NORTHERN NEVADA REAL ESTATE GUIDE

JUNE 2025

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CLOSE WITH CONFIDENCE

★★★★★

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C.Y.



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NORTHERN NEVADA REAL ESTATE GUIDE

June 2025

On the Cover:

WFG National Title Insurance Company
a Williston Financial Group company

Meet WFG National Title Insurance Company
on page 8-9
www.wfgnationaltitle.com/nevada

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Edward Jones®



SHOULD YOU PAY OFF DEBTS OR INVEST?

Some financial decisions can be challenging — like whether to use your money to reduce your debt or to invest. If you already have a significant amount of debt and not a lot in savings or investments, it can be hard to figure out which issue should be a priority.

There's no simple answer, and everyone's situation is different, but here are a few suggestions for helping you make a good choice:

• *Evaluate your cash flow.* If you already have enough after-tax income to meet your monthly living expenses, you might lean toward investing any leftover cash t, but if you are just getting by, possibly due to heavy debt payments, then you might be better off using your funds to reduce your debt load.

• *Build an emergency fund.* Paying off your debt as fast as possible may seem like the responsible thing to do, but not having an adequate emergency fund or saving for your future could leave your finances at a permanent disadvantage. It's a good move to have an emergency fund containing three to six months' worth of living expenses, with the money kept in a liquid, low-risk account. Once you have such a fund, you could use it, instead of going into debt — or adding to your debt — to pay for unexpected costs, such as a new furnace or a major car repair.

• *Evaluate your debts.* Some of your debts are actually more "expensive" to you than others. This expense level doesn't necessarily refer to the size of the debt, however. You might have a large mortgage, for instance, but because your interest payments are typically tax deductible, your "after-tax" interest rate may be relatively modest. Therefore, you might consider investing rather than paying down your mortgage. But if you have consumer loans or credit cards that carry a high interest rate and whose interest payments are not deductible, you might be better off paying down or refinancing this debt.

• *Take advantage of any employer match.* If your employer sponsors a retirement plan and offers a match, you will want to prioritize contributing at least what is required to receive the match. It's essentially free money. So, if your employer matches up to 3% of your contributions, for example, you should contribute at least 3% of your income to this retirement account. Additionally, some employers will match a portion of your contributions to a Health Savings Account. Eventually, you'll likely want to get to a point of saving more than just the match, but you'll have to weigh the benefit of additional contributions against the cost of any debt you're carrying.

• *Make it easier on yourself.* To make achieving these goals easier, automate as much as you can. For example, you can divert part of your paycheck into an emergency savings account or a retirement account through automatic payments for any debt reduction or savings needs.

While it may seem like a huge endeavor to pay off your debt while still saving for the future, it doesn't have to be. Taking small, incremental steps is key to helping you get to where you want to go.

This article was written by Edward Jones for use by your local Edward Jones Financial Advisor. Edward Jones, Member SIPC

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Finding solutions for your financial needs.
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a Williston Financial Group company

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KevinJonesdeoca@wfgtitle.com

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- 30% Investor Rate (Must transfer 5 or more properties per 12 month period)

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a Williston Financial Group company

The Rising Tide of Business Email Compromise
How Cybercriminals Are Targeting Real Estate Transactions

Buying or selling a home should be a celebration. But in today's digital world, it's also become a target zone for cybercriminals using Business Email Compromise (BEC) scams to steal down payments and closing funds. These scams are increasingly sophisticated—and they're hitting title and escrow transactions hard. According to the FBI, BEC scams caused $2.87 billion in losses last year. Real estate deals are particularly vulnerable because they involve large sums of money and fast-moving communication between buyers, sellers, agents, and escrow officers—often over email.

The Moment of Maximum Risk: Right Before You Close

BEC strikes when buyers least expect it: during the final hours of a home purchase. A single fake email—or phone call—from someone pretending to be your escrow officer could reroute your entire payment into a criminal's hands.

Here's how the schemes work—and what you can do to stop them.

1. Domain Spoofing: The Email Looks Right, But It's Not

Attackers often mimic legitimate email addresses to trick you. They may register lookalike domains (like changing "titleco.com" to "tit1eco.com") or impersonate someone you trust using a hacked account.

- How You Spot It:
  - The email comes from a slightly altered address.
  - The message asks for updated wire instructions.
  - There's a sense of urgency ("You must send this today to avoid delays").
- Why It Works:
  - You're already used to seeing emails from multiple parties.
  - And when you're juggling documents, dates, and deadlines, spotting one wrong letter in an email address is easy to miss.

2. Thread Hijacking: The Attack AHides in Plain Sight

This attack is especially dangerous. A hacker breaks into a legitimate email account (like your agent's Gmail) and waits silently—reading everything. When the time is right, they reply inside the existing email thread, posing as your agent or escrow officer, and change the wiring instructions.

- Real-Life Example:
  - An attacker compromised an agent's email and waited. On closing day, they replied in the thread with "updated instructions." The buyer sent $96,000—gone forever.
- How to Stay Safe:
  - If you receive a wire change by email, call your escrow officer directly using a known number.
  - Double-check the sender's full email address.
  - Be wary of messages that suddenly contain urgency or unexpected attachments.



