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Preview JULY 2023 REAL ESTATE GUIDE



307 Realty Professionals.....	23	Grandview Window & Door.....	27
Advanced Comfort Solutions.....	28	Jonah Bank of Wyoming.....	19
American National Insurance, Maggard Agency.....	22	Kaiser Flooring.....	28
American National Insurance, Mossey Agency.....	32	Keller Williams Frontier Realty.....	25
Banner Capital Bank.....	22	Kuzma Success Realty.....	20-21
Berkshire Hathaway — Northern Colorado Rocky Mountain Realtors.....	23	Meridian Trust Federal Credit Union.....	2
Central Bank & Trust.....	6	NextHome Rustic Realty.....	30
Century 21, Bell Real Estate.....	8-10	#1 Properties.....	34-56
Cheyenne Symphony Orchestra.....	31	Peak Properties, LLC.....	3
Clark & Associates Land Brokers, LLC.....	5	Pine Rock Realty.....	6
Coldwell Banker - The Property Exchange.....	12-18	Pinnacle Bank.....	11
Crossed Arrows Real Estate Services.....	7	Platte Valley Bank.....	30
Crown Realty & Property Management, Inc.....	11	Pronghorn Development.....	24
FirsTier Bank.....	29	RE/MAX Capitol Properties.....	19
		Riverstone Bank.....	26
		Wallick & Volk.....	4
		Western Vista Federal Credit Union.....	24
		Wyoming Bank & Trust.....	33

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ON THE COVER...

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CHUGWATER HIGHWAY NORTH PASTURE

Hawk Springs, Goshen County, Wyoming
480± deeded acres with windmill w/solar panel, direct access from State Hwy 313

\$580,000

Ryan Rochlitz at (307) 286-3307



CHUGWATER HIGHWAY SOUTH PASTURE

Hawk Springs, Goshen County, Wyoming
642.96± deeded acres with two windmills, fully fenced and exceptional access along Hwy 313.

\$770,000

Ryan Rochlitz at (307) 286-3307



HOME ON THE RANGE MEAT PROCESSING

Cheyenne, Laramie County, Wyoming
2.5± acres, 5,000 sq. ft. shop space for processing, rental income on property.

\$1,500,000

Stan Mosher at (307) 631-2155



HAWK SPRINGS RESERVOIR PASTURE

Hawk Springs, Goshen County, Wyoming
960± total acres; 660± dryland farm ground & 300± pasture acres. Small set of corrals, clay pit on location with potential for development.

Reduced to \$1,050,000

Ryan Rochlitz at (307) 286-3307



TMJ ACREAGE

Yoder, Goshen County, Wyoming
35± acres of grass, 2020 two-story home with many custom upgrades & outbuildings. Additional acres available.

\$776,000

Michael McNamee at (307) 534-5156



SPIEGELBERG SPRINGS RANCH

Laramie, Albany County, Wyoming
6,281± total acres; 5,019± deeded, & 1,262± State lease acres. Live water via Spring Creek & Sand Creek, 89± acre private lake.

Reduced to \$5,500,000

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



WEST PARCEL SPOON BUTTES RANCH

Torrington, Goshen County, Wyoming
4,070± deeded acres. 320± private lease acres available. Owned by Brad Reese.

\$3,256,000

Cory Clark at (307) 334-2025 or Brad Reese at (307) 351-1201



SPOON BUTTES RANCH

Torrington, Goshen County, Wyoming
8,551± contiguous total acres: 7,391± deeded, 200± BLM, 640± State lease, 320± private lease. Owned by Brad Reese.

\$5,550,000

Cory Clark at (307) 334-2025 or Brad Reese at (307) 351-1201



ELLEFSON LAKE RANCH

Hulett, Crook County, Wyoming
202± deeded acres with private reservoir in the heart of Wyoming Black Hills, complete with home and outbuildings.

\$1,250,000

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



ANDERSON 320

Pine Bluffs, Laramie County, Wyoming
297± farmable acres with 1,620 sq. ft. home, large Quonset shop. Great starter farm.

\$775,000

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



LOCK TRUCKING COMMERCIAL LOT

Wheatland, Platte County, Wyoming
3.46± total acres with I-25 frontage. Large shop, tractor bays, office space, and more!

\$1,150,000

Jon Keil at (307) 331-2833



80539 STONEGATE ROAD

Minatare, Scotts Bluff County, Nebraska
8.3± deeded acres with newly remodeled 1,511 sq. ft. home. 8± acres of water rights, horse corrals and turnout. Broker-owned property.

Reduced to \$260,000

Ryan Rochlitz at (307) 286-3307





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3942 Farthing – \$730,000

New Listing!

Listed by Chad Brannaman

- 5 bedrooms, 4 baths
- 3-car garage
- Immaculate and beautiful

1314 W. 18th St. – \$62,900

New Listing!

Listed by Becky Minnick

- 2 bedrooms, 1 bath

122 Prairie Ave. – Burns – \$165,000

New Listing!

Listed by Chad Brannaman

- 2 bedrooms, 1 bath
- 1-car garage

3820 S. Greeley Hwy. – \$90,000

Under Contract

Listed by Andrea Arenas

- 4 bedrooms, 2 baths
- Main floor master • Eat-in kitchen
- 1,836 sq. ft.

LAND

Chugwater Industrial Park

Lot 1 \$87,400
.82 Acres.

Lot 2 \$174,800
1.70 Acres.

Lot 3 \$196,650
1.88 Acres.

Lot 4 \$144,210
1.38 Acres.

ALL PRICES REDUCED!

1535 Oak Ct. – \$280,000

New Listing!

Listed by Chad Brannaman

- 2 bedrooms, 1 bath
- 1-car garage

1069 W. Plains Rd. – \$554,900

New Price!

Listed by Max Minnick

- Log Home, 2,452 sq. ft.
- Nearly 10,000 sq. ft. heated shop and garage space

406 5th St. – Chugwater – \$275,000

Commercial

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New Listing

2405/2423 E. Lincolnway • \$2,967,000

Opportunities like this rarely happen in Cheyenne today. Own 300+/- ft. of prime frontage on E. Lincolnway/US Highway 30 with curb-cuts. Present business usage is auto repair. Business is not for sale. Former motel is not in use. Site is a full 1/2 city block, perfect for dine-in or drive through dining or any other commercial use.

Linda Weppner • 630-0955 #89813



Linda Weppner
Broker/Owner
630-0955

New Listing

TBD Grant Ave. • \$2,670,000

Development on W. Lincolnway in Cheyenne is rampant, and this 18.01-acre city parcel will allow you to be a part of it. Property is replated with MUB and CB zoning which provides for multiple uses such as hotels, restaurants, retail, offices, condos, twin homes, affordable housing and more. Grade is level for construction ease. This parcel is immediately west of the Cheyenne Ice and Events Center.

Linda Weppner • 630-0955 #89924

New Listing

1528 TKO Ranch Rd. • \$974,000

Milliron TJ Construction spared no expense when building this beautiful state-of-the-art ranch-style home on 9+ vinyl fenced acres to ensure your sunset views are breathtaking. Five bedrooms, 3 full baths, 3-car attached garage, custom finishes throughout and more amenities to enhance your living experience than you can ever imagine. The 60'x66' outbuilding is fully spray foam insulated with heat, electricity, plumbing and concrete floor. This home brings so much beauty to a country lifestyle.

Tracy Wilson • 630-8686 #90047

New Listing

1346 Road 142 • \$700,000

Quiet 40 acres, off the main road on a nicely maintained gravel road. Three stall barn, 2-car detached garage. Four bedroom, 3 bathroom home. Man cave with a safe. Outdoor shooting range in lower pasture. Garden and 8'x6' proven greenhouse. Beautiful fenced backyard with established trees, with a drip system. Security system included. 20 minutes to Cheyenne in a rural setting.

Gary Gonzalez • 640-0855 #90100



Tracy Wilson
General Manager
632-2355



Gary Gonzalez
Broker Associate
640-0855

New Listing

4810 Van Buren Ave. • \$414,900

Great townhome located on a corner lot. Abundant windows throughout the home. Spacious floor plan with large kitchen with stainless steel appliances. Luxurious gas fireplace with mantle and media cut-out. Huge master suite with oversized jetted tub and large walk-in closet. Fully finished walkout basement with easy access to yard and garage.

