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NEW LOCATION!

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RESIDENTIAL LISTINGS



Price Reduced

1484663 WOW!! This cute home has a large fenced back yard with raised box gardens, a chicken coop/animal pen, mature trees and a lush lawn. 22x24 shop with roll up doors has lots of room for storage, parking and a workshop, and an additional 10x12 storage shed. There is a concrete pad and RV parking. 2 bedrooms and a den/office, along with a bright and open kitchen/dining/living area complete the package. Close to town. \$215,000 Call Danette 435-260-0130



Under Contract

1483795 GREAT INVESTMENT PROPERTY. The grounds are immaculate making this an oasis in the desert. Includes a triplex that can be used for long term rentals, a small older home with laundry facility, a mobile home, and RV site with hook ups. Great opportunity for mixed use-majority of the 1 acre lot is zoned Highway Commercial (Nightly Rentals) and the remainder zoned Multi Family (Tri-Plex) \$660,000 Call Dave 435-260-1968



Under Contract

1481827 OVERNIGHT RENTAL-INVESTMENT PROPERTY Fully furnished, turn-key vacation home with views of the Moab Rim. Community amenities include swimming pool, hot tub, tennis/basketball court, playground, pavilion, and lots of off street parking for trailers and toys. 3BR/2.5BA unit is tastefully decorated and furnished with the adventurer in mind. Upper Level Master Suite features an en suite bath and a private balcony. 2 car attached garage is perfect place to store your toys. \$389,000. Call Dave at 435-260-1968



Accepting Backups

1479947 WON'T LAST LONG! Cute 3 bedroom, 2 bath home in town. Carport, fenced back yard with deck, new paint and open kitchen/living area. In the USDA loan program. \$219,000 Call Danette 260-0130



1476325, 1476311, 1476291 TO BE BUILT TOWNHOMES AT RIM VISTA New design with patios in front and back, 2 Master Bedrooms with en suite bathrooms upstairs and a ½ bath on main level, 1274 sq. ft.. Amenities include Pool, Hot Tub, Playground and Pavilion. Zoned for overnight rentals. \$299,900 Call Dave 435-260-1968 for more information



Price Reduced

Motivated Seller

1352395 WELL APPOINTED 4BR/1.75BA home with a backyard made for outdoor entertaining. Home sits on a 1 acre lot with phenomenal backyard views of the red rocks and the La Sal Mtns. 2 acre ft of Ken's Lake Irrigation included. \$439,000 Danette 260-0130



1463352 LOCATION REALLY IS EVERYTHING! Close to Swanny City Park, Moab Recreation and Aquatic Center, Schools, Churches, hospital and medical and only 2 blocks from downtown Moab - it doesn't get much better than this. Fully remodeled, this property boasts a light, bright eat in kitchen with laundry, large living room/den area, 2 bedrooms with plenty of closet space and a full bath. Outdoor there is room to plant flowers or a small garden, a private patio, a storage shed and best of all...no yard maintenance (included in HOA dues). \$199,000 Danette 260-0130



1447475 EXCEPTIONAL LIVING FOR THE DISCERNING BUYER...step inside and see! Unparalleled views, gourmet kitchen, custom hardwood floors, open floor plan, oversized garage, full basement with walkout, reverse osmosis water treatment system and so much more. \$499,999 Danette 260-0130



1441156 COUNTRY RETREAT on almost 6 acres of lush landscaping in Castle Valley. Features 3BR/1.5BA, Solarium, and Beautiful Views. \$594,000 Call Becky 260-2401



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COMMERCIAL LISTINGS



1486734: 2.40 ACRE HWY COMMERCIAL PROPERTY with combined retail and warehouse space of 14,456 sq ft. There is an additional 3,255 sq ft of covered outdoor storage. Located on Hwy 191, directly across the proposed USU campus, this property has great visibility with ample customer parking. Owners are selling property and buildings only. \$2,500,000 Call Dave at 435-260-1968



1277149 ACROSS FROM DINOSAUR PARK. On Hwy 313 & 191, 9.57 acres in the special resort district zone. One of the last unused available private parcels in this area. \$367,500. Rick 260-2599

RESIDENTIAL LAND LISTINGS

1484802 BEAUTIFUL HOME SITE OR VACATION HOME SITE ON THE BRUMLEY RIDGE PLATEAU IN THE LA SAL MOUNTAINS. Lot is located just 35 minutes from Moab off the La Sal mountain Loop Road at approximately 7500 feet of elevation. The commanding views span from the adjacent La Sal Mountains to views of the more distant Abajo & Henry Mountain ranges, the west desert, and the Moab Rim. The price includes access to all utilities stubbed to lot including power, water, fiber optic cable. \$225,000 Call Rick 435-260-2599

1477628 ENJOY THE SPECTACULAR VIEWS of the La Sal Mountains from this 6.48 acre lot in Old La Sal. Access is by an improved gravel road. A large storage shed and power at lot line are also included. Oak brush and sage brush vegetate this very buildable lot. \$65,000 Call Dave 435-260-1968

1471440 OFF GRID LIVING If you are looking for a lot of land for a good price this is the one. 21.03 acres of mountain property located in the Three Step Area. Get away from the hustle and bustle of life and go relax and take in the cooler mountain air. \$20,000 Stephanie 260-8023

1470455 5 AC LOT IN SPECTACULAR CASTLE VALLEY Buildable lot in the middle of Castle Valley. Fantastic views of Castle Rock and the La Sal Mountains. Make an appointment to see this property. \$115,000 Dave 260-1968

1469491 CASTLE VALLEY Lot 286 is within the zone of Class 1A, Pristine Water Quality. Lot has scattered Junipers and fabulous views \$98,000 Call Judy for more information 210-1234

1458893 AN INCREDIBLY SPECIAL PROPERTY with endless possibilities. Off grid-farming, raising animals, solitude, hunting, hiking, abundant wildlife, privacy, retreat..most anything you can imagine. Plenty of water (springs & wells) for gardens and irrigation. Swimming pond for fun and memories. Mature fruit trees. Over 25 acres (10 usable acres) at the base of the LaSal Mountains. Culinary water, septic system, propane, solar system, generator, on demand water heater, workshop, green house, chicken coop and yurt in place on property. \$225,000 Danette 435-260-0130

1452543 YOUR OWN PRIVATE SANCTUARY Enjoy 16.49 acres of this well wooded, very green property with extraordinary views of the La Sals and Mt Peale. Close to fishing, hiking, and biking trails. \$60,000 Dave 260-1968 **PRICE REDUCED**

1440721 BRIDGER JACK MESA South facing lot gives you wonderful warm solar light in the winter AND dynamic views of the Abajos (Blues). Snuggled up to the rocks, you are protected with lots of privacy. \$128,000 July 210-1234 **PRICE REDUCED**

1442048 STUNNING HIGH DESERT LANDSCAPE. If red rock buttes, expansive vistas, and utter quiet are what you love about this corner of the state, this is the perfect choice. Gently Sloped building site faces the Abajo mountains and is backed by red butte rock from the top of which views expand 360 degrees. \$155,000 Rick 260-2599

1378703 EXCLUSIVE BUILDING LOT IN GATED COMMUNITY .55 deeded acres along with 7+ acres common area. One of the few developments with a creek running through it. All utilities at lot line. \$199,900 Call Dave at 260-1968 for more information

1401421 PERFECT SPOT to build the castle to start your adventures. 5 acre lot in Castle Valley \$96,000 July 210-1234 **PRICE REDUCED**

1366242 CASTLE VALLEY LOT with great views, natural pinion and juniper landscaping. Raw land so you can make it your own special place. \$110,000 July 210-1234 **PRICE REDUCED**

1277114-1277138 KANE CREEK CANYON ESTATES, large lot residential subdivision located across from Bridger Jack Mesa, 18 minutes from town, many lots to choose from, all with power at frontage and some with wells. All lots are on a county maintained road. Great Views!! Prices from \$99,000 Rick 260-2599

1215894 PRIVATE & REMOTE 4.1 acre lot. Common well. Well pump & tanks and electrical service installed. Suitable for RV hookups. \$59,000. Dave 260-1968

1215877 FISH OUT YOUR BACK DOOR 2.56 acre lot in LaSal, borders a 4+ acre pond full of fish. Power at lot and phone nearby. Can be purchased with deed restricted pond parcel. \$38,400 Owner/Agent Dave 260-1968

NEW RESIDENTIAL LISTINGS



1480065 FOR THE DISCERNING BUYER...



This well appointed home lacks nothing. With mature landscaping & a wonderful flagstone front patio, take advantage of outdoor living, surrounded by incredible views. The kitchen has granite counter tops, various built in cupboards, stainless steel appliances, breakfast nook, island & opens out to the back deck. This home offers a large master bedroom with built-in closets, walk-in closet, bathroom with separate tub/shower, double sinks with granite counter tops and a walkout deck. There are two bedrooms, and an office/den area, both accessing a full bathroom. The laundry room has built-in cupboards and a sink. The formal dining room with fireplace is open to the kitchen with large picture windows. More built-ins grace the living room which also boasts large picture windows with amazing views. The oversize 3 car garage has storage space & a workbench. There is ample RV and toy parking \$595,000 Call Dave 260-1968

EXECUTIVE HOME IN GATED COMMUNITY!



1458549

This 4000 sq ft 4 BR/ 3.5BA home has everything to make living in Moab relaxing and enjoyable. It is located in a gated, private cul de sac. 7 acres of common area with mature trees and Pack Creek running next to property. Close to the Moab Golf Course. In-ground heated pool, covered patio with outdoor kitchen and gas firepit, fully-fenced and landscaped yard. 3 car oversized garage with heated driveway. Theater room with balcony upstairs for enjoying elevated views of the red rock. Office/exercise room, formal living room, formal dining room. Master bedroom boasts a large walk through master shower, standalone tub, his and hers vanities and walk-in closets. \$989,900 Dave 260-1968

Visit www.MoabRealty.com for more information on any property in Moab & the surrounding areas

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her castle*

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Darla Patterson