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Builder Services Manager
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Email: kjonesdeoca@wfgtitle.com
Website: wfgtitle/com/Nevada

3. AI Voice Cloning: Fraud That Sounds Like a Friend

In a newer twist, scammers use AI to clone the voices of escrow officers or executives. All they need is a short audio clip (like a webinar or voicemail) to create a fake voice that sounds real. You might get a call from someone who sounds just like your escrow officer, confirming a new wire instruction. It's not them—it's a synthetic voice created by a criminal.

- Why This Works:
  - The voice matches someone you've spoken with.
  - The number may appear to come from a known contact.
  - The message is delivered with confidence and urgency.
- Real-Life Example:
  - In one case, a buyer received a voicemail from someone sounding exactly like their escrow officer. They followed the instructions. $124,000 was lost.

4. Vendor Email Compromise: The Attack Comes Through a Third Party

Sometimes, it's not your agent or escrow company that gets hacked—it's a vendor they work with, like a document provider or software partner. The criminal uses that compromised vendor account to insert fake invoices or wire instructions into real conversations.

- How You Spot It:
  - You receive an invoice or bank change from a familiar vendor, but the email tone seems "off."
  - The email asks you to download an updated PDF or wire money to a new account.
  - The domain name looks almost right, but isn't.
- Real-Life Example:
  - A title company's document vendor was compromised. A buyer received a fake invoice from the vendor's real email address. They sent $58,000 to the fraudster's account.

So, What Can You Do? Simple, Effective Steps to Stay Protected

Cybercriminals rely on confusion, trust, and urgency. Here's how you fight back.

- Before You Wire Money:
  - Call first—always use a verified phone number to confirm instructions.
  - Double-check email addresses carefully.
  - Ask questions if something seems rushed or unfamiliar.
- What You Should Expect from Your Title & Escrow Company:
  - They will never send updated wire instructions via email without a phone call.
  - They should offer secure portals for sharing documents and instructions.
  - Their emails should include fraud warnings—if they don't, ask why.
- Ask Your Team About Their Defenses:
  - Do they use email authentication (SPF, DKIM, DMARC)?
  - Do they require multi-factor authentication (MFA)?
  - Do they train their employees to spot phishing and spoofing?
  - Do they vet the cybersecurity of the vendors they work with?

A Message to Home Buyers and Sellers:

The digital closing table is under attack. But with vigilance, awareness, and simple verification, you can stop fraud before it starts. Don't let your dream home become a scammer's payday.

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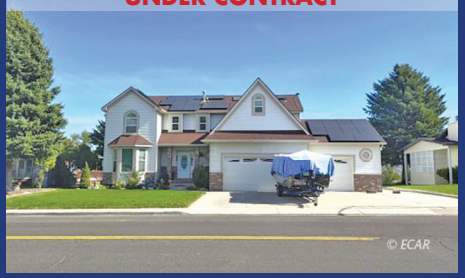
RESIDENTIAL REAL ESTATE IN ELKO