Tammy Tschacher • 631-2885 #90171

New Listing

6955 Wilderness Trl. • \$380,500

Stunning townhome is walking distance to the nearby school in this family-oriented neighborhood. The kitchen has a unique open concept with upgrades throughout. Upstairs you will find a bonus room with French doors. The primary bedroom has a large bathroom with double sinks and a walk-in closet. Don't miss the tankless water heater and bar/coffee area.

Trenille Young • 262-9617 #90123

New Listing

3001 Foothills Rd. • \$374,900

Beautiful Crest Ridge home with an open and spacious floor plan and situated on a corner lot with a large fenced backyard. Beautifully maintained and conveniently located near schools, shopping, greenway and North Cheyenne Community Park. Recently wired for fiber optic - great for remote work.

Tammy Tschacher • 631-2885#90205



Dana Diekroeger
Sales Associate
421-7593



Judy Edgar
Sales Associate
631-1126



Brittney Kotunok
Sales Associate
262-9647



Mike Hutton
Sales Associate
630-2735

New Listing

**3400 S. Greeley Hwy. #124
\$62,900**

Big open living room next to kitchen is the perfect layout for get-togethers. The primary bedroom is very spacious with a walk-in closet and a bathroom. Two other bedrooms on the opposite side of the home can be used as an office or extra storage space. Beautiful porch for you to sit back and enjoy the fresh air.

Megan Best • 719-465-4724 #90202

Price Reduced

2419 Knadler St. • \$870,000

This magnificent estate features a sprawling floor plan with a 2-story great room and foyer, gleaming rich wood finishes, an enormous gourmet kitchen, soaring ceilings and unique design elements throughout the entire home. The second floor overlooks the foyer and great room. Finished basement has a home theater room! Both elegant and striking in appearance and quality of construction, this remarkable high-end estate is truly a one-of-a-kind masterpiece!

Asha Bean • 286-0269 #89980

Price Reduced

6219 Mountainview Dr. • \$698,000

This home will take your breath away from the minute you pull up to the front of the house. There is nothing similar to it in Cheyenne. North location and walking distance to schools. All new paint inside and out. Tons of updates include bathroom and kitchen, which have heated floors. Kitchen has a large new center island with plenty of seating to enjoy family and entertain. The deck off the kitchen has over the top views! Open floor plan, sunroom off living room, landscaped backyard.

Dana Diekroeger • 421-7593 #90036



Asha Bean
Sales Associate
286-0269



Trenille Young
Sales Associate
262-9617



4735 Blazing Star Rd.
\$680,000

Beautiful home in a desirable area with gorgeous views, what more could you ask for? Maybe 4 bedrooms, 4 baths, 5 acres and a huge deck to spend those warm summer evenings on! It has everything you want and more!

Judy Edgar • 631-1126 #90240



1207 Marie Ln. • \$674,900

Beautiful 2-story home in the Pointe has all the bells and whistles. This model is one of the largest floor plans built in the Pointe. Kitchen is amazing, granite, center island, coffee bar area with 42-inch upper cabinets and walk-in pantry. 4 bedrooms upstairs with laundry. Working from home? Large office on the main floor. Basement is finished with a great room, 4th bathroom, bedroom and a large dry bar for entertaining. Huge backyard with a large patio, also a covered front porch. Oversized heated 3-car garage.

Dana Diekroeger • 421-7593 #89901



842 Arapaho St. • \$290,000

Own your own piece of Indian Hills. Well cared for ranch-style 3 bedroom, 1-1/2 bath home. Just remodeled the main bath with a walk-in tile shower. Large covered patio and fully landscaped large backyard, great for those summer BBQ's. Extra basement room could be a 4th bedroom. Basement shop area newer hot water heater. 1 block off of Carlson and near Elementary School. Quiet neighborhood, easy access to main roads and local amenities.

Rob Higgins • 631-0448 #90276



Tammy Tschacher
Sales Associate
631-2885



Cody Rouse
Sales Associate
414-0054

Price Reduced



4013 Golden Ct. • \$414,900

Adorable ranch-style home tucked away on a quiet cul-de-sac. Large corner lot with lots or room. Close to schools, shopping and the Greenway. Move-in ready with new flooring and you will love the open farm house look. The basement is perfect for family time or entertaining guests with a large family room, full bath and an additional bedroom. Extra 11'x22' finished room for numerous possibilities; office, exercise room, craft room. Call for showing.

Tammy Tschacher • 631-2885 #89619

Price Reduced



146 Rio Verde Circle • \$334,900

Don't miss this opportunity for either an investment property or personal residence. Home has been completely remodeled with new paint inside and out. New flooring and so much more. Large lot on a cul-de-sac and easy access to the greenway, shopping and restaurants. Garden level basement, fenced yard front and back with a small shed. Home is currently rented for \$1,500 a month until July, tenant would love to stay if possible!


Dana Diekroeger • 421-7593 #89194




300 E. Prosser Rd. • \$89,900

Welcome to this beautiful 3 bedroom, 2 bath home in Cheyenne! This home has been meticulously maintained and is move-in ready for its new owner. The highlight of this home is the stunning kitchen, which is perfect for any home chef. The extended driveway provides ample parking space for you and your guests. Primary suite is a true oasis, offering ample space and privacy. Spacious primary bath features modern amenities and is perfect for unwinding after a long day. This home offers affordable living in Cheyenne. Home is located in a park and new owner must apply with the park.


Megan Best • 719-465-4724 #90199




Shannon Moyte
Sales Associate
365-7866




Adel Gallardo
Sales Associate
286-7391



Megan Best
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719-465-4724



James Lozier
Sales Associate
602-614-2078



TBD Road 143
\$400,000

Bring your animals, build your dream home! 160 acres to own or subdivide. Enjoy the rolling terrain, the views and wildlife.

Gary Gonzalez • 640-0855 #87935



Tract 1 Four Mile Rd.
\$224,900

Close-in rural site for your new home. Four more tracts available in this filing. Hurry, they won't last!

Mike Hutton • 630-2735 #87085




Tract 8, Stagecoach Hills
\$107,500

Fully fenced 39.98 acre parcel in Stagecoach Hills with very light covenants. Improved road within 1/4 mile of property. Electricity within 1/4 mile of property as well.

Mike Hutton • 630-2735 #86542




Rob Higgins
Broker Associate
631-0448



Laurie Fletcher
Property Management
632-2355



Eric Davis
Property Management Coordinator
632-2355



Victor Strayer
Property Management
632-2355

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. Reception area, break rooms and storage. For lease, \$10/sf start rate.

Linda Weppner • 630-0955 #81761



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4 Lots/Land Available



Tract 72
East Mule Trl..... \$125,000

Tract 101
Blue Mountain Rd. . \$175,000

Tract 35
West Plains Rd. \$150,000

Tract 102
Blue Mountain Rd. . \$175,000

**Close-in rural land with endless views to the West.
Buildable lot with room for barn/outbuilding.**

Listed by Dana Diekroeger • 307.421.7593



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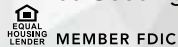
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One Bedroom Floor Plan Two Bedroom Floor Plan

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AGENT OF THE MONTH



ERIKA BACHY,
REALTOR®,
RESIDENTIAL REAL ESTATE

📞 307.399.9076

✉️ EBachy@propertyex.com

Erika was born and raised just across the border in Colorado. Looking to leave the hustle and bustle of a more populated state, she moved to Cheyenne with her husband and two girls. Now, they're enjoying their time in Cheyenne and have added a few extra paws to their family: Ranger and Walter, who is the most mischievous pup this side of the Mississippi.

Prior to being a real estate agent, Erika worked in the oil & gas industry. She loves being outside, spending time with her 2 kiddos, supporting new restaurants, and is a bona fide dog lover.

