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Volume 40 | Number 5

MAY 2022

Preview REAL ESTATE GUIDE

Southeast Wyoming's
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Preview REAL ESTATE GUIDE

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3,189.03± total acres; 3,029± deeded acres and 160± BLM acres. Well maintained ranch with live water, abundance of wildlife.

\$2,950,000

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

**COTTON IRRIGATED ACRES**

Torrington, Goshen County, Wyoming
170.5± total acres: 110± irrigated acres and 60.5± dry land grass acres.

\$500,000

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

**MOSHER FARM**

Harrisburg, Banner & Kimball County, Nebraska
5,319± acres of dryland farm ground. Excellent farming and animal habitat. Broker-owned property.

\$8,510,000

Dean Nelson at (307) 340-1114

**RENEGADE RANCH**

Lingle, Goshen County, Wyoming
9,714± total acres; 6,414± deeded, 1,400± State lease & 1,900± BLM acres. Hardy grass and ample water.

\$6,500,000

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

**TEA KETTLE RANCH**

Torrington, Goshen County, Wyoming
19,998± total acres; 19,358± deeded acres and 640± State lease acres. Excellent water and grazing.

\$13,195,000

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

**MILLER PROPERTY**

Guernsey, Platte County, Wyoming
160± acres, 4 bedroom/ 3 bath custom home, shop, lean-to building and corrals. Views of Laramie Peak & Gray Rocks Reservoir.

\$700,000

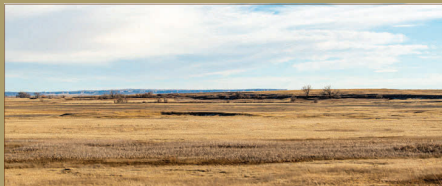
Cory Clark at (307) 334-2025
or Tandy Dockery (307) 334-2025

**ROBB ACREAGE**

Cheyenne, Laramie County, Wyoming
43.23± deeded acres located just minutes from Cheyenne. No covenants, good grass, lots of potential for development.

\$302,610

Ryan Rochlitz at (307) 286-3307

**FULLER UPLAND FARM**

Torrington, Goshen County, Wyoming
697± deeded acres w/ 99± flood-irrigated acres with sub-irrigated ground dryland pastures.

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Kiersten Leach at (307) 351-1403
or Scott Leach at (307) 331-9095

**187 MILO ROAD**

Crawford, Sioux County, Nebraska
3,256 sq. ft. custom log home on 45± deeded acres with end-of-the-road privacy.

\$1,490,000

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

**ATKINSON ACRES**

Wheatland, Platte County, Wyoming
380± deeded acres with views of the Laramie Range. Fenced with stock wells, electricity, corrals and water rights. Parcels available.

\$950,000

Scott Leach at (307) 331-9095

**SIERRA MADRE ACREAGE**

Saratoga, Carbon County, Wyoming
18± deeded acres, just outside city limits of Saratoga, WY. Excellent building site with 2 wells and new 24x100' barn.

\$525,000

Ryan Rochlitz at (307) 286-3307

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Cheyenne, Laramie County, Wyoming
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Under Contract



1077 S. Mule Trl. • \$619,000

New home by Double T Construction, Emerald Model. This lot has amazing views to the south and the west, just minutes from town. Over 1,700 sq. ft. of living space on the main floor, with an unfinished walk-out basement. Gorgeous finishes; to name a few, granite countertops throughout, solid oak flooring in the living room, kitchen, dining, mud room and entryway. Plush carpet in the bedrooms. Cabinets, window sills and mantel over the fireplace are knotty alder. 6.60 acres. Estimated completion mid July.

Dana Diekroeger • 421-7593 #84802



1001 E. 22nd St. • \$367,900

This is a unique property in that there is a 2,240 sq. ft. commercial building on this lot with the home. The commercial building is occupied as a daycare center. The home has tons of natural light, lots of storage and gorgeous hardwood floors. To schedule a personal showing, please call Century 21 Bell, 307-635-0336.

Linda Weppner • 630-0955 #84662

Under Contract



910 Western Hills Blvd.
\$355,000

Don't miss this classic beauty; Western Hills home. Four bedroom, 3 bath, 2-car attached garage with bonus rooms, ready for your personal touch. This home will not last! Enjoy the well-maintained yard complete with a water feature and BBQ ready.

Tracy Wilson • 630-8686 #85420

Under Contract



2203 Silverton Dr. • \$410,000

Beautiful, updated and inviting ranch-style home located on a corner and cul-de-sac. Living room with gas fireplace, main floor bedroom with 5-piece bath. Kitchen has huge butcher block center island, granite countertops and lots of storage, includes a walk-in pantry. Two more bedrooms and laundry on main floor. Finished basement has a family room and 2 more bedrooms with a full bath. Walking distance to parks and schools.

Dana Diekroeger • 421-7593 #85113

Under Contract



304 Apricot St. • \$450,000

What a great opportunity to own this beautiful, like new home! It has 2 master suites both with walk-in closets. There is an extra room to use as an office, workout room or whatever you choose. The backyard is ready for those summer BBQs with a covered patio and is fully landscaped.

Judy Edgar • 631-1126 #85092

Under Contract



1518 E. 14th St.
\$267,000

Centrally located near Holliday Park and the YMCA. Ranch-style home with 2 large bedrooms, updated kitchen and bathroom. Basement is unfinished with another room/family room. Living room is very open with high ceilings and a spacious sunroom.

Dana Diekroeger • 421-7593 #84896

Under Contract



218 E. 25th St.
\$315,000

Located adjacent to Cheyenne Regional. Converted 1901 two-story, wired for multiple phone lines, LAN, off-street paved parking, handicap ramp on the north side. Handicap main floor bathroom. Can be residential.

Rob Higgins • 631-0448 #85354



Tract 3 Blue Willow Ln.
\$165,000

Oh, what a view! As you look west you will enjoy seeing the foothills, Table Mountain and more. The placement of your new home provides a quiet paradise just a few minutes from Cheyenne. 5.3 acres will certainly accommodate a barn, outbuilding, detached garage and more. The perfect homesite.

Cody Harvey • 631-0240 #83888

Under Contract



3009 Ames Ct.
\$217,000

Perfect home close to FE Warren. Open family room with 2 bedrooms and 1 full bath on the main floor. Another room currently being used as an office. Large eat-in kitchen. Attached garage with fenced backyard. Basement is unfinished with a laundry room and lots of storage. Newer Gill windows.

Dana Diekroeger • 421-7593 #85398

Under Contract



Tract 3 Silver Fox Ln.
\$165,000

This spectacular lot has the perfect terrain for a walk-out. In addition, the views from this property are awesome as you look out to the foothills and mountains to the west. Located on Silver Fox Lane, it is just minutes to Cheyenne. Your new country home will be perfect on this lot.

Cody Harvey • 631-0240 #83880



Tract 1 Silver Fox Ln.
\$165,000

This a prime building lot just minutes from the city. Paved access to the corner of this lot. Be surrounded by the wonderful rolling hills of Wyoming as you plan the site of your new home.

Cody Harvey • 631-0240 #83884

Under Contract



2317 Helen Ave.
\$249,900

Recently updated home, ready for your personal touch! New vinyl windows, renovated kitchen with new appliances, renovated bathroom, new laminate flooring. Exterior to be painted prior to close.

Rob Higgins • 631-0448 #85445

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

Under Contract



TBD Grant Ave. • \$3,500,000

This 18.92+/- parcel is zoned MUB (Mixed Use Business) and provides multiple possibilities for the potential use. This would include retail, restaurants, housing to include townhomes, twin homes, condos, affordable housing units and a host of other opportunities. This land is located along the re-developing W. Lincolnway corridor. Designated as an Urban Renewal area, development funds may be available through the URA board. This is an exciting offering.

Linda Weppner • 630-0955 #83905



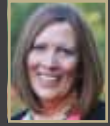
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3631 Patrick Rd.

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Tracy Wilson • 630-8686 #85358

Commercial Lease



5801 Yellowstone Rd.
Lease

A great opportunity to lease on Yellowstone with high visibility. Approximately 3,000 sq. ft. of prime office space.

Judy Edgar • 631-1126 #82618

Price Change



Tract 2 Eagle Ranch Estates
\$149,900

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

Mike Hutton • 630-2735 #82754



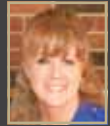
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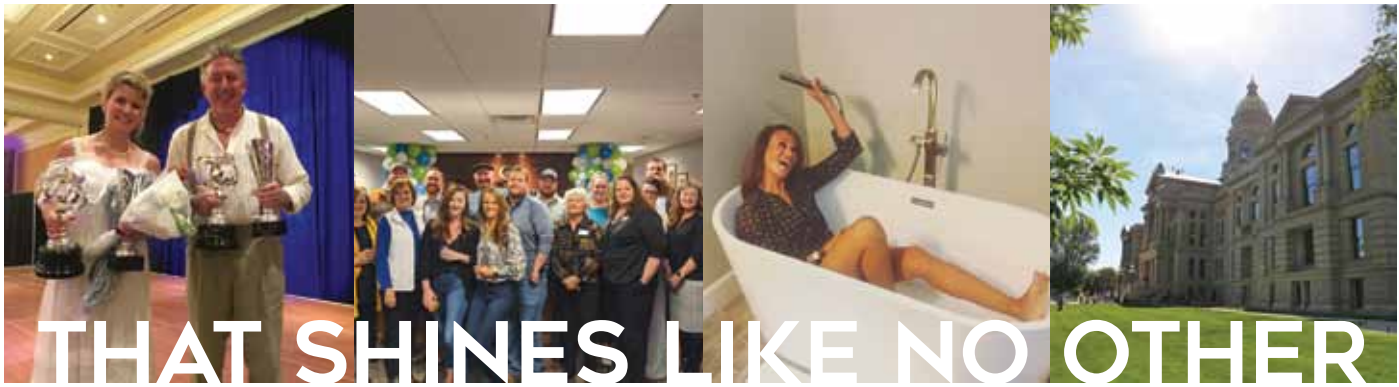


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HOMES

NEW CONSTRUCTION



1057 W. Plains Rd. • \$525,000

New construction on the open plains. Ranch-style home with 3 bedrooms, 2 baths, 2-car garage. The home has an open floor plan with granite countertops, tile back splash and stainless steel appliances.

BUILDING LOT



Lot 15 Buckskin Trl. • \$190,000

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Tract 5
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\$105,000

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\$385,000

5120 Kennedy Drive

This updated 2-story in the desirable Sun Valley Addition offers 4 bedrooms and 4 baths including a master suite. Enjoy the hardwoods, updated kitchen and expansive yard that is sprinkled.



\$365,000

5400 Liz Ranch Road

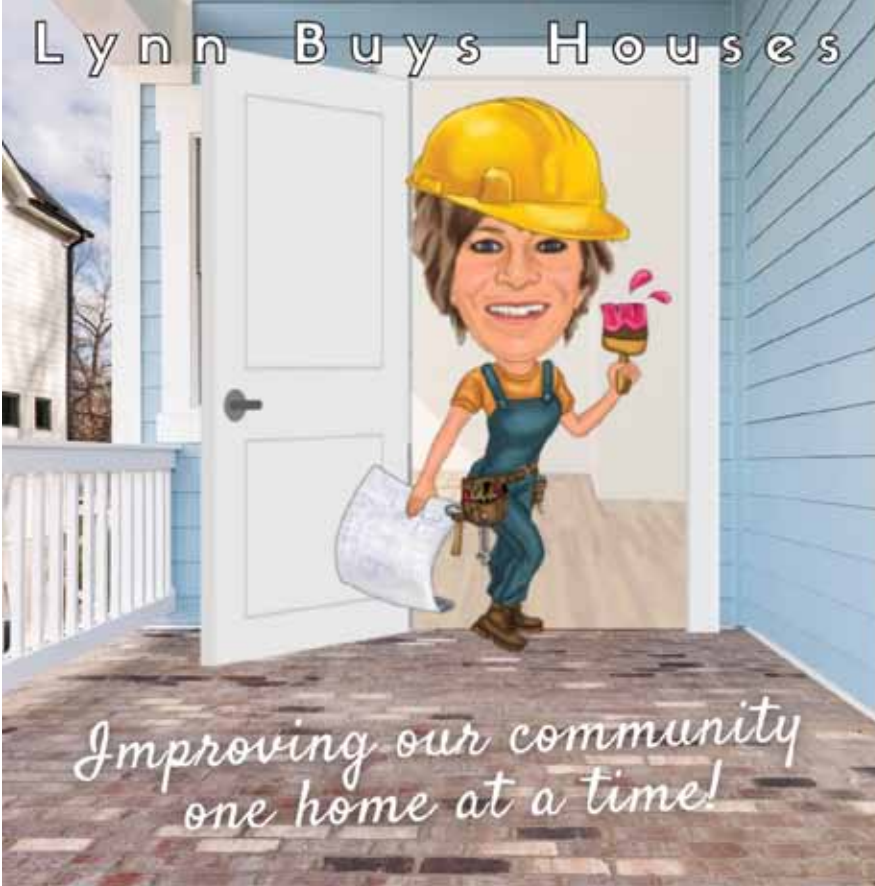
This well kept rancher offers 5 bedrooms, 3 full baths and a 2-car garage in the desirable JL Ranch. It is fully finished including vaulted ceilings, hickory hardwoods, a main floor master suite and a fully sprinkled corner lot with alley access. Appliances and central air included.



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4615 N. COLLEGE \$659,000

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TBD New York Road



\$110,000

6.36 acres with views of private ranch land and hills to the south, peaceful, almost end of the road property. Close to Crystal and Granite reservoirs and Curt Gowdy State Park.

Lot 3 Arena Lane



Under Contract

\$390,000



TR 112 Bucking Horse Blvd.



Under Contract

\$113,500

40.38 acres bordering state land in Diamond B Subdivision. Varied topography, distant views, relatively easy access from the main entrance or County Road 139. Come take a walk on this land to appreciate the solitude and beauty of nature and find your perfect getaway spot, approximately 23 miles from Cheyenne.

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\$519,950



406 5th St. • Chugwater

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\$155,000



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\$95,000

Lot 2 Chugwater Industrial Park

1.70 Acres. Priced Reduced.

\$190,000

Lot 3 Chugwater Industrial Park

1.88 Acres. Priced Reduced.

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TBD Deming Dr.

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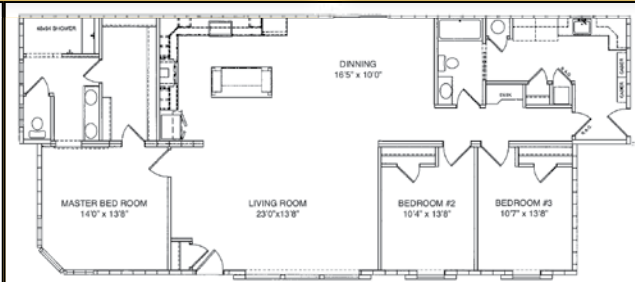
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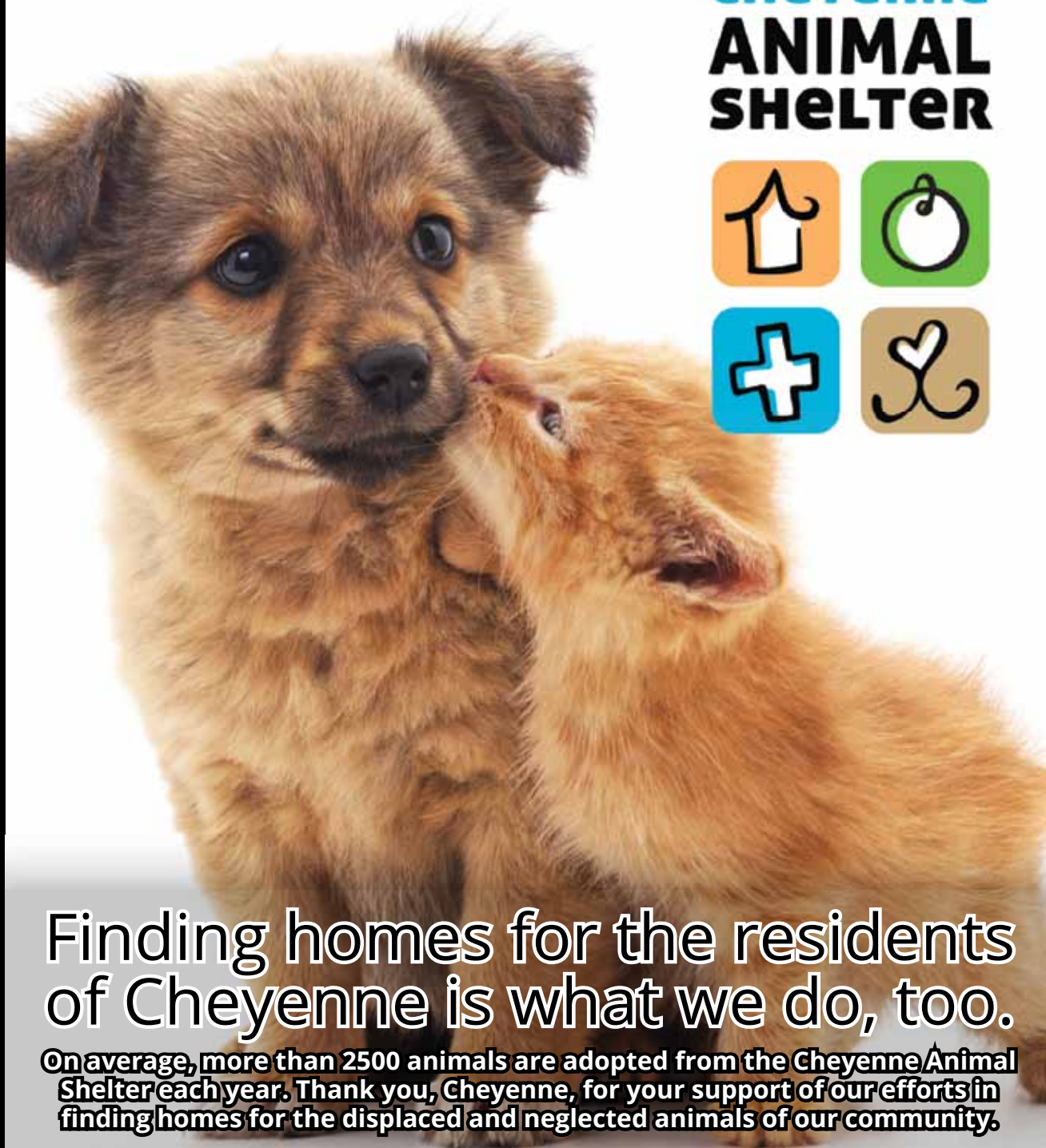


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5505 OPAL DRIVE \$711,530 5BR 4BA 3-car garage 85060.mistiewoods.com	2330 SILVER GATE WAY \$665,000 3BR 2BA 4-car garage 85504.mistiewoods.com	1687 GERONIMO ROAD \$651,639 3BR 4BA 4-car garage 82018.mistiewoods.com
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5500 OPAL DRIVE \$604,700 3BR 2BA 3-car garage 85059.mistiewoods.com	3093 BIG PRAIRIE BLVD \$558,100 4BR 3BA 3-car garage 83714.mistiewoods.com	1653 RENEGADE COURT \$554,707 3BR 3BA 4-car garage 81665.mistiewoods.com
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2208 ARROWLEAF DRIVE \$529,900 3BR 2BA 3-car garage 84533.mistiewoods.com	2788 CIRCLE HEART LANE \$527,860 3BR 3BA 4-car garage 81507.mistiewoods.com	5512 OPAL DRIVE \$497,970 3BR 2BA 3-car garage 79047.mistiewoods.com
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4031 FARTHING ROAD \$481,700 3BR 2BA 4-car garage 82479.mistiewoods.com	5504 OPAL DRIVE \$468,300 3BR 2BA 3-car garage 79051.mistiewoods.com	2331 GOODNIGHT TRAIL \$455,054 3BR 2BA 3-car garage 81551.mistiewoods.com
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5503 IMPERIAL COURT \$325,000 3BR 2BA 2-car garage 85430.mistiewoods.com	1018 HACIENDA COURT \$222,000 3BR 2BA 1-car garage 85187.mistiewoods.com	LOTS 2-5 FUSSELMAN AVE \$210,000 4 CITY LOTS - NO COVENANTS! 84427.mistiewoods.com
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2333 SILVER GATE WAY

\$640,000

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- Hardwood & Tile flooring, granite countertops in kitchen & master bath, massive master suite complete with luxurious master bath & soaker tub!
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**LOT 2 BLOCK 1 DELL RANGE BLVD.**

High visibility on Dell Range (near Dell Range and Ridge) a retail office plaza with 3 possible units (or any combination). Current plans have a potential of a "Drive-Thru." Space can be customized to be built for individual needs, call LA with any and all possibilities. For Lease

**ROOCH'S MARINA, GLENDO WYOMING**

Roach's Marina is the perfect business to grow and make your very own. Very strong customer base with several revenue streams including: 89 boat slip rentals with electric and water, a motel with 6 rooms, 47 mobile home park sites, 12 RV full hookups site, full-service cafe, convenience store, liquor store, repair shop, fuel station, 51 storage units, boat, paddle boards & kayak rentals, an updated residential home, plus potential expansion. Very strong income! \$2,500,000

**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

**1425 E. P STREET, TORRINGTON, WY.**

18 unit apartment complex in East Torrington, WY across the street from Lincoln Elementary School. All units are 2 BR, 2 BA units, wall A/C, tile floors & open living/kitchen/dining area with an average \$700 per month rent per unit. Tenant pays for their own electric. Exterior is stucco, metal roof, fire suppression system throughout the complex. \$1,425,000

**2239 MEADOW DRIVE**

Corner lot home in Sunrise Estates, three bedrooms, three baths, two car garage, large living room, large family room with fireplace, vaulted ceiling, huge backyard with garden area and shed. \$392,500



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



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- 1682 Espen Trl - \$655,000
1723 s/f, 3BR /2 BA/ 4 Car Garage
- 1688 Espen Trl - \$740,000
1946 s/f, 3BR /2 BA/ 4 Car Garage
- 1695 Espen Trl - \$665,000
1723 s/f, 3BR /2 BA/4 Car Garage
- 1667 Espen Trl - \$TBD
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1714 Logan Avenue



Charming office space in a great location! 3-4 lovely offices plus reception area, storage and multi-use spaces. Updated electrical & updates for high speed internet, central A/C, courtyard area, handicap accessible ramp, on-street parking plus 3 dedicated parking spots on concrete slab, detached garage for more parking or storage. Come take a look! For Lease - \$1,500/mo.



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TRACT 12 FALCON RIDGE - 37.23 ACRES

Excellent building opportunity on private maintained road within approx. 11 miles from city limits. Cul-de-sac tract backs up to 640 acres of state land. Perfect to build your new home. Western vistas with some rolling topography. **\$235,000**



255 MILLER LANE

Corner duplex in north location!

Main floor: 2 bedroom unit, full bath, 1 car garage

Basement: 2 bedroom unit, 3/4 bath: separate

exterior entrance Shared main floor laundry

Could be used as single family residence. **\$330,000**



Bonnie BERRY

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Melissa SWALLA

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melissa@cheyennehomes.com



CHEYENNES HOMETOWN REALTOR

BOB SCOTT



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1217 SHERMAN MOUNTAIN LP.

Grand, executive home w/ 6 BR, 6 BA, grand entry & galleria, formal living & dining rooms, butler's service area, gourmet kitchen w/ exceptional cabinet & counterspace accented by a 4x8 granite island. Sunken entertainment room, wet bar & surround sound. Master suite boasts two walk-in closets, sitting area & a seven piece master bath. **\$830,000**



2909 SPRUCE DRIVE

Exceptional Mountview Park home! Unique floor plan, on a corner lot, maintenance free exterior, 2 car garage, newer kitchen and baths. Fantastic location! **\$345,000**



3326 DUFF AVENUE

Great little project! Lots of new! Appliances, cabinets, and new counters!

\$220,000

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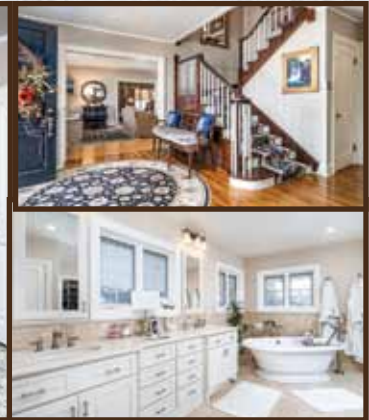
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2900 CAREY AVENUE

Turn of the Century 2 Story on stately Carey Ave. Gorgeous home that is absolutely charming. Formal foyer, living room, music room, formal dining room & country kitchen. Main floor family with wood burning fireplace & solar room. Upper level has master suite with grand en-suite bath with free-standing tub, huge walk-in closet and private balcony. 4 bedrooms, den with built-ins & a craft room. Beautiful stairway. Truly one of Cheyenne's Gems! **\$1,100,000**



SALE PENDING



716 E. MUSTANG RD.

Close-in ranch in immaculate condition. Vaulted-beamed ceilings, formal dining plus a breakfast area w/ patio door out to 2-tiered deck & backyard. Mature landscaping. Galley kitchen w/pantry. Main floor laundry. 3b BR on main level. Master bedroom w/master bath & walk-in closet. 3 car detached garage. 1.20 acres natural gas & cable TV. RV parking. **\$459,900**

SALE PENDING



2304 E. 11TH STREET

Affordable bungalow. Handyman special. Two bedrooms, gas log stove. All one level living. Two car detached garage with alley access. Being sold "As Is" condition. **\$129,900**

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1200 KING COURT \$370,000

Nearly brand new construction at a fraction of a new construction price tag! Beautifully built bi-level home in an established neighborhood features 3 bedrooms, 3 bathrooms, and an oversized 1-car garage. Stylish and sleek with many must-haves: open concept living, generously portioned bedrooms & living space, large kitchen pantry, breakfast bar, central AC, master bathroom, walk-in closet, fenced back yard, alley access, and more! The driveway is fit for multiple vehicles and/or RV/boat parking! Elementary, Jr. High, and High Schools are within excellent proximity too!



NEW LISTING!



1807 SPRUCE DRIVE \$375,000

Welcome to the attractive Silvergate Addition! 3BD, 3BA, 2-car garage. Wonderful curb appeal in a picture-perfect neighborhood! Soaring vaulted ceilings, finished basement w/ additional living space! Updated windows, newer furnace, sprinkler system, 5-piece master bathroom w/ soaker tub! Lovely oak kitchen cabinetry & an adjacent dining space which looks out into lush, mature landscaping. Centrally located!



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offered at \$664,900



2377 Foothills Road
"MEADOW GROVE" PLAN
offered at \$668,900



2369 Foothills Road
"HESTER" PLAN
offered at \$659,900

features

Central A/C • Gas Fireplace • Great Room • Eat-In Kitchen • Separate Dining
Walk-In Closet • Thermal Windows • Full Unfinished Walk-out Basement
Landscaped in Front and Back with Sprinkler System • Back Fenced • Patio



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5125 THUNDER RIDGE ROAD

Don't miss your chance to own this gorgeous, close-in rural home on nearly 10 acres! Vaulted ceilings, two kitchens, three fireplaces, huge deck, and a fully finished walkout basement. Views for miles, plus four bedrooms, three baths, and almost 2400 ft.² on each level!

\$899,000



TBD COLLEGE DRIVE

Great commercial acreage! 36.21 acres visible from I-25. Land has access easement from College Drive, as well as a 12" water tap from the Board of Public Utilities. **\$980,000**



3009 SMITH PLACE

Your family will love this great home. There is plenty of room to spread out with 5 bedrooms, 3 full baths, a sun-filled living room, and a huge family room. Situated on a large lot on a quiet cul-de-sac w/ fenced back yard, enclosed sunroom, and a sprinkler system. New roof and all new windows in the last two years.

\$420,000



TRACT 25 SPRING

CREEK ROAD

Large lot in Spring Creek Ranch. Incredible views, native grass, wildlife.

\$125,000



1854 CADILLAC RD.

All-brick home on 9.9 acres. Nearly 3100 sq ft on one level. In addition to the vaulted ceilings, 3 large bedrooms, 3 bathrooms, office, & sunroom, you'll love the large kitchen, separate dining & spacious family room. ADA accessible w/ 36" doorways throughout & ramp in the garage. Detached 2-car garage w/ heaters, epoxy floors, & 220v. 2 sheds, dog run.

\$615,000

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808 WEST 20TH STREET

Located in the heart the West Edge District within Downtown Cheyenne, offers 16,000+ square feet of Class A office space with over 50 parking spaces. Headquarters for Taco Johns International, the building is equipped with a full kitchen, a full multimedia Training facility able to handle over 75 participants & over 50 individual office areas. Multiple conference rooms and break rooms. Building is zoned Light industrial and has a 10 foot high drive in door. **\$2,210,000**



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5701 MICA BLUFF \$755,000

Beautiful new home in the desirable Bluffs subdivision. All of Dan Gregg's fabulous finishes incl top quality cabinetry, quartz counters, porcelain tile baths, master suite w/ gorgeous walk-in shower, double sinks, large soaker tub, walk-in closet. Fully maint-free stone & stucco ext, complete landscaping, fence. This home is spoken for but we have others in the works.



5709 MICA BLUFF \$665,000

Dan Gregg Construction's newest floorplan, The Boulder, is under construction in the desirable Bluffs subdivision. Top quality finishes throughout incl custom cabinetry, solid surface counters, porcelain tile in the baths, custom walk-in shower, full maint-free exterior, full landscaping & fencing. This 4BR, 3BA, 3-car garage home is pending but we have others starting now. Contact us for more information.



5710 JADE BLUFF \$615,000

Beautiful new Dan Gregg Construction home in desirable Bluffs Subd. All of Dan Gregg's fabulous finishes incl top quality cabinetry, quartz counters, porcelain tile baths, master suite w/ gorgeous walk-in shower, dbl sinks, soaker tub, walk-in closet. Brand new Boulder plan with spacious covered deck. Fully maint-free stone & stucco ext, complete landscaping, fence. June 2022 completion.



NEW PRICE

Chugwater, WY

306 3RD STREET, \$320,000

- Wonderful new construction in Chugwater WY offers 3BR, 2BA, 2-car garage. All one level living.
- Attractive white cabinetry and laminate counters, tile floors in kitchen, dining, bath, carpet in LR and BR's.
- City services on this great lot. Just minutes to I-25 and then a short commute to Cheyenne or Wheatland.



NEW LISTING

3720 SUNRISE HILLS \$479,900

- Striking 4BR, 2BA remodeled rancher w/ great views of city & distant mountains. Nearly everything is new
- 2BR up, full BA, 2BR down, full BA, FR, 3 new egress windows. New furnace, new AC, new roofs.
- Oak floors on main level, new addition off the front, white kitchen w/granite. Huge, detached 4+ car garage.



NEW LISTING

5706 JADE BLUFF \$649,900

Beautiful new Dan Gregg Construction home featuring the new Denali Plan. All of Dan Gregg's fabulous finishes incl top quality cabinetry, quartz counters, porcelain tile baths, stunning master suite w/ gorgeous walk-in shower, double sinks, walk-in closet. The home offers a fully maintenance-free stone & stucco exterior, complete landscaping, fence. Late Summer/early Fall 2022 completion.



4723 HICKORY PL \$200,000

- 3BR, 2BA condo in a great central location. Many updates, laundry upstairs for convenience.
- Main floor has newer laminate flooring, newer countertops in kitchen.
- Separate dining, enclosed rear yard/patio. HOA is \$260/month and includes water, sewer, garbage, insurance.



LOT 2 SUNRISE HILLS \$95,000

Wonderful building lot with nice city and distant mountain views. Nearly 9000SF in size, this lot would be ideally suited for a raised ranch or 2 story home. Tap fees are paid per BOPU and connections are at the curb. Call for more information.



LOT 9 SUNRISE HILLS \$120,000

Wonderful building lot with exceptional city and Rocky Mountain views. This lot is 10,500SF in size and would be ideally suited for a raised ranch or 2 story home. Two nice sized trees are on the lot and the tap fees are paid per BOPU, with connections at the curb. Call Scott or Lisa for more information.



NEW LISTING

2512 REED AVE \$215,000

- 2BR, 1BA ranch style bungalow in close to downtown.
- Recently painted exterior siding, large deck off front with pergola
- Spacious kitchen, separate dining, lam flooring.



521 PERSONS RD \$320,000

- This hidden gem sits on a double lot allowing room to add an outbuilding
- It has 3 bedrooms, 2 bathrooms, spacious LR with fireplace, a 1 car garage and attached storage shed.
- Many updates and improvements to be found throughout including updated kitchen, bathrooms, flooring, lighting



715 SOUTH FORK RD \$139,900

- 3BR, 2BA manufactured home on its own fenced lot in South Fork Mobile Home Park.
- Attractive luxury vinyl plank flooring, newer carpet, vaulted ceilings.
- Tucked in the back of the park with mature trees, large yard, utility shed.



1518 CROOK AVE \$275,000

- 4 Bedroom, 2 Bath ranch-style home in great central location.
- Birch kitchen, tile flooring, separate dining room, living room, updated windows on main level
- Partially finished basement includes 2BR, BA, and great space for a future family room. Nice!



2614 PIONEER AVE \$429,900

Impeccably maintained commercial office bldg conveniently located just blocks from the State bldgs, & downtown. Offering private ofcs, conference rm, work areas, reception & significant storage in bsmt, 3rd floor & det. garage, this sterling property is ideally suited as a law, accountancy, or management office.



Scott & Lisa
FOSTER

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*Now
Building In:*



**CROSS TIE RANCHES
| WALDEN TRACTS |
COSTALEZ RANCH |
YELLOWSTONE NORTH |
WALDEN ACRES**

**TR. 87
CANYON DR**



Brand-new construction by Leaning Tree Homes in Yellowstone North Subdivision, just 9 miles north of Cheyenne. Spacious, open, ranch-style floor plan (The "John Plan") featuring 3 bedrooms, 2 baths, & oversized 2-car attached garage with an unfinished basement. Located on 4.53 +/- acres. Granite kitchen countertops. Central air conditioning. Tranquil close-in rural property located off US Interstate 25 and Ridley Road (Exit 21). This brand home is under construction and scheduled to close June 2023. \$595,000

**TRACT 2 ROAD
147**



Proposed Brand New Home by Leaning Tree Homes in new Cross Tie Ranches Subdivision, just off US Interstate 80 & Carpenter Road Exit. Ranch-style "John Plan" with open floor plan featuring 3 bedrooms, 2 baths, 2-car attached garage with unfinished basement. Tranquil 13 acres. June 2023 completion. Directions: US I-80 East to "Carpenter/Burns Exit" (Exit 386). Turn right onto Wyo State Highway 214 towards Carpenter. Go 4.88 miles & turn right onto County Road 206. Head east 1.5 miles to Road 147 & turn left. \$572,400

**TR 10 LEWIS
GORDON RD**



Proposed Brand New Home by Leaning Tree Homes in new Cross Tie Ranches Subdivision, just off US Interstate 80 & Carpenter Road Exit. Ranch-style "Arya Plan" with open floor plan featuring 3 bedrooms, 2 baths, 2-car attached garage with unfinished basement. Tranquil 13 acres. Anticipated completion June 2023. US I-80 East to "Carpenter/Burns Exit" (Exit 386). Turn right onto Wyo State Highway 214 towards Carpenter. Go 4.88 miles & turn right onto County Road 206. Head east 1.5 miles to Lewis Gordon Road. \$530,400

**TR 9 LEWIS
GORDON RD**



Proposed Brand New Home by Leaning Tree Homes in new Cross Tie Ranches Subdivision, just off US Interstate 80 & Carpenter Road Exit. Ranch-style "Hannah Plan" with open floor plan featuring 3 bedrooms, 2 baths, 2-car attached garage and an unfinished basement. Tranquil 13 acres. June 2023 Completion. Directions: US I-80 East to "Carpenter/Burns Exit" (Exit 386). Turn right onto Wyo State Highway 214 towards Carpenter. Go 4.88 miles & turn right onto County Road 206. Head east 1.5 miles to Lewis Gordon Road. \$568,400

307.634.2222
CHEYENNEHOMES.COM



#1 PROPERTIES

6106 YELLOWSTONE RD
6020 YELLOWSTONE RD
1660 DELL RANGE BLVD

1687 POLAR STAR COURT

Under Contract!

Enjoy breathtaking Wyoming vistas at this close-in rural home nestled on a quiet cul-de-sac in North Star Ranch. Spacious 1.5-story updated home on 8.85 acres. 6 bedrooms, 4 baths, 3-car attached garage and 6-car detached garage. Brand new gourmet kitchen with center island, granite countertops and breakfast nook. Fully-finished walkout basement. Bonus room can be used as private guest quarters. Central air conditioning, whole house generator, 3 fireplaces. Mature landscaping, sprinkler system. \$1,200,000



2485 TRANQUILITY ROAD

Under Contract!

Exquisite updated ranch-style home in Mustang Ridge Subdivision on 1.5 acre corner lot. 5 spacious bedrooms, 3.5 baths, 3 car-attached garage. Gourmet kitchen, granite counter-tops, center island, Schroll maple cabinets. Finished basement includes large family room, wet bar/kitchenette, bookshelves and storage galore! Glistening hardwood floors, central air conditioning, cozy gas fireplace. Oversized back deck overlooking the tranquil water feature and mature landscaping. Enjoy incredible year-round vistas. \$950,000



726 STERLING DRIVE

Exquisite updated ranch-style home in Western Hills North Subdivision on a 13,900 sq ft lot. 5 spacious bedrooms, 3.5 baths, 3 car-attached garage. Gourmet kitchen with a beautiful hood, granite counter-tops, custom cabinets, and double oven. Fully-Finished basement includes large family room, wet bar, and a Walk-Out to the outdoor kitchen with awning. Glistening hardwood floors, central air conditioning, cozy gas fireplace. Oversized back deck and sheltered backyard with lots of mature landscaping. \$850,000



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Wendy Volk

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1715 FLEISCHLI PKWY

One-Level Commercial Office conveniently located 1 mile west of Historic Downtown Cheyenne, near strategic intersection of US Interstate 25 and US Interstate 80. Over 10+ private offices, conference room, kitchen/break room, two restrooms & a welcoming reception area. Paved off-street parking for 20+ vehicles with paved circle driveway. Exterior of building has minimal-maintenance with split-face concrete walls, metal roof& gutters. Mature landscaping. For SALE OR LEASE. \$820,000 or \$16/SF



The best shovel-ready development on I-80. Over 200 acres within city limits, zoned 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.
campstoolbusinesspark.com



The Volk Team
wendyvolk.com

6106 YELLOWSTONE RD
6020 YELLOWSTONE RD
1660 DELL RANGE BLVD



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*the house shelters daydreaming
the house protects the dreamer
the house allows one to dream in peace*

—GASTON BACHELARD

#1 PROPERTIES

LET US HELP YOU FIND YOUR *dream home.*