne Animal Shelter Foundation's annual Fur Ball will once again be held "fur-tually"

During this week-long event, you'll be able to bid on silent auction items, premium items, and "super-premium" items from the comfort of your very own home! Bidder numbers are absolutely FREE!! Just register online to let us know that you will be attending and to upgrade your experience with our Gala Party Box for Two!

AUCTION SPONSOR *charles SCHWAB*

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3624 Campfire Trail - 5 BR/3 BA/ 3 Car Garage



EXCEPTIONAL 5 BR, 3BA ranch-style home located in Saddle Ridge Subdivision! Open concept with high quality finishes throughout! Maple cabinetry! Granite! Hardwood flooring! Upgrade appliances, dining and living complemented by an attractive floor-to-ceiling gaslog fireplace, master bedroom w/ 5pc master bath and walk-in closet, two additional bedrooms and bath plus main floor laundry -- all on the main level. The lower level walks out to a spacious fenced backyard and includes a 35x20 family room plus another 2 bedrooms! En-suite or office (your choice)! Washer/Dryer hook-ups! Spacious storage and more! Altogether 3 BR up, 2BR down with laundry facilities on each level! Raised deck off main level; Walk-out to patio and hot tub on lower level! Three car "finished" garage! A delightful home for your family! \$570,000



904 Briar Court 4 BR/2 BA/ 2 Car Garage



This home has lots of potential! With some TLC, this could make a great home! It's spacious and includes an ample-sized Kitchen/ Dining area that boasts a cooking island with wrap-around cabinetry, pantry and appliances! Granite! Laminate Flooring! Add to this a sizable living room, family room and game room for the whole family to enjoy! All on a corner lot, backyard fenced, plus Attached garage! \$145,000

520 Shaun Avenue 4 BR/3 BA/ 2 Car Garage



This home is simply great for the large family! Enjoy formal living, a spacious family room and bonus room too! Add to this a delightfully open kitchen that includes breakfast-bar which opens to a large dining area as well as to the covered patio leading to garden like backyard. Master Bedroom w/ Master Bath! Laundry facilities on both levels! Central A/C! Sprinkler System! Gas-fireplace up, and wood stove down! \$390,000

7321 Windsor Blvd. 4 BR/2 BA/ 1 Car Garage



Delightful family home with many upgrades! Newer windows, interior doors, and closet doors throughout. New Pergo flooring, new sliding door to raised deck, new tile and granite in kitchen! New roof, new central air, and water heater. All over looking a spacious privacy-fenced backyard. Sprinkler system too! \$275,000

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UNDER CONTRACT

520 E. 23RD ST

\$440,000

A timeless sanctuary, an impressive arts & crafts style home! 3BD plus office space, 4BA, gourmet kitchen, additional living quarters above garage! Impressive master suite! This sweet home has it all!



UNDER CONTRACT

1728 OXFORD DR

\$255,000

5BD, 2BA, windows & sunlight galore! Hardwood flooring, bay windows, updated main floor bathroom, incredibly spacious back yard w/ alley access! Desirable Eastridge locale!



UNDER CONTRACT

TBD ROAD 216

\$500,000

Wonderful development opportunity 10 minutes west of Interstate 25 on Horse Creek Rd. Proximity to natural gas & electric! One mile off of paved road. Unobstructed views in every direction, full of sunrise and sunset spoils! No covenants!



STEFANIE ILLINGWORTH

307.421.5378 | stefanie@cheyennehomes.com



UNDER CONTRACT!



5413 Alex Ranch Road

Beautiful, bright open ranch-style home that backs up to open space! Fully finished custom basement offering the space you need, featuring beetle kill plank walls and corrugated steel ceiling. Four bedrooms, three baths. Hardwood floors, stainless steel appliances, lovely baywindow in the dining area, pantry, mudroom, large closets. New vinyl fence! Make this spectacular home yours!

\$320,000



ANGELA FRENTEWAY

(307) 214-1495

angela@cheyennehomes.com



2309 Silver Gate Way

LOT 49 YELLOWSTONE ESTATES | 5.25 ACRES



Exceptional Heirloom Homes Quality with 1,862 Sq. ft. on main level! 10ft ceiling upstairs with 9ft ceiling in the basement. Finished family room in the basement, custom cabinets, wide plank hardwood floors, gas fireplace in great room, updated stainless appliances, tankless hot water heater, laundry room with utility sink. Huge insulated 3 car garage, home has R-27 walls and R-49 ceiling, malarkey legacy shingles. ABC steel siding with stone in front. BEAUTIFUL Home!! Complete late September 2021.

Offered at \$620,000



LARRY SUTHERLAND

307.630.0528

LARRY@CHEYENNEHOMES.COM

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generous homesites with walk-out, garden, and flat lot options

one-of-a-kind views

tree-lined streets, community parks, and green spaces

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convenient to restaurants, shopping, gyms, and more



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The Volk Team
wendyvolk.com



J. Fred Volk

307.421.0347

jfredvolk@cheyennehomes.com



Wendy Volk

307.630.5263

wendyvolk@cheyennehomes.com



10819 W. POLO PLATE



Close-in rural acreage property with 4 bedrooms, 3 baths, 2 family rooms, 2-car attached garage, 3-car detached garage & garden shed. Oversized dining room with updated gourmet kitchen with granite countertops. Attached heated multipurpose hot tub room/sunroom/workout studio. Multiple patios for enjoying Wyoming wildlife amongst 250+ mature trees. Lighted bocce court with covered party patio & grape arbor. Gardeners dream raised-bed garden. Conveniently located just off Yellowstone Rd and Iron Mountain Road. \$629,900



1921 APPALOOSA DRIVE

New Listing!



Meticulous beautiful quad-level home in Cheyenne Ranch Subdivision. Newer exterior paint. Large spacious backyard with 2 sheds. Well-maintained interior. Updated primary bath suite. Fully finished basement with bedroom, bath, and family room. Oversized 2 car attached garage. Covered back porch with ceiling fan. Staged and ready to show—move in ready. \$320,000



2681 I-25 SERVICE RD

Photos are of a previous build.

Costalez Subdivision - 7.15 Acres
ERIC MODEL
2 Bedrooms | 2 Baths | 2-Car Garage



May 2021 Completion
\$395,500



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CROSSROADS CENTER

FOR SALE

Prime commercial/investment/multifamily lot located in "The Crossroads Center." Strategically located at the crossroads of East Lincolnway and North College and East Lincolnway/US Highway 30. Zoned Mixed Use with Business Emphasis (MUB). City utilities. Minutes from downtown Cheyenne. Easy access to US Interstate 80 and College Blvd interchange.



COUNTRYSIDE AVE. BLOCK 2, LOT 1

Wonderful opportunity for building a large multifamily unit development in Cheyenne's hottest subdivision with nearby schools, shopping, and access to amenities. This 5+ acre lot is already zoned "Multifamily Residential" and lends itself to apartments, or four-plex clusters. The SaddleRidge Subdivision has over 700+ households, an elementary school and Cheyenne Greenway Trail System. Another new school is anticipated nearby.

\$1,100,000



1721 AMES AVENUE

Newer office/warehouse building on great corner lot w/ 5,000 Sq/ ft warehouse, and of 5,000 Sq. ft office and multi-use space. Open lower level designed as warehouse w/ dock high door. Upper floor completed 2016, w/ large offices, break room, & conference room. Handicap stair-lift can be included for access to upper floor. Zoned Light Industrial. Has been elevated out of the 100 year flood plain. \$640,000



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 \$268,569. campstoolbusinesspark.com



J. Fred Volk

307.421.0347

jfredvolk@cheyennehomes.com



Wendy Volk

307.630.5263

wendyvolk@cheyennehomes.com

The Volk Team
wendyvolk.com

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103 N. YELLOWSTONE HIGHWAY

Rare opportunity in Glendo, WY. The Old Western Saloon, Steakhouse, and newly added Liquor Store with drive up window is the perfect business opportunity in a growing community! The Historic Saloon and steakhouse have been around since 1925 and offers a Full Service bar, a brand new walk-in liquor store with drive-up window, and a full service restaurant that has been cleaned and serviced and is ready to go with a menu that has a proven success with top of the line selections. Everything is included! **\$650,000**



1103 OLD TOWN LANE

Class A Office Space for lease in Old Town Lane in the AVI Building. Space includes 10 private offices, reception area, waiting room, conference room, printer/copier area, common bathrooms, access to common kitchen/break room, elevator, 2 entrances, and all utilities are included for only \$3,900 per month. Space is a garden level design that is bright and has lots of natural light in most offices, but it is in the lower level with access to an elevator or stairwells.



0 NONE, GLENDO WYOMING

Lakeshore Tract - Public Water Utility A rare opportunity to own a WY Public Water Utility in Glendo, WY. This water utility serves over 120 homes in and around Glendo Reservoir area and includes 3 wells, well equipment, one 20k gallon storage tank & another 7500 gallon water storage tank, all distribution lines, pump houses and equipment, software, and all easements. The main well is 1157 feet deep and hits the Madison/Frontier aquifer. **\$695,000**



If you want a "custom home build" by Sanchez Construction call Buck. Their homes offer beautiful finishes, including stunning hardwood floors, solid wood trim, tile floors in baths and laundry rooms, granite or marble countertops with tile backsplash, 5-piece master bath, raised-panel kitchen cabinets with CityScope design, and name-brand appliances.



1414 SCENIC RIDGE DR.
Sanchez New Construction Spec home. Early Spring 21' completion. **\$495,000**



1390 SCENIC RIDGE DR.

CUSTOM home in Rocking Star Ranch on 5 acres with a 60'X40' outbuilding concrete floor, stubbed for water & electrical. 2 story home has a main floor master retreat with tiled shower, soaker tub & double sinks. Kitchen has large island, vented gas stove, refrigerator, large vaulted living room with gas fireplace, 2nd main floor bath & laundry room with sink, office/den, formal dining room. Upstairs has a loft, 2 bedrooms, & full bath. Basement is walk-out & unfinished.

\$675,000



BUCK WILSON

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TBD INDUSTRY CT

Excellent corner commercial lot, Zoned LI. One of the best lots available at a terrific price!! 3.96 Acres+/- right on the corner of Hutchins Drive, Industry Drive and Industry Court. High Speed Internet Available. **\$625,000**



TBD BRUNS WAY

At Happy Jack in North Range Business Park. Join Microsoft and Wal-Mart Distribution in this amazing West Cheyenne location. 28.31 acres. Beautifully designed PUD with open space and trails, easy 5 minutes to downtown with Access to I-25 and I-80. \$2.54 per SF.

\$3,130,022



TBD MASON WAY

Excellent High Visibility Location on the corner of Converse Avenue and Mason Way, directly across the street from the Post Office. Flat Lot, Shovel ready, Zoned CB. **\$995,000**



LARRY SUTHERLAND
307.630.0528
larry@cheyennehomes.com

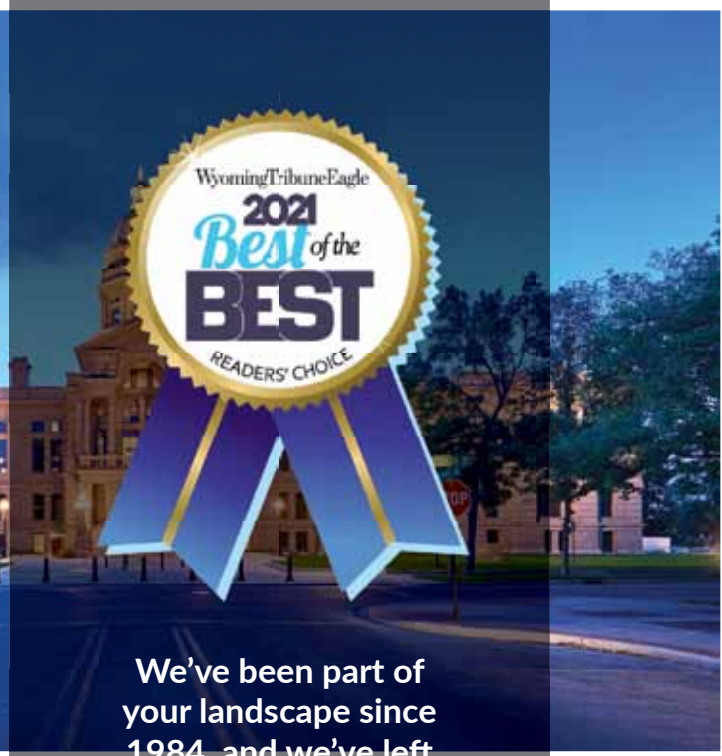
#1 PROPERTIES COMMERCIAL

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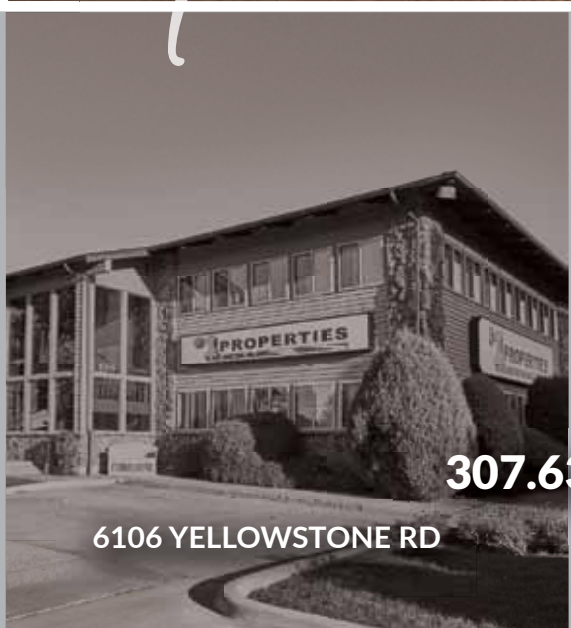
#1 PROPERTIES



We've been part of your landscape since 1984, and we've left footprints all over town. We value the trust and support of our fabulous clients, customers, and friends. We support our community, and we believe wholly in the joy of giving back.

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