AGENT OF THE WEEK: 7/10



LEN PROPPS
REALTOR®

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AGENT OF THE WEEK: 7/17



KELLY MORGAN
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AGENT OF THE WEEK: 7/24



ELSA MCHENRY
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AGENT OF THE WEEK: 7/3



BEN TRAUTWEIN
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✉️ BenTrautwein@gmail.com

AGENT OF THE WEEK: 7/31



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REALTOR®

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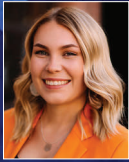
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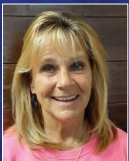
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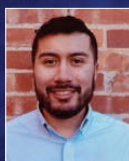
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\$1,100,000**



Get a great rate of return with this 4-tenant office building located on busy 19th Street. The building has ample on site and street parking. Building is well maintained. 1607 unit has just been remodeled.

LISTINGS

OFFICE SPACE AVAILABLE



1920 Thomes Ave.

Prestigious 6th floor office space with 3 offices and reception. Three assigned parking spaces. Building has on site coffee shop and is convenient to all downtown amenities.

UPGRADED FINISHES



2304 Pack Saddle Rd. • \$652,000

Do you want a luxurious 5 bedroom, 3 bath home? The home boasts dark rich cabinets, stainless steel appliances, large kitchen island with stunning wood countertops. The hickory wood flooring adorns the main living area. The master suite has a walk-in closet, double sinks, and a beautifully tiled shower. The basement is finished with the largest family room you can imagine with a wonderfully appointed bathroom. The home sits on a walk-out corner lot with a maintenance-free deck overlooking the backyard.

LARGE RANCH-STYLE HOME



2328 Pack Saddle Rd. • \$592,000

Entertain your family and friends in this large ranch-style home. The open floor plan extends from the kitchen island to a vast living area. The luxurious 5-piece master bath is a private sanctuary. The bedrooms are large. With an unfinished walkout basement, there is room for your future plans. A deck overlooks a spacious backyard.

POPULAR PLAN



1734 Rd. 136 • \$523,000

Don't miss this chance to live in the solitude of 5 acres on the eastern Wyoming plains. This 1,580 sq. ft. 3 bedroom, 2 bath, 3-car garage, has an inviting open floor plan highlighted by stainless steel appliances, granite countertops and luxury vinyl planking. A luxury master suite pampers the owner.

AFFORDABLE



1740 Rd. 136 • \$500,000

Very affordable home with 3 bedrooms, 2 baths and a 3-car garage, this home provides for every buyer. The inviting open floor plan sports granite countertops, stainless appliances and luxury vinyl planking. From the front porch, you will look forward to western sunsets off the front porch on your very own 5 acres of western solitude.

HAS A BARN



1746 Rd. 136 • \$523,000

Enjoy this 1,700 sq. ft. 3 bedroom, 2 bath, 3-car garage on the solitude of the eastern Wyoming plains. The house is adorned with granite countertops, stainless steel appliances, stylish tile, and luxury vinyl planking. An open floor plan provides an inviting atmosphere. A luxury master suite pampers the owner. The vestibule to the garage and 4-stall barn is perfect for country living.

MOVE IN TODAY



1732 Rd. 136 • \$523,000

1,700 sq. ft. 3 bedroom, 2 bath, 3-car garage, on the eastern Wyoming plains. The house has granite countertops, stainless steel appliances, stylish tile and luxury vinyl planking. An open floor plan provides an inviting atmosphere. A luxury master suite pampers the owner. The vestibule to the garage is perfect for country living. Enjoy the room that the 5-acre lot provides.

BUILDING LOT



Tract 6 Rd. 136 • \$100,000

Enjoy country living at its best on the 5-acre tract. The secluded grassland is the perfect spot for your new home.

MUSTANG RIDGE LOT



Lot 15 Buckskin Trl. • \$190,000

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.



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TBD VALLEY VIEW DR. \$79,000

Over 6 acres of land 20 miles West of Cheyenne, near Granite and Crystal Reservoirs.



1420 CARBON AVE. #A-D \$579,900

This is a great investment opportunity with two newly fully renovated duplexes on one corner lot. This is a turnkey investment with tenants in place.



TBD KLIPSTEIN RD. \$450,000

Perfect small development opportunity with roads on three sides. ~28 acres just 5 miles from city limits with potential to develop 5 rural residential lots.



2331 GOODNIGHT TRL. \$599,000

This beautiful newly completed home on a peaceful cul-de-sac in Sweetgrass has numerous upgrades. It has a rare 4 bedrooms on the main floor and the unfinished basement is ready for you to make it your own.



1004 TALBOT CT. \$268,900

Cute home in Residence Park Addition that has been renovated within the last few years. Converted garage added dining area space, long driveway for extra parking, and covered front porch.



1916 EVANS AVE. \$680,000

Well located office space near the core of downtown. Close to the hospital. Features covered dedicated off street parking, open floor plan, passenger elevator and more.



2020 CAREY AVE. \$16/SQ FT

High rise downtown office space "For Lease". Features include off street parking, professional office space at various sizes, walking distance to city/county building and the state capitol. Annual lease rate of \$16.00 with 2 months of rental abatement offered on terms 3 years or greater.



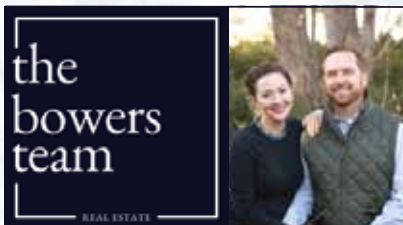
41 SILVERADO TRL. \$1,149,000

Stunning log cabin at the base of Sheep Mountain with incredible views! This spectacular home boasts a beautiful cathedral ceiling, large open floor plan, granite countertops, and many other upgrades. The main house has 4 bedrooms and 3 bathrooms, with a balcony off each of the bedrooms. The barn/shop is heated w/ 3 stalls, corrals, and has a 2-bedroom apartment above.



1599 SKY TOP RD. \$689,900

This magnificent ranch style home has a beautiful gated entry and split rail fencing around the property. The backyard is an entertainers paradise featuring lush grass, a relaxing water feature, pergola, fire pit and patio accessible from the walkout basement and the deck. Quality finishes throughout the home and wet bar in the basement make this one home you won't want to miss!



James Bowers has ownership in Lynn Buys Houses and is an Associate Broker at Coldwell Banker TPE



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Now's the Time to BUY!



5200 & 5244 Ridge Rd. • \$2,000,000



"Development Potential"

Approximately 7 acres of development potential or functioning church facility. Could be utilized as a church, school, counseling facility, daycare, offices, physical therapy or physical exercises. 16,000 sq. ft. main building, two 2,000 sq. ft. modulars on permanent foundations plus a 2 bedroom, 1 bath, 2-car garage, home with 1,156 sq. ft.



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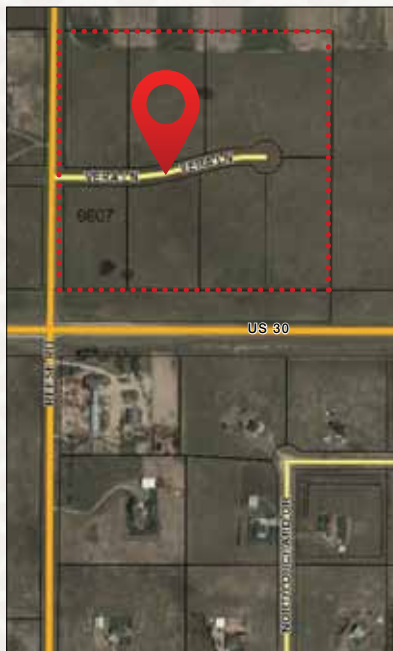
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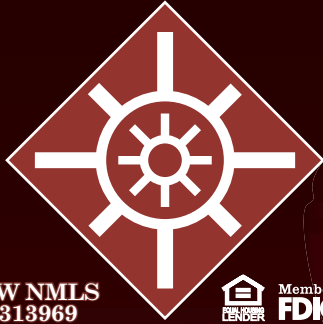


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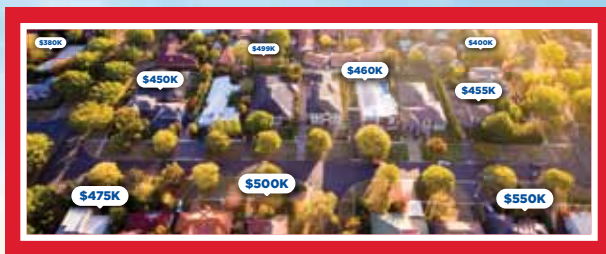

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Residential/Commercial Broker

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greg@gregpalmquist.com
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5050 Powderhouse • \$11,100,000

Priced at a 2022 commercial appraisal with UC Health as tenant until 2029 with a 5 year option.



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4320 Ridge Road • \$395,000



Many possible uses! This home is two connected manufactured homes allowing the units to be used independently as 2 separate 3 bedroom, 2 bathroom units or as one single unit. There is also an oversized 2-car garage with mechanics pit. Situated on over an acre lot provides potential to be used for a development or possibly multiple 4-plexes, apartments, etc. Currently in a county pocket with a well and septic.

#89823

4303 Sullivan Street • \$379,000



Brand new kitchen! Brand new luxury vinyl flooring and carpet, plus freshly painted interior. Three bedrooms, 2 bathrooms, and an attached 2-car garage. Deck off kitchen. Fenced on 3 sides. Sprinkler system, RV parking.

#90077

1601 Arnold St. • Laramie, WY • \$305,000



Quad-level in Laramie, Wyoming. Three bedrooms on the upper level, possible 4th in basement area. Lower 3/4 bath, family room has wet bar, walk-up and out to backyard. Needs TLC. Seller does not make repairs.

#89963

2533 Falling Star Loop • \$995,000



Beautiful home in North Star Ranch, 9.5 acres, close to town and move-in ready! Horses allowed, with horse-friendly fencing! This 4 bedroom, 4 bathroom home with a 3-car attached garage is well maintained. Recent updates include: roof, carpets, furnace, water heater, water softener, driveway, drip irrigation system, hardwood flooring, carpets, countertops and appliances. The finished basement includes a large family room, wet bar and storage. The 34'x80' outbuilding is fully insulated (with electric, water, concrete floor) with an attached 12'x40' fully insulated lean-to shop.

#90028

8508 Granada Trail • \$665,000



One of a kind custom built home on 5 acres just outside of the city limits. Open kitchen, dining room and living room concept. Eat-in kitchen, vaulted ceiling, fireplace, 3 bedrooms, 2 baths, 3-car attached garage and fenced yard.

#89468

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Lori Kuzma 970-227-6223



Donna Rose 287-3264

⑦ **434 Stampede Circle • \$750,000**



Wet bar in basement.



Stunning Bar X property featuring 4 large bedrooms, plus an office, 3 full baths and a 3-car heated attached garage. Beautiful hardwood floors on the main level. Gorgeous kitchen with huge island, granite counters and hickory cabinets. Separate formal dining room with a 3-sided fireplace between the dining and family room. The master bedroom features a large walk-in closet and 5-piece ensuite with a jetted tub. The fully finished basement includes a 2nd family room and wet bar plus auxiliary hot water heat to main area and back bedroom. Central air condition for summer comfort. Enclosed front and back patios. Beautifully landscaped backyard including sprinkler system, gazebo and rock areas. #90119

⑦ **7542 Michelle Joy Heights • \$625,000**



Basement Family Room



Gorgeous 5 bedroom, 3 full bath home with an attached 3-car garage. This home features a large walk-in pantry in the gourmet kitchen complete with hardwood floors and granite countertops. Huge 5-piece master bathroom plus 2 master walk-in closets. Conveniently located main level laundry. The basement is fully finished with 2 of the bedrooms and a full bath, family room and storage room. The fully fenced backyard is secluded oasis complete with a covered deck, gazebo and outdoor fireplace. Sprinkler system and central air conditioning complete this amazing home! #90098

⑦ **515 E. 4th St. • \$500,000**



Duplex with each unit consisting of 3 bedrooms, 2 baths, living room and kitchen. Access to a 3-car garage. Separately metered and has 2 water heaters and separate laundry hook-ups for each unit. #89216/89218

⑦ **234 E. Carlson St. • \$199,000**



Two bedroom, 1 bathroom, 1-car garage condo in great North location. Garden-level unit. HOA maintains exterior including lawn maintenance and snow removal. #89731

LAND
TBD
Deming Dr.
1.13 Acres.
#73346
\$250,000

1780 Westland Rd.

Commercial Lease – 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 & WiFi. \$12 per sq. ft. #80571

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8257 WESTEDT RD.

This 3 bedroom, 2 bath, 3-car garage custom new build has a copious amount of upgrades and is truly a must see! This home sits on 5.98 acres and has a total of 3,564 sq. ft.

8263 WESTEDT RD.

This 3 bedroom, 2 bath, 3-car garage is located on a peaceful cul de sac with approximately 6 acres. Features custom finishes not seen at this price range! 3,652 sq. ft.



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TR. 11	42.23	\$219,596
TR. 12	36.25	\$181,250
TR. 13	36.88	\$191,776
TR. 14	36.04	PENDING
TR. 15	36.33	PENDING
TR. 17	35.53	\$191,862

REDUCED PRICE ON SELECT PROPERTIES

TR. 9 now \$179,900

TR. 17 now \$181,500

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821 E. 17th St.

Step back in time to the late 19th century with this stunning and historic home in Cheyenne. Built in 1883, and completed in 1884, the Sturgis home boasts all the elegance and grandeur of the Gilded Age, while offering modern amenities for comfortable living. This stately Victorian home was added to the U.S. National Register of Historic Places in 1982. This impressive home offers 30 rooms, including eight bedrooms, seven bathrooms, totaling more than 7,000 sq ft of living space, and a four-car tandem garage. Situated on a quarter-acre corner lot, with a Bluetooth sprinkler system and small potting shed, this property is one block west of Holliday Park. Conveniently located near schools, shopping, dining, downtown Cheyenne, and fitness facilities. The most striking feature of this home is its rich history. Don't miss your chance to own a piece of Wyoming history! \$855,000



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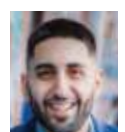
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Stephanie D.
VanVeckhoven
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Nirma Mirali
Agent
307.313.3051

8170 Ridge Rd.

2011 JeffCo custom-built masterpiece nestled on 5 acres of close-in rural property just off the pavement. Six bedrooms and 4 full baths. Solid wood doors, custom trim with chair rails. Stack stone floor-to-ceiling gas fireplace in great room.



1684 North Ridge Rd.

This beautiful home sits on 8 acres. Custom home in Rocking Star Ranch with 5 bedrooms, 3 baths with upgrades and high-end finishes. Out-building guesthouse offers 1 bedroom, 1 bath with full kitchen. Assumable to eligible VA buyer. \$899,000



5318 Weaver Rd.

14-unit investment property with strong cash flow. Twelve 2-bedroom, 1-bath units, 1 4-bedroom, 2-bath unit and 1 1-bedroom, 1-bath unit. New roof, and decking! Most units have been upgraded. \$2,199,000



4722 12th St.

8-unit investment property with strong cash flow! Eight individual 2-bedroom, 1-bath units. \$999,900



610 Cleveland Ave.

This ranch-style home in Sun Valley is your next place to call home!! Many upgrades are already done. New tile flooring in the sun-room. Both bathrooms are refinished. If you love colors, this is your house. So many fun upgrades!! \$350,000



1121 Crescent Dr.

Renovated 4 bedroom, 3 bath home, located in peaceful Winchester Hills, features new kitchen cabinets, new stainless steel appliances, new backsplash and countertops. Three bedrooms newly updated. Basement bedroom and family room. \$385,000



3415 Dey Ave.

Charming 3 bedroom, 2 bath home located in the Avenue's, just minutes from shopping and dining. Living room features large windows, separate dining area and completely fenced backyard. Call to schedule a showing today! \$375,000



4508 Cleveland Ave.

Like new! Everything is less than 5 years old from electrical, plumbing, drywall, roof, water heater, furnace, A/C, flooring, paint, windows, smudge proof appliances, Trex deck, attached garage and more! Four large bedrooms. \$357,500



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Three bedroom, 2 bath home offers 2,745 sq. ft. on the main floor and 2,000 sq. ft. unfinished in attic on 36.92 acres with no covenants! Large kitchen, formal and casual dining, huge living room, laundry room, utility room and bonus room. \$340,000



5701 Sycamore Rd.

Beautiful 4 bedroom, 3 bath, Patio condo in North Cheyenne with 2-stall garage. Large corner lot with established trees, gorgeous hardwood floors, Schroll cabinetry, stainless steel appliances, main bedroom with ensuite, open floorplan. \$335,000



Tract 128 • Rd. 139

Perfect for Preppers, this 46 acres of land already has improvements! The 48'x30' spray foam insulated outbuilding could be used as a workshop, storage space or even converted into a living space with some modifications. \$239,900



609 South Fork Rd.

Great opportunity to purchase a double-wide home in South Cheyenne with remodeled features. Three bedrooms, 2 baths plus a nice deck. Large 12'x16' shed. Close to park and easy access to I-25 and I-80. \$88,000



3801 Atkin St.

Looking for a starter home in a great area? This 2 bedroom, 1 bath manufactured home on a large corner lot is just what you need! Conveniently located with walking distance of shopping and schools. Renovated 3 years ago. \$30,000

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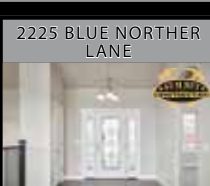
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Lot 7 Block 3 Sweetgrass Dr	0.34	\$683,521
Lot 8 Block 3 Sweetgrass Dr	0.34	\$683,521
Lot 2 Block 3 Sweetgrass Dr	0.32	\$645,664
Lot 3 Block 3 Sweetgrass Dr	0.30	\$593,110
Lot 4 Block 3 Sweetgrass Dr	0.30	\$592,063
Lot 2 Block 2 Murray Rd	0.97	\$338,808
Lot 2 Block 8 Murray Rd	0.94	\$325,848
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Wendy Volk

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579 LEWIS GORDON ROAD

Brand-New Rural Home by Leaning Tree Homes just 35 miles east of Cheyenne. Popular ranch-style "Eric Plan" open floor plan featuring 2 bedrooms, 2 baths, 2-car attached garage. Spacious unfinished basement. Central air-conditioning. Spectacular sunrises and sunsets can be appreciated year-round. Tranquil property on 13 acres.
\$489,400



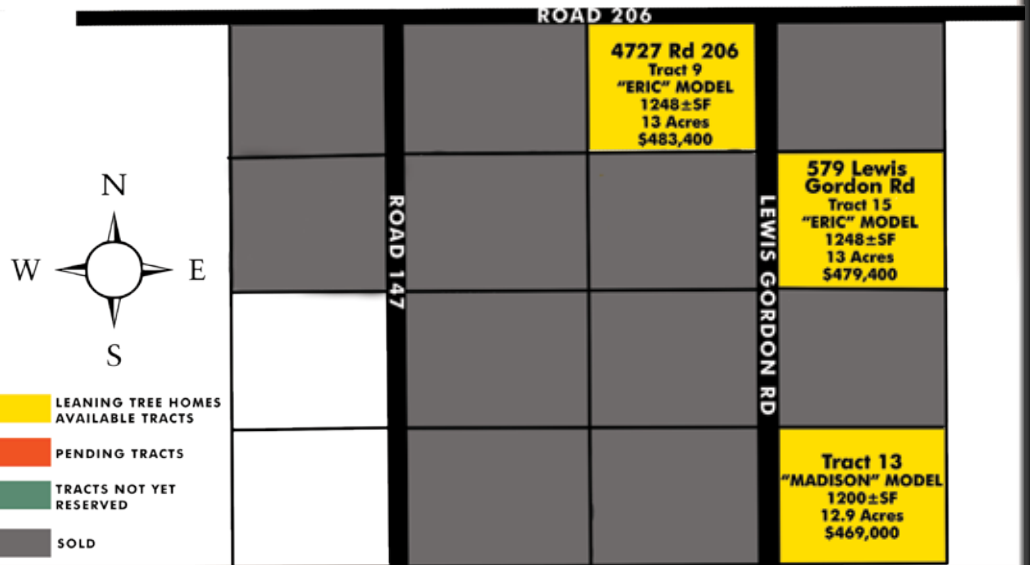
2035 CANYON DRIVE

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 (Exit21). This brand home is under construction and scheduled to close June 2023.
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6551 BUCKSKIN TRAIL

Under Contract!

Elegance prevails in this stunning ranch-style home in Mustang Ridge Subdivision on 1.63 acre corner city lot. 4+ spacious bedrooms, 4 baths, 3 car-attached garage. Gourmet kitchen with center island, warming drawer, refrigerator drawers. Finished walkout basement includes large family room, two guest suites and storage galore! Glistening hardwood floors, central air conditioning, cozy gas fireplace. Oversized back deck overlooking the tranquil property with incredible year-round vistas. Truly enchanting.
\$1,100,000



323 W 8TH AVENUE

Sold!

Elegance prevails in this stunning 'Gem of a Home' overlooking picturesque Lions Park. Located in the heart of The Avenues! All one-level ranch-style floor with 3 bedrooms, 3 baths, and 2 car attached garage. Formal and informal living areas with a relaxing atmosphere. Welcoming kitchen features center island, pantry, hardwood floors, and storage galore. Lush park-like views from every room. Generous bedrooms each with their own private bathroom. Prime corner location in the heart of the Avenues at West 8th Avenue and Pioneer Avenue. Private fully fenced back yard with oversized patio for outdoor entertaining. Convenient access to recreation and downtown. Home was designed and built by renowned local architect Frederic Hutchinson "Bunk" Porter, Sr. and exemplifies his architectural talents.
\$400,000



1209 WEST PERSHING BOULEVARD

Sold!

Enchanting Avenues Home filled with exquisite updates & architectural details. Six bedrooms, three updated baths, two family rooms, & two cozy gas fireplaces. Updated kitchen with stainless appliances. Formal dining room with stunning built-ins. Beautiful hardwood floors and woodwork throughout. 2nd floor skylights. Storage galore. Home is situated on a generous lot with fully fenced back yard and flagstone patio. One-car attached garage & one attached carport both with alley access. Come explore & enjoy!
\$559,900



153 BITTERROOT ROAD

Picturesque 39.08 acres +/- for your Southeast Wyoming dream getaway cabin/home site overlooking the towering rocks of Vedauwoo. The property is located in Vedauwoo Springs and is conveniently accessed just off of US Interstate 80 & Vedauwoo Road Exit (Exit #329). Surround yourself with inherent natural beauty. Property is adjacent to the Medicine Bow National Forest with a breathtaking backdrop for picnics, sight-seeing, wildlife viewing, hiking, mountain biking, camping, world-class rock climbing, fishing, snowshoeing, and cross-country skiing.
\$300,000



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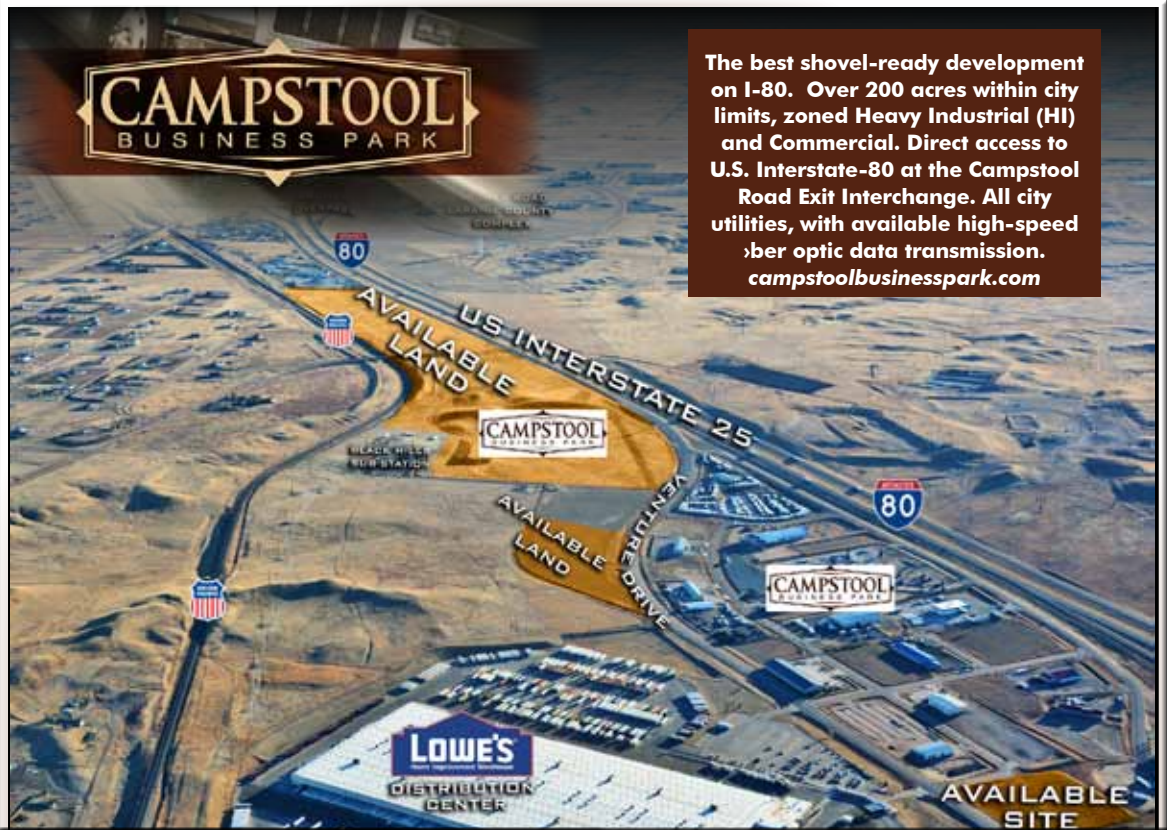
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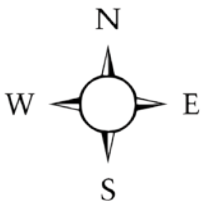
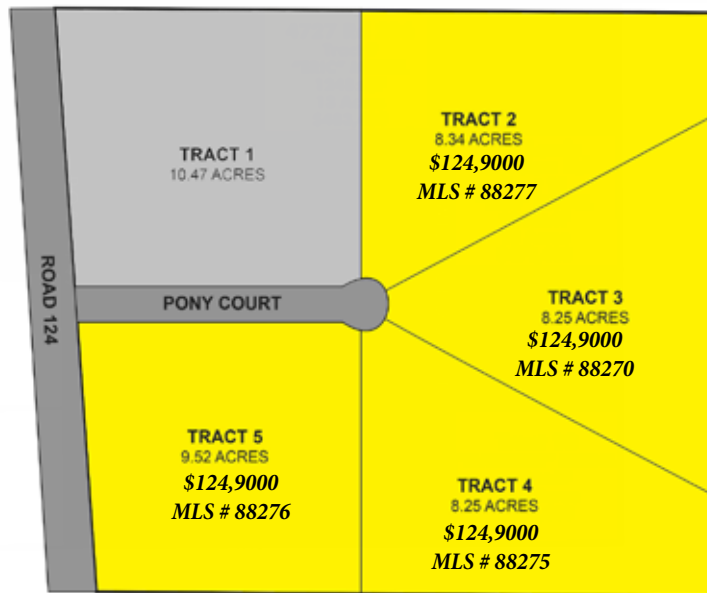
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3001 SUNFLOWER RD.

Fabulous 4 BR, 3 BA home on a large corner lot! Open concept, kitchen w/island, granite counter, master bath, huge family rm with gas fireplace, fenced backyard with wonderful deck, RV parking, 3 storage sheds! **\$389,000**



2216 PARK PLACE

LISTED AT: \$319,000

Bright and airy! Main floor w/2 BR & BA, newer LVT flooring & windows, breakfast nook, & updated kitchen w/tile backsplash & newer appliances! Finished bsmt. w/ 3rd BR, 2nd BA, large family rm, & wood fireplace!

Backyard is spacious w/ SUPER OVERSIZED 2-car detached garage (24'x30'). Metal siding.



506 W. 6TH ST.

LISTED AT: \$179,000

3BD & 1BA, large living space, eat-in kitchen, metal siding, updated windows, & an enclosed sun porch. Situated on a corner lot boasting generous yard space of two city lots, w/ fencing, alley access.



TBD W. 6TH ST.

LISTED AT: \$60,000

5,800 Sq. ft. city residential lot! Build new, or have a manufactured or modular home. Additional property available next door, to the east, which consists of a lovely home on two city lots of 11,000+ square feet!



1408 HINKLEY DRIVE FOR RENT

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1904 PINE AVENUE

LISTED AT: \$480,000

Sprawl out and make yourself at home in over 3000 square feet of finished living space, which includes 5 bedrooms, 3 bathrooms, and exquisite finishes throughout! Stunning great room is complimented with vaulted ceilings and clerestory windows! Gorgeous countertops, plank & tile flooring, main floor laundry, sprinkler system, and central A/C

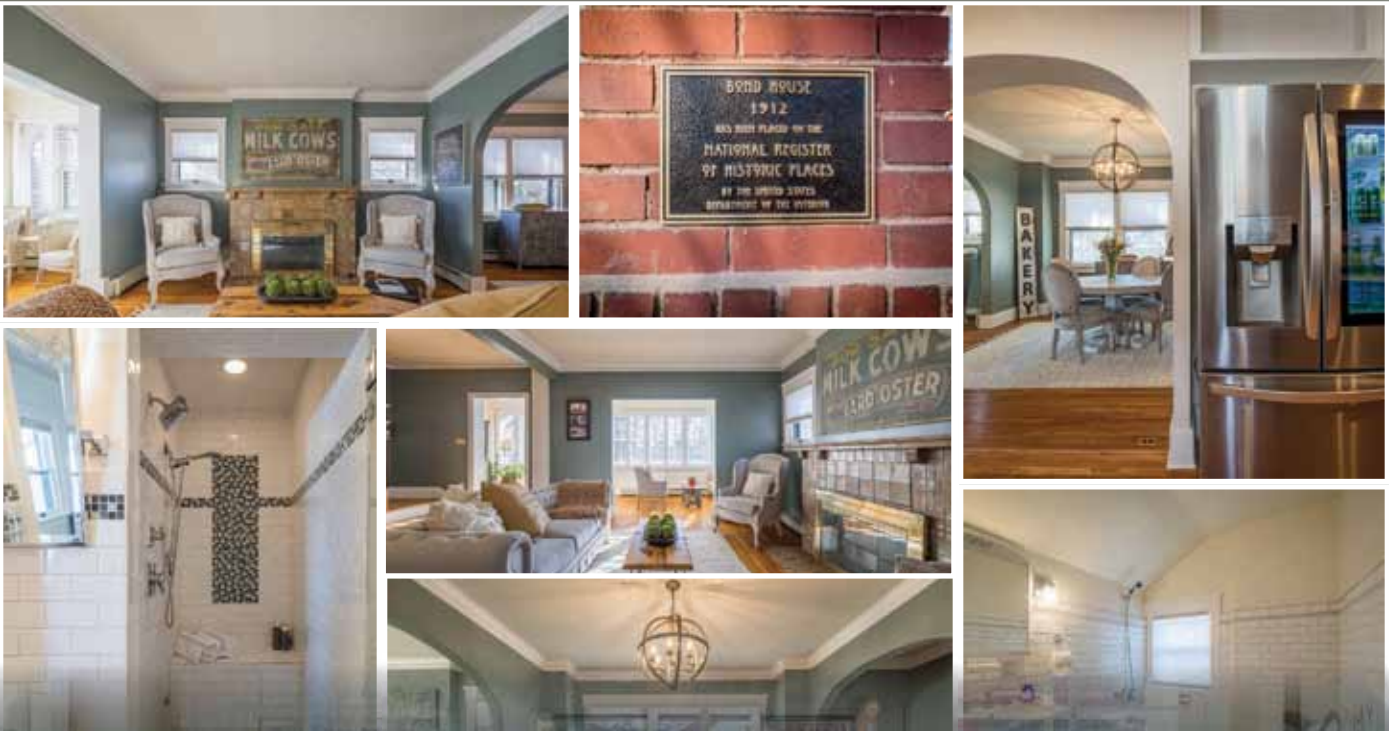


Stefanie **ILLINGWORTH**

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1825 Breezy Way

You will absolutely love the open, amazing design. This kitchen is everything you want, high-quality Schroll cabinetry, gorgeous quartz tops, high-end appliance package, farm-style sink, fantastic hood/fan, hidden 7x4' pantry plus a coffee bar... just love. Richly stained knotty alder doors and trim. The ridiculously fabulous garage is 56' deep at the end stall, maybe bring 4 or 5 vehicles! Patios for miles -36' across. The shower is amazing plus a free-standing tub! Maintenance-free exterior!
Offered at \$745,500



1214 W. 32nd Street

Beautiful Award winning, Dubois designed Charmer! Walking distance to Downtown, the Capitol complex, Shops, Restaurants & Parks. Lovingly cared for Arts & Craft period home begins with 10 ft Crown Molding Ceilings, Gorgeous Wood Trim, Wood Floors throughout with Custom Schroll Cabinets, Corian Tops, inviting wine nook with high end appliances. The bathrooms a fantastically updated with incredible tile and fixtures. New vinyl fencing encompasses an amazing oasis with fresh landscaping, pergola, slate walk paths and gas fireplace., get the backyard party invites ready!
Offered at \$539,000



7303 S. Milliron Road

The quality is amazing! A kitchen that will steal your heart with a giant island, fantastic quality Schroll Cabinets, gorgeous quartz tops throughout, Farm style sink! Hidden 7' pantry plus a fun coffee bar. The Walkout basement comes with a giant patio area, fabulous deck and VIEWS for miles! The garage is over 1400 sqft fully finished. Super cool master shower and free-standing soaking tub. a \$30k solar system is an added bonus! upgraded exterior finish. Beautiful hardwoods!
Offered at \$805,555





HOLLY ALLISON
307.631.1876

Bush Wood Equestrian Facility



Situated just six miles from Scottsbluff, NE, this fully fenced property boasts 32.2± acres with irrigation rights and hundreds of mature trees. The 213' x 71' indoor arena has a mix of sand and crumb rubber footing, is fully insulated and sheeted, mirrors, heat, and restroom. The stall barn consists of seven box stalls, tack room, wash rack, and finished break room. The manager's bungalow is a well-appointed two-bedroom, one-bath home. Other features include a 150'x250' outdoor arena, turnouts with lean-tos, large round pen, and a show ring. \$825,000



f y i p
ranchandrecreation.com

Luxurious living in the picturesque hills of Pine Bluffs. This stunning 11,247 sf, all-brick home is the perfect mix of elegance and functionality for a family of any size. The open floor plan and tremendous outdoor living spaces make this home the ideal entertainment space for all family gatherings. Huge 16x90 east-facing deck looks over the pine-covered hills. The basement is partially finished and has a safe room, covered patio, and full finished bath. Large attached RV garage, new carpet, paint, and upgrades throughout. High-speed fiber optic internet. \$995,000

926 East 10th Street



JEFF GARRETT
308.672.6334





NEW LISTING



2431 PAINTED HORSE TRAIL \$1,495,000

Stunning two-story home located in the very desirable Mustang Ridge subdivision. 7BR, 7BA, 3-car garage home on 1.53 acre lot with walk-out basement. Huge kitchen with full butler's pantry, offices, formal living and dining, main floor master. Beautiful theater room, wet bar with wine cellar, exercise room, flex rooms. Guest suite above garage with kitchen. Don't miss out on this truly one-of-a-kind home!



10808 WIND DANCER \$775,000

Custom 5BR, 4BA, 3-car garage home w/Southwest style exterior. Over 3,000 Sq. ft. on main level w/ full walk-out bsmt. Kitchen has been beautifully updated, there are extensive hardwood floors, & a great split bedroom floor plan. Views are stunning out to the West. On 4.70 acres w/ horses being allowed.



8010 BUCKBOARD RD. \$455,000

Fantastic Berm home W/ 3 BR, 2 BA and 2 car garage, plus 2 outbuildings and an attached storage shed. Enclosed sunroom, a living room, great room and family room, a loft which can be a good quiet room for an office, the kitchen and dining are the perfect gathering places for entertaining.



1922 GRASSLANDS PKWY. \$375,000

4 BR, 3 BA ranch style home w/ 2-car garage in desirable Cheyenne Ranch subdivision. In excellent condition w/ many updates throughout including custom light fixtures & ceiling fans, door hardware, exterior paint, & custom designer walls. Kitchen has Corian counters w/ slate backsplash.



739 OAK VALLEY LANE \$500,000

All brick home w/ a finished garage is extra-long & could possibly hold 4 smaller cars, 3 BR, 2 BA, formal dining plus breakfast nook, large kitchen with plenty of counter space, large living room w/ gas fireplace, and main floor laundry. Primary bedroom features an extra nook, extra-large walk-in closet & 5-piece bath.



5220 BOWIE DRIVE \$400,000

Many unique features. 4 BR, 3 BA, & 2 car garage. Main level has living room, dining & kitchen, the appliances are about a year old. Off the kitchen is a rec room addition w/ a dry bar, & gas fireplace. Lower level has family rm w/ pellet stove.



3425 E. 11TH ST. \$275,000

Great starter home on a nice corner lot w/ fenced backyard & storage shed. 3 BR, 2 BA, a spacious living room with plenty of natural light, a family room in the basement, and the kitchen has updated countertops, sink and newer range/oven and refrigerator. There are hardwood floors and updated windows.



881 WEST ROAD \$400,000

3BR, 2BA ranch style home on 4.57 acres with a 31 x 35 Quonset outbuilding. Modern finishes throughout including flooring, cabinetry, counters, new appliances, storm doors, vaulted ceilings, pellet stove. Fenced acreage, chicken coop, horses and 4-H allowed. Country living only 20 minutes to town!



304 APRICOT ST. \$495,000

Fantastic home built by Premier Builders. 3BR, 2BA, LR w/ gas fireplace, DR, kitchen w/ granite & beautiful cabinetry, laundry on main level. Bsmt is fully finished w/ large FR, 2nd en-suite master w/ large walk-in closet, stunning bath, & flex room/office. Clean and meticulously cared for. Call for your private showing.



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STABLE SERIES

PLAN	SQ. FT.	PRICE	ADDRESS	BLOCK/LOT	SPECIFICATIONS	STYLE	COMPLETION
Appaloosa	2065	\$599,000	5140 Carla Dr.	3, 18	4 Bd / 2 Ba / 2 Car	Ranch	Move-In Ready
Palomino	1616	\$549,900	5144 Carla Dr	3, 19	3 Bd / 2 Ba / 3 Car	Ranch	Move-In Ready

PRAIRIE SERIES

PLAN	SQ. FT.	PRICE	ADDRESS	BLOCK/LOT	SPECIFICATIONS	STYLE	COMPLETION
Bergamot	1809	\$443,500	5148 Sullivan St.	2, 20	3 Bd / 3 Ba / 2 Car	Raised Ranch	Move-In Ready
Bergamot	1809	\$435,000	5142 Sullivan St.	2, 21	3 Bd / 3 Ba / 2 Car	Raised Ranch	Move-In Ready
Watercress	1509	\$489,900	Lot 18 Carla Dr.	2, 18	2 Bd / 2 Ba / 2 Car	Ranch	8/1/2023
Bergamot	1809	\$435,000	5136 Sullivan St.	2, 22	3 Bd / 3 Ba / 2 Car	Raised Ranch	Move-In Ready
Bergamot	1809	\$435,000	5130 Sullivan St.	2, 23	3 Bd / 3 Ba / 2 Car	Raised Ranch	Move-In Ready

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Information deemed reliable, but not guaranteed. Per-plan prices and conditions are subject to change without notice. Updated 03.23.23



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TR-304 CARIBBEAN RD

\$104,800

Owner will finance with as little as 10% down on this 8.77 acres.



TR-287 BOUNDARY RD

\$118,800

Owner will finance with as little as 10% down on this 7.41 acres.



TR-360 SOUTH CAROLINA RD

\$100,800

Owner will finance with as little as 10% down on this 6.59 acres.



TR-361 SOUTH CAROLINA RD

\$100,800

Owner will finance with as little as 10% down on this 6.29 acres.



Need room for your babies?



TR-1 RD 148, CARPENTER WY

\$90,000

9.06 acres no covenants. Easy access 1 mile West of HWY 214.



LOT 3 ATLANTIC DRIVE

\$88,000

Grab your house plans and bring your builder to Chukker Ridge 9,000 Sqft Lot!



TR 3 RD 148, CARPENTER WY

\$75,000

9.11 acres no covenants. Easy access 1 mile West of HWY 214.



TR-122 BIG PRAIRIE BLVD

PENDING

\$120,000

35+ acres, great views, & easy access 25 miles northeast of Cheyenne.



Cathy Anderson
307-214-0687

canderson@cheyennehomes.com



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#1 PROPERTIES

6106 YELLOWSTONE RD
6020 YELLOWSTONE RD
1660 DELL RANGE BLVD



PENDING

10890 Wind Dancer Rd

EXCEPTIONAL COUNTRY HOME! Close in on 4.09 acres fenced and cross-fenced. Here you will enjoy an amazing brick ranch boasting 6 beds including Master w/5pc Master Bath, 3 additional baths, 5-car garage -- PLUS additional rooms for office, entertainment & recreation! This home will bring smiles to both you & your family! ENJOY! \$700,000!



3813 Gunsmoke Road

Exceptional twinhome! Kitchen, dining and living room with Master suite, 2nd bedroom, 2 baths and laundry all on one level. Lower level includes family room, 2 bedrooms, bath and storage! 2 car garage! \$385,000!



PENDING

402 E College

Great smaller home with lots of surplus land in the back. Zone MU and in an area with many possibilities. Total of 2.26 acres of nice level land. Numerous outbuildings are included. The basement office and bedroom have no egress windows. \$385,000!



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TRACT 1 SILVER FOX LANE | \$170,000
5.3 Acres • Paved Access • No Covenants



605 E 8TH STREET | \$250,000
2 Bedrooms, 1 Bathroom • Total Square Footage - 1,416



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Bauman Construction!



TRACT 1 ROAD 215 | \$599,900
3 Bedrooms, 2 Bathrooms • Total Square Footage - 1,667



TRACT 3 ROAD 215 | \$698,500
3 Bedrooms, 2 Bathrooms • Total Square Footage - 4,272



Cody Harvey
307.317.6508
CHARVEY@CHEYENNEHOMES.COM

Shae Lamb
307.421.6531
SHAE@CHEYENNEHOMES.COM





2307 GOODNIGHT TRAIL

Fabulous home with many upgrades. Like new large ranch style home with Anderson windows, soft close cabinetry, quartz countertops, vaulted ceilings. Drop zone laundry room, private desk area, step-in pantry, kitchen island, breakfast nook, plus formal dining room. Fenced backyard-adjacent to common area and walking trail. **\$643,000**



232B MILLER LANE

Brand new twin home / loft-type community in North location. Carefree living in these 1-bedroom, 1-bath, 2-car garage drive under garage. Community courtyard and common areas have cornhole, ping-pong table, gazebo, grilling area, benches and tables. Multiple addresses available. **\$315,000**




1709 SPRING CREEK ROAD

This ranch style home has everything you need for peaceful living, but still close to city limits. 3 bed, 2 bath, and an oversized 2 car detached garage on a fully fenced 4.9 acres, and a lean-to perfect for horses! The garage has a woodstove and both 220V & 110 amp. **\$390,000**



Bonnie BERRY

307.630.5444 
bonnieberryrealtor@gmail.com



Melissa SWALLA

307.214.1521
melissa@cheyennehomes.com



818 GOPP COURT

Mobile home park with 7 rental spaces. Owner owns 5 of the mobile homes presently in the park. Great income. Tenants pay all utilities including water, sewer and trash. **\$599,900**

356 STINSON AVENUE

One level living. All newly remodeled. Kitchen has brand new cabinets, Corian counter top, new flooring, & new appliances. The hardwood floor has just been refinished. **\$279,900**



813 E. COLLEGE DRIVE

All custom finished interior. Chef's delight kitchen with granite counter top & caulk painted cabinets & pantry. 4 BR. Primary suite has a deluxe en-suite bath. **\$231,500**



0 ROAD 207, CARPENTER, WY.

Carpenter. 480 acres just East of the Carpenter Rd (State Hwy 217) Presently farm land. Bordered on East & West side by Rd 150 & Rd 151 & Rd 207 & Rd 206 on the South & North sides **\$525,000**



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happy 4TH OF July

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Lot 6	Block 11	Blue Norther Lane	\$75,900
Lot 13	Block 13	Cow Camp Trail	\$91,102
Lot 3	Block 14	Cow Camp Trail	\$91,102
Lot 2	Block 14	Cow Camp Trail	\$91,102
Lot 1	Block 14	Cow Camp Trail	\$91,102
Lot 15	Block 13	Cow Camp Trail	\$91,102
Lot 11	Block 13	Cow Camp Trail	\$92,013
Lot 12	Block 13	Cow Camp Trail	\$92,013
Lot 19	Block 9	Cow Camp Trail	\$94,300
Lot 20	Block 9	Pack Saddle Rd	\$106,430
Lot 22	Block 9	Pack Saddle Rd	PENDING
Lot 23	Block 9	Pack Saddle Rd	PENDING
Lot 6	Block 9	Ledoux Drive	PENDING

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Larry Sutherland

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8405 BUCKBOARD ROAD

Updated ranch style home on 3 acres at the north end of Buckboard adjoining 320 acres of State of Wyoming State Lands. 5 bedrooms, 2 baths, 2 car heated garage with pellet stove and shelving, plus a mud room to remove those shoes and jackets. Large living room and very large family room with wood stove, updated bathrooms and large laundry room. Very secluded property with a 32' X 16' farm utility loafing shed and a poultry shed. \$465,000



ROOCH'S MARINA, GLENDO WYOMING

Rooch'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! \$1,995,000



712 RANGER DRIVE

As soon as you drive up to this beautiful ranch style home in Western Hills, you will be welcomed by mature landscaping, a large driveway and an inviting front patio chill area. Inside you have a large living room with vaulted ceilings wood fireplace, dining area, a great kitchen, fun sunroom/sitting/mud room from the garage, a large laundry room with plenty of shelving, and a nice size master retreat with separate sink and shower, with his and hers closets. Downstairs you have a large family room, 3 additional bedrooms with one being its own suite, a wet bar area and another hangout room for cards or crafts. Backyard is fenced and has a private fenced dog run and there is also an area for a hot tub with apergola and a nice place for an RV. This home has been well taken care of. \$465,000



BUCK WILSON

buck@cheyennehomes.com | MOBILE 307.221.1502





1696 NITA COURT

Sanchez Construction with walk-out basement! Navien On Demand Tankless H2O, 50 year Malarkey Legacy Roof (Class 4), Premium CaliBamboo Engineered Wood Flooring, Delta Faucets and hardware, Upgraded Granite with Large Island and Peninsula, Kitchen Farm Sink, Frigidaire Gallery S/S Appliances, with Gas Fireplace and Blower, Upgraded Tile Flooring, High Efficiency Furnace and AC, Stone front 3 beds, 2 baths, 4 car garage. Large Master with his and hers closets and soaker tub with shower. Pictures are of a similar floor plan and design and subject. Offered at \$755,000



1688 ESPEN TRAIL

Enjoy this amazing new construction home by Sanchez Construction. Amazing stone exterior accents, four-car oversized garage, large mastersuite with his-and-hers closets, two add'l bedrooms and bath, extremely large kitchen with large granite island, granite countertops, vaulted ceilings, gas fireplace with niches, on-demand hot water, 50-year roof, covered patio, fiber-optic internet, paved roads, and just minutes to shopping, restaurants, and grocery. One-year builder warranty. Offered at \$725,000



We Have 3 Lots Available To Choose From In Beautiful Little Bear Estates. Call For Details!



1681 NITA COURT

Fantastic new construction by Sanchez Construction in a private cul-de-sac with over 5.23 acres. Stone front exterior, 4 car garage, 3 bedroom, 2 baths, Large Ranch style home with over 1723s/f with vaulted ceilings, granite countertops, gas fireplace, on demand hot water, master suite, 50 year roof, covered patio, fiber optic internet, paved roads. 1 year Builder Warranty. This lot did not allow for a walk-out basement. Pictures are of a similar floor plan and design and subject. Offered at \$660,000



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