NEW LISTING



2686 Mesquite Way • Elko
$593,200 | MLS#3625434
4 Bed | 2.5 Bath | 2,105 SF

UNDER CONTRACT



1910 Ruby View Dr. • Elko
$634,900 | MLS#3625513
6 Bed | 3.5 Bath | 4,265 SF

NEW LISTING



1014 Amber Way • Elko
$518,265 | MLS#3621069
3 Bed | 2 Bath | 3,122 SF

NEW LISTING



2687 Mesquite Way • Elko
$587,500 | MLS#3624342
3 Bed | 2 Bath | 3,768 SF

NEW LISTING



1075 Amber Way • Elko
$557,318 | MLS#3621709
3 Bed | 2 Bath | 3,768 SF

UNDER CONTRACT



2526 Crestview Drive • Elko
$715,000 | MLS#3625192
5 Bed | 3.5 Bath | 4,960 SF

NEW LISTING



2667 Mesquite Way • Elko
$507,900 | MLS#3624337
4 Bed | 2 Bath | 1,880 SF



1259 Amber Way • Elko
$554,890 | MLS#3621700
3 Bed | 2 Baths | 3,600 SF

NEW LISTING



2683 Mesquite Way • Elko
$507,900 | MLS#3624341
4 Bed | 2 Bath | 1,880 SF

UNDER CONTRACT



2658 Mesquite Way • Elko
$567,000 | MLS#3623320
3 Bed | 2 Bath | 3,622 SF

NEW LISTING



2675 Mesquite Way • Elko
$507,100 | MLS#3624339
4 Bed | 2 Bath | 1,990 SF

UNDER CONTRACT



2666 Mesquite Way • Elko
$577,000 | MLS#3625003
4 Bed | 2.5 Bath | 2,105 SF

COLDWELL BANKER EXCEL

RESIDENTIAL REAL ESTATE IN ELKO



2670 Mesquite Way • Elko
$498,700 | MLS#3625005
3 Bed | 2 Bath | 1,770 SF



2801 Incline Ave • Elko
$529,000| MLS#3624994
3 Bed | 2 Bath | 3,122 SF



2678 Mesquite Way • Elko
$597,500 | MLS#3625001
3 Bed | 2 Bath | 3,768 SF



2802 Incline Ave • Elko
$483,000 | MLS#3624989
4 Bed | 2 Bath | 1,660 SF



2682 Mesquite Way • Elko
$619,300 | MLS#3625433
3 Bed | 2 Bath | 2220 SF



201 Palmers Ct. • Elko
$702,638 | MLS#3625316
3 Bed | 2 Bath | 4,442 SF



6720 Cabinet St • Elko
$137,500 | MLS#3624794
1 Bed | 1 Bath | 396 SF



4759 Spear St • Elko
$495,999 | MLS#3625348
3 Bed | 2 Bath | 1,827 SF



2674 Mesquite Way • Elko
$508,400 | MLS#3625000
4 Bed | 2 Bath | 1,880 SF



120 Chris Ave • Elko
$330,000 | MLS#3625688
4 Bed | 3 Bath | 2,090 SF



853 Wilson Ave • Elko
$269,000 | MLS#3625683
2 Bed | 1 Bath | 1,120 SF



273 Ash St • Elko
$320,000 | MLS#3625703
3 Bed | 2 Bath | 1,404 SF

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RESIDENTIAL REAL ESTATE IN ELKO



295 Dry Creek Trail • Elko
$379,900 | MLS#3625859
3 Bed | 2 Bath | 1,757 SF



2082 Hanging Tree Dr • Elko
$319,000 | MLS#3625644
4 Bed | 2 Bath | 1,848 SF



2950 LeComte Court • Elko
$636,200 | MLS#3625801
4 Bed | 2.5 Bath | 2,105 SF



4327 Windsor Ave • Elko
$618,800 | MLS#3625839
3 Bed | 2 Bath | 3,622 SF



4319 Windsor Ave • Elko
$515,500 | MLS#3625835
4 Bed | 2 Bath | 1,660 SF



4313 Campbel Rd • Elko
$608,000 | MLS#3625834
3 Bed | 2 Bath | 3,768 SF



4307 Campbel Rd • Elko
$626,200 | MLS#3625832
4 Bed | 2.5 Bath | 2,105 SF



4451 York Blvd • Elko
$627,200 | MLS#3625830
4 Bed | 2.5 Bath | 2,105 SF



4323 Windsor Ave • Elko
$535,900 | MLS#3625841
4 Bed | 2 Bath | 1,880 SF



4444 York Blvd • Elko
$518,500 | MLS#3625840
4 Bed | 2 Bath | 1,660 SF



4442 York Blvd • Elko
$599,000 | MLS#3625838
3 Bed | 2 Bath | 3,768 SF



4312 Campbel Rd • Elko
$886,480 | MLS#3625831
3 Bed | 2.5 Bath | 4,562 SF

COLDWELL BANKER EXCEL

RESIDENTIAL REAL ESTATE IN ELKO

NEW LISTING



4308 Campbel Rd • Elko
$652,100 | MLS#3625843
3 Bed | 2 Bath | 2,221 SF

UNDER CONTRACT



4316 Campbel Rd • Elko
$544,000 | MLS#3625833
4 Bed | 2 Bath | 1,880 SF

NEW LISTING



4311 Windsor Ave • Elko
$544,900 | MLS#3625842
4 Bed | 2 Bath | 1,880 SF

UNDER CONTRACT



107 Meadow Ridge Ct • Elko
$565,000 | MLS#3625938
4 Bed | 3.5 Bath | 4,341 SF

SOLD

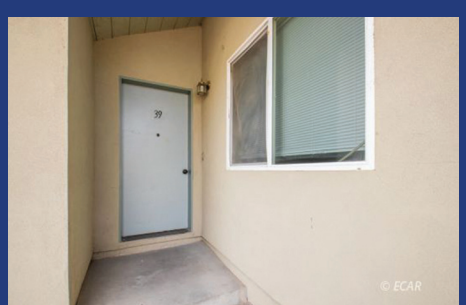


1866 Deerfield Way• Elko
$417,000 | MLS#3625981
3 Bed | 2 Bath | 1,612 SF

UNDER CONTRACT



3571 Autumn Colors Dr. • Elko
$349,000 | MLS#3626021
3 Bed | 2.5 Bath | 1,404 SF



1625 Clarkson #39 • Elko
$195,000 | MLS#3626005
2 Bed | 1 Bath | 1,089 SF

UNDER CONTRACT



2060 Hamilton Creek Trail • Elko
$269,900 | MLS#3625986
4 Bed | 2 Bath | 2,248 SF



364 Maple St • Elko
$405,000 | MLS#3626297
3 Bed | 3 Bath | 2,406 SF

Whether you're SEARCHING for YOUR FIRST HOME, or MOVING to YOUR NEXT, WE MAKES THE PROCESS A MEMORABLE ONE.

COLDWELL BANKER EXCEL

RESIDENTIAL REAL ESTATE IN ELKO

NEW LISTING



2650 Mesquite Way • Elko
$1,100,000 | MLS#3626157
3 Bed | 2.5 Bath | 2,510 SF

NEW LISTING



2330 Hamilton Creek Trail • Elko
$530,000 | MLS#3626265
3 Bed | 2 Bath | 1,787 SF

NEW LISTING



317 Forest Lane • Elko
$397,500 | MLS#3626293
3 Bed | 3 Bath | 2,361 SF

NEW LISTING



1862 Deerfield Way • Elko
$480,000 | MLS#3625950
4 Bed | 2 Bath | 1,933 SF

UNDER CONTRACT



1152 Hamilton Creek Trail • Elko
$410,000 | MLS#3626171
3 Bed | 2 Bath | 1,439 SF

COLDWELL BANKER EXCEL

Find out your HOME'S VALUE and CONNECT with one of our HIGHLY SKILLED AGENTS to HELP GUIDE you through the SELLING PROCESS.

COLDWELL BANKER EXCEL

RESIDENTIAL REAL ESTATE IN SPRING CREEK

NEW LISTING



652 Spring Creek Pkwy • SC
$704,200 | MLS#3621451
4 Bed | 2.5 Bath | 2,730 SF

NEW LISTING



Lot C7 Sun Valley Rd • SC
$845,700 | MLS#3621909
4 Bed | 2.5 Bath | 2,730 SF

NEW LISTING



661 Burro Bay • SC
$630,500 | MLS#3624568
4 Bed | 2.5 Bath | 2,564 SF

NEW LISTING



243 Ridge Way Dr. • SC
$646,400| MLS#3621737
3 Bed | 2 Bath | 3,768 SF

NEW LISTING



488 Flora Plaza • SC
$423,500 | MLS#3625360
4 Bed | 2 Bath | 1,660 SF

NEW LISTING



Lot D3 Sun Valley Rd • SC
$601,700| MLS#3621914
4 Bed | 2 Bath | 2,114 SF

NEW LISTING



Lot B6 Ridgeway Dr • SC
$668,600 | MLS#3621915
4 Bed | 2 Bath | 2,330 SF

NEW LISTING



742 Wolcott • SC
$588,500 | MLS#3621701
4 Bed | 2 Bath | 2,330 SF

NEW LISTING



Lot C6 Sun Valley Rd • SC
$820,300| MLS#3621908
4 Bed | 2.5 Bath | 3,126 SF

UNDER CONTRACT



199 Diamond Ridge Dr • SC
$596,800 | MLS#3622226
3 Bed | 2 Bath | 3,768 SF

NEW LISTING



Lot C5 Ridgeway Dr • SC
$682,700 | MLS#3622224
4 Bed | 2 Bath | 2,114 SF

UNDER CONTRACT



671 Alpine Drive • SC
$395,200 | MLS#3625262
4 Bed | 2 Bath | 1,660 SF

COLDWELL BANKER EXCEL

RESIDENTIAL REAL ESTATE IN SPRING CREEK



694 Aesop Dr • SC
$571,900| MLS#3625261
6 Bed | 3 Bath | 3,581 SF



807 Thorpe Dr • SC
$427,700 | MLS#3625537
4 Bed | 2 Bath | 1,880 SF



137 Bellwood Dr • SC
$493,600 | MLS#3625259
3 Bed | 2 Bath | 3,600 SF



431 Country Club Plaza • SC
$582,500 | MLS#3625263
4 Bed | 2 Bath | 2,330 SF



246 Trent Wood Dr • SC
$528,090 | MLS#3625260
4 Bed | 3 Bath | 3,600 SF



223 Blakeland Dr • SC
$580,600 | MLS#3621071
4 Bed | 2 Bath | 2,330 SF



134 Spring Creek Pkwy • SC
$320,000 | MLS#3625613
3 Bed | 2 Bath | 1,290 SF



609 Westcott Dr • SC
$436,200 | MLS#3625677
3 Bed | 2 Bath | 1,770 SF



522 Parkridge Pkwy • SC
$519,200 | MLS#3625680
4 Bed | 2.5 Bath | 2,105 SF



991 Wolf Creek Cir • SC
$645,300 | MLS#3625678
3 Bed | 2.5 Bath | 2,517 SF



434 Gypsum Lane • SC
$195,000 | MLS#3625769
3 Bed | 2 Bath | 1,352 SF



791 Lamont Dr • SC
$264,000 | MLS#3625737
3 Bed | 2 Bath | 1,708 SF

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RESIDENTIAL REAL ESTATE IN SPRING CREEK



992 Fairlawn Dr • SC
$540,000 | MLS#3625717
3 Bed | 2 Bath | 1,925 SF



298 Diamond Ridge Dr • SC
$637,500 | MLS#3625758
3 Bed | 2 Bath | 3,768 SF



114 Spring Creek Parkway • SC
$410,000 | MLS#3625900
4 Bed | 2 Bath | 1,884 SF



614 Shadybrook Dr • SC
$365,000 | MLS#3625875
3 Bed | 2 Bath | 1,526 SF



878 Blue Jay Drive • SC
$420,000 | MLS#3626030
4 Bed | 2 Bath | 1,678 SF



854 Hamilton Stage Rd • SC
$1,330,000 | MLS#3624953
2 Bed | 2 Bath | 2,888 SF



1019 Meadow View Dr • SC
$629,999 | MLS#3625676
4 Bed | 3 Bath | 2,280 SF



658 Willington Dr • SC
$335,000 | MLS#3626146
3 Bed | 2 Bath | 1,415 SF



611 Spring Creek Parkway • SC
$325,000 | MLS#3626268
4 Bed | 2.5 Bath | 2,508 SF



440 Foxridge Dr • SC
$330,000 | MLS#3626132
3 Bed | 3 Bath | 1,325 SF



139 Glenvista Dr • SC
$643,000 | MLS#3626254
5 Bed | 3 Bath | 3,138 SF

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COLDWELL BANKER EXCEL

RESIDENTIAL REAL ESTATE IN OTHER AREAS



1900 Allen Rd • BM
$1,500,000 | MLS#3622366
4 Bed | 2.5 Bath | 2,992 SF



401 Main St • Deeth
$300,000 | MLS#3623692
3 Bed | 1 Bath | 1,710 SF



323 East 40th North St • ELY
$497,000 | MLS#3625528
3 Bed | 2 Bath | 1,536 SF



451 Manley Ranch Rd • RM
$375,000 | MLS#3625486
3 Bed | 2 Bath | 1,706 SF



76 Foothill Dr • Lamoille
$1,350,000 | MLS#3626102
3 Bed | 2 Bath | 2,295 SF



408 Hamilton St • Carlin
$136,000 | MLS#3626016
2 Bed | 1 Bath | 840 SF



419 Main St • Carlin
$310,000 | MLS#3626253
3 Bed | 2 Bath | 1,220 SF



1353 Lakeview Dr • South Fork
$430,000 | MLS#3626195
3 Bed | 2 Bath | 1,728 SF



904 Peacock Circle • Lamoille
$830,000 | MLS#3626120
4 Bed | 2 Bath | 2,760 SF

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COMMERCIAL AND INDUSTRIAL PROPERTIES



3500 W. Idaho St • Elko
27.61 Acres (will split) C/I Zoned
MLS#3618873, On I80 exit 208



3250 Ruby Vista • Elko
$665,000 | MLS#3622594
5.74 Acres



2003 Errecart Blvd• Elko
$900,000 | MLS#3622960
5,388 SF



2594 Idaho St • Elko
$120,000 | MLS#3625496
1 Bath | 1,675 SF



1750 Manzanita Ln • Elko
$889,000 | MLS#3625323
11 Office | 4 Bath | 5,000 SF



501 S Main St • Eureka
$325,000 | MLS#3624812
2 Bath | 2,282 SF



415 Idaho St • Elko
$516,000 | MLS#3625539
1 Bath | 4,220 SF



118 2nd St • Elko
$1,600,000 | MLS#3625740
11,433 SF

COMMERCIAL LAND

ADDRESS		MLS	ACRES	PRICE
9999 N 5th St		MLS#3614597	314.65	$3,146,500
TBD Lamoille Hwy		MLS#3622512	6.74	$299,000
TBD 4th St Carlin		MLS#3621735	0.29	$75,000
260 Country Club Pkwy		MLS#3625063	1.01	$199,000
TBD 4th St		MLS#3621735	0.29	$75,000
514 Peter Street, Carlin	U/C	MLS#3625494	0.345	$80,000
1275 Ruby Vista Dr, ELKO		MLS#3623115	9.7	$950,000

RESIDENTIAL & INDUSTRIAL LAND LISTINGS

ELKO

ADDRESS		MLS	ACRE	PRICE
3250 Ruby Vista		MLS#3622594	5.74	$665,000
006-9Q-038 Hamilton Creek Trail		MLS#3624374	2.955	$29,000
006-O9P-180 Amber Way		MLS#3624378	1.135	$29,000
006-09Q-035 Hamilton Creek Trail		MLS#3624375	2.955	$29,000
006-09P-181 Amber Way		MLS#3624379	1.136	$29,000
006-09Q-034 Hamilton Creek Trail		MLS#3624376	2.955	$29,000
006-09P-179 Amber Way		MLS#3624377	3.809	$29,000
Elko Summit Drive, Parcel#1		MLS#3620547	41.47	$265,000
006-09P-186 Amber Way		MLS#3624381	1.325	$29,000
TBD Monkshood St.		MLS#3624911	1.03	$7000
2954 Le Comte Ct.		MLS#3625447	0.404	$128,900
2957 Le Comte Ct.		MLS#3625452	0.407	$134,000
2958 Le Comte Ct.		MLS#3625454	0.404	$128,900
2961 Le Comte Ct.		MLS#3625449	0.429	$134,000
2962 Le Comte Ct.		MLS#3625459	0.404	$128,900
2965 Le Comte Ct.		MLS#3625455	0.429	$134,000
2966 Le Comte Ct.		MLS#3625450	0.404	$128,900
2969 Le Comte Ct.		MLS#3625451	0.429	$134,000
2973 Le Comte Ct.		MLS#3625453	0.429	$134,000
TBD SR 225 Highway		MLS#3625417	4.00	$32,000
Hopi St.	U/C	MLS#3625349	2.27	$50,000
TBD Roosevelt Ave	SOLD	MLS#3625580	2.27	$9,000
TBD Jacinto Dr		MLS#3625165	2.27	$7,000
TBD 8th St		MLS#3625627	2.06	$5,000
0 Drum St		MLS#3625807	2.27	$4,985
1627 Stitzel Rd		MLS#3625805	0.246	$87,000
2768 Bullion Rd		MLS#3625426	33.184	$430,000
1615 Rockland Dr		MLS#3625983	2.5	$230,000
Sec 25 Twp 38n Rge 54e		MLS#3625742	8.01	$56,000
Sec 25 Twp 38n Rge 54e		MLS#3625743	2.00	$14,000
TBD Lund Ave		MLS#3626262	2.25	$10,000
2nd Southwest		MLS#3626154	2.17	$15,000
2768 Bullion Rd		MLS#3625426	33.184	$430,000

SPRING CREEK

ADDRESS		MLS	ACRES	PRICE
Pershing Ave Lucky Nugget		MLS#3624153	2.27	$26,000
Lee Ave Sec17 TWP 32N RGE SSC		MLS#3624128	2.07	$35,000
277 Country Club		MLS#3625419	0.60	$52,500
411 Parkchester Dr		MLS#3625707	1.23	$68,000
TBD Emigrant Court		MLS#3625408	10.12	$80,000
Sherman Avenue		MLS#3625804	2.25	$19,985
Cortez Avenue		MLS#3625806	1.03	$3,890
319 Oakmont Dr	SOLD	MLS#3625741	1.06	$70,000
TBD Crest Dr	SOLD	MLS#3625915	68.69	$227,700
327 Lookout Dr		MLS#3626066	2.36	$95,000
787 Clover Dr		MLS#3626110	4.60	$123,000
353 Parkchester Dr		MLS#3626116	0.35	$48,000
844 White Oak Dr		MLS#3626236	1.00	$70,000

SURROUNDING AREAS

80 Acre Parcel Clover Valley	REDUCED	MLS#3623795	80.00	$68,000
260 Country Club Pkwy		MLS#3625063	1.01	$150,000
Quinn River Bird		MLS#3625217	1.14	$13,900
8th Street		MLS#3625330	1.13	$6,500
24th Street	SOLD	MLS#3625329	2.27	$4,500
Elm Street		MLS#3625493	2.26	$250,000
South Clover Valley Loop Road		MLS#3625708	153.56	$129,800
TBD 8th St		MLS#3625627	2.06	$5,000
Twp 40n Rge Mdb&m Parcel		MLS#3622892	622	$240,000
Sec 21 Twp 37n Rge 58e Mdb&m		MLS#3624348	40	$15,000
8th St Ryndon	REDUCED	MLS#3625330	1.13	$6,500
24th St Ryndon	SOLD	MLS#3625329	2.27	$4,500
10739 Gadwall Ave	REDUCED	MLS#3626058	1.13	$30,000

BUSINESS OPPORTUNITY

64 E 7th St	U/C	MLS#3625296	0.35	$650,000

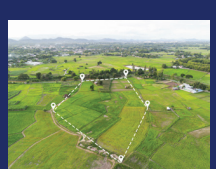
IMPROVED LAND

Mountain View Dr		MLS#3624757	10	$329,000

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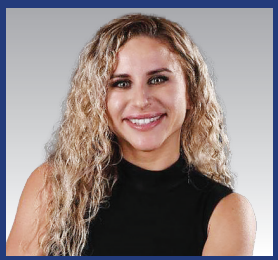
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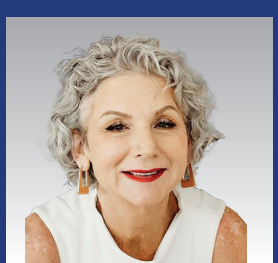
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- Well Maintained
- Amenable terms
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ELKO SUMMIT ESTATES

Elko Summit Drive, Parcel #1, Elko, NV
41.47 Acres
$265,000

- Residential Land
- Amazing Ruby Mountain Views
- Gated Entrance Elko's Premier Residential Subdivision
- MLS# 3620547



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2526 Crestview Drive, Elko NV
5 BED / 4 BATHS
4,960 Sq Ft
$715,000

- Beautiful Low Maintenance brick Home
- Original owner
- Sits on a 3.58 Acre lot
- Mature Landscaping, tall shade trees
- 40x50 foot metal garage/shop with bathroom
- Dramatic vaulted entry
- Shared well and septic system
- Enjoy Ruby Mountain and ValleyViews
- Qualified Buyers Only Please!
- MLS#3625192

HUGE PRICE REDUCTION



1152 Hamilton Creek Trail

Under Contract

- 3 bed • 2 bath
- 1439 sq ft • 1.52 acres

658 Willington Dr

- 3 bed • 2 bath
- 1415 sq ft • 2.39 acres



Under Contract



139 Glenvista Drive

Under Contract

- 5 bed• 3 baths
- 3138 sq ft • 3.39 acres

2060 Hamilton Creek Trail

- 4 bed • 2 bath • 2248 sq ft
- on 1.51 acres • MLS 3625986



Under Contract



1625 Clarkson Drive #39

Under Contract

- 2 bed • 1 bath • 1089 sq ft • Detached garage
- Great Investment Property • MLS 3626005



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3193 Scenic View Dr. Elko

Remodeled 4 bed/3 bath home on large .26 acre lot above the Peace Park! Brand new kitchen, bathrooms & room for your trailer! Gorgeous backyard! $480,000



193 Brookwood Dr. Elko

Spacious 5 bed/3 bath home on large corner-lot! Gourmet kitchen, fully finished walk-out basement with 2nd kitchen & laundry. Priced to sell at $575,000!



1910 Ruby View Dr. Elko

Spacious 6-bedroom home with 4,265 sq ft offers a triple-car garage, RV parking, brand new solar panels & overlooking the Ruby View Golf Course! $634,900



282 Northglen Dr. Spring Creek

Overlooking the golf course, this 3 bed/2 bath home has a 4-car garage, covered patio & storage shed. You'll love the elegant wood accents throughout the home! $430,000



1706 Sequoia Dr. Elko



2112 Village Green Cir. Elko

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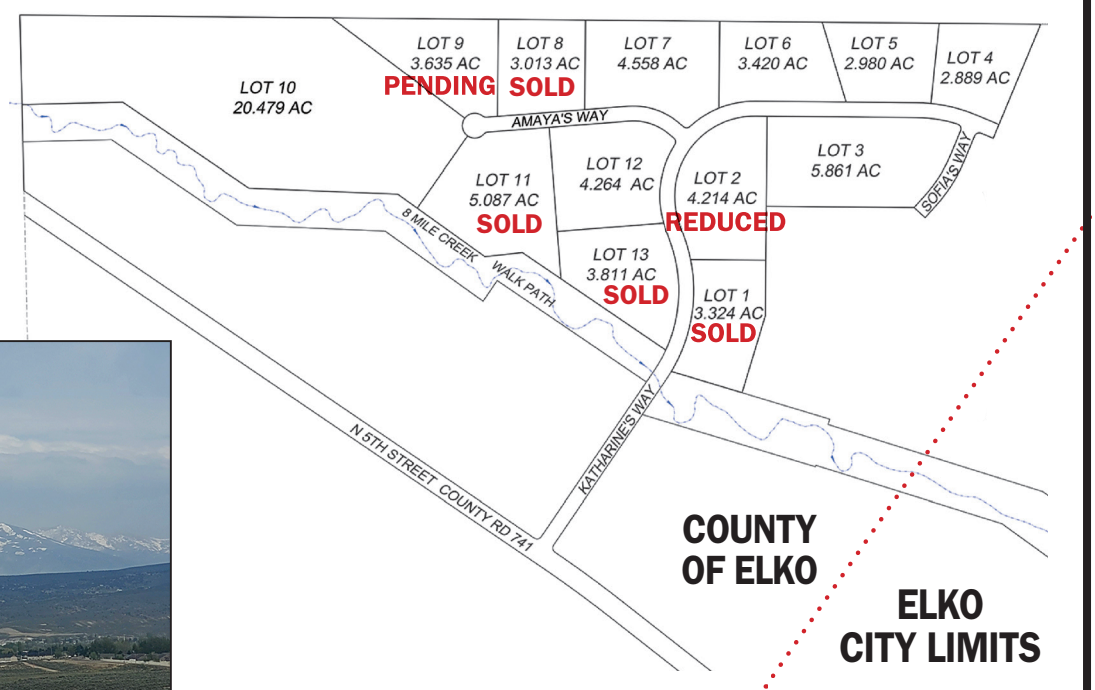
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3877 AUTUMN COLORS DR | ELKO, NV
3 BED | 2.5 BATH | 2 CAR | 1,441 SF

SOLD PRICE $355,000



3672 AUTUMN COLORS DR | ELKO, NV
3 BED | 2 BATH | 2 CAR | 2,531 SF

SOLD PRICE $399,900

LOTS FOR SALE



AMBER WAY | HAMILTON STAGE
1.06 ACRES | VACANT LOT

LIST PRICE $27,000



531 ANDY'S WAY | ELKO SUMMIT
10.46 ACRES | VACANT LOT W/ WELL

LIST PRICE $229,900

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(775) 934-4528
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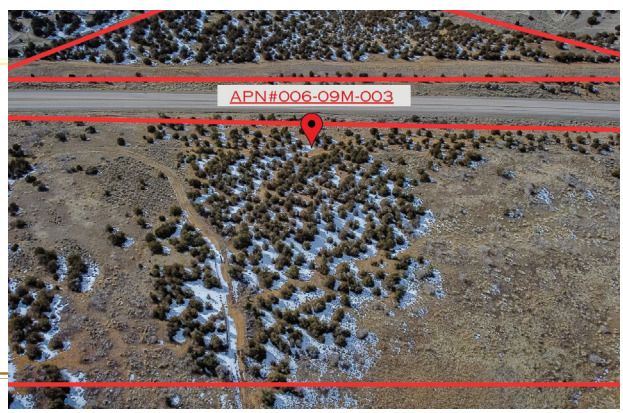
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2-Car Garage, Walk-out Basement
Elko – $418,000



2623 N. CANYON ROAD

3 Bed Fixer Upper w/Basement, 3.68 acres
Lamoille – $350,000



PILOT ROAD

3 Bed, 2 Bath, 1,300 sq. ft., 10 acres
Montello – $230,000



890 2ND ST. – ELKO

3 Bed, 1,573 sq. ft., Corner Lot



1124 AVENUE H

3 Bed , 1 Bath, Recently Updated
Ely – $240,000



12-24 CHERRY CREEK RD

2 Bed, 1 Bath, Plus 3 parcels
Ely – $70,000



625 W BIRCH ST. – ELKO

6 Bed including Separate Apartment

3-Property Portfolio Package

Each Property Sold as part of the Package, or Separately



1355 LAKE AVENUE

3 Bed, 2 Bath, 2,336 sq. ft., Garage, Shed
Wells – $255,000



479 6TH STREET

4,300 sq. ft., Equipped for Bar/Restaraunt
Wells – $495,000



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252 BERGARA AVENUE
1 Bed, 1 Bath, 113.73-acre Farm
Tonopah – $479,000



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4,500 acres, 3,116 acre ft. of Water
Mountain City – $8,000,000



FISH CREEK & SEGURA RANCH
1,075 acres, Cattle & Sheep Opportunity
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933 NORTH INDUSTRIAL WAY
8,800 sq. ft. industrial Building, 20 acres.
Ely – $1,200,000



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Owner will Carry: Low Down, Low Interest
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Market Update

Change Mo/Mo: ↑ Increased, ↓ Decreased, ■ No Change

May 2025 Residential MLS Statistics			
Northern NV	**Avg Home $**	**Avg DOM**	**# Sold YTD**
Battle Mountain	$ 267,271 ↑	167 ↑	14
Elko	$ 407,094 ↑	66 ↑	55
Reno / Sparks	$705,875 ↓	88 ↑	1293
Spring Creek	$ 421,873 ↑	64 ↑	54
Tahoe / Inc Village	$ 1,732,508 ↓	159 ↓	15
Winnemucca	$ 354,064 ↑	99 ↓	50

Arbor Financial May 2025 Rates Actuals			
30-Year Fixed:	6.49% ↓	30-Year FHA:	5.99% ↓
3-2-1 Buy Down:	3.375% ↓	30-Year VA:	7% ↓

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496 Rawlings Drive

Discover the perfect blend of comfort and natural beauty in this stunning 5-bedroom, 3-bathroom home located in Spring Creek, Nevada. With breathtaking views of the Ruby Mountains, this property offers a serene and picturesque setting. The large living room and dining area are perfect to enjoy with family or guests. The primary suite is a large bright bedroom with a large en-suite bath with tub, separate shower and dual vanities. Upstairs includes 2 bedrooms and a bathroom which adds versatility. Experience the charm of mountain living while enjoying modern amenities in this exceptional home!

Listed by: Julie Rij S.0183328

5050 E Winnemucca Boulevard

This prime commercial property offers a versatile space ideal for a variety of business uses. Formerly an auto dealership, the property features a partially fenced, secure area along with a well-lit, paved parking lot. The building includes a spacious shop with double pull-through doors and a covered outdoor workspace, providing excellent functionality for operations. With its combination of functionality, flexibility, ahis property is ideal for a long-term tenant. The landlord is open to making tenant improvements to tailor the space to your business needs.

Listed by: Dusty Shipp S.0176893 and Emiley Shipp S.0202673





2165 Hog Tommy Road

Stunning 5-bedroom, 4-bathroom home offering breathtaking views of the Ruby Mountains. This beautiful property sits on 10.551 acres and features a spacious 4-car garage, corrals, and ample room for outdoor activities. The main level boasts 3 bedrooms, while the finished basement offers 2 additional bedrooms, a kitchenette, and plenty of space for entertaining. A bonus room and bathroom are located on the top level, adding even more flexibility to the home's layout. Don't miss out on this incredible opportunity to enjoy country living with modern amenities with an amazing view.

Listed by: Dusty Shipp S.0176893 and Emiley Shipp S.0202673

BRAEMAR

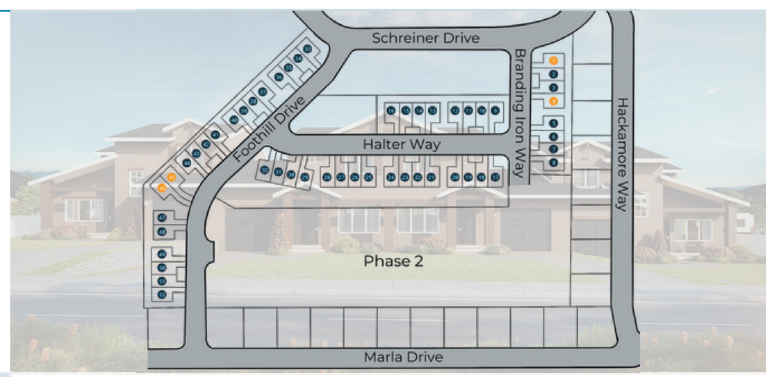


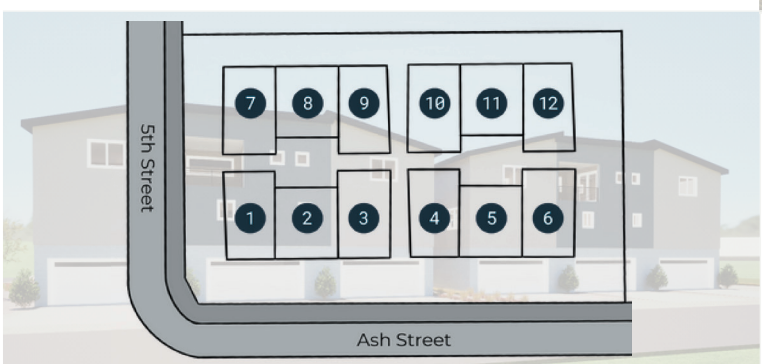
Frontier Village Townhomes

90 units - 2 & 3 bed options - 2.5 bath - 2 car tandem garage

This will be a beautiful development of townhomes from Braemar Construction. These homes will include; 9 foot ceilings on the main floor, 4 piece Stainless steel appliances including French door refrigerator, and many low maintenance amenities. The rear yard is fenced, and the front will be landscaped including automatic sprinklers and drip system. Development is still in the beginning stages of construction. Bulk sale available.

Located in Winnemucca





Ash Street Village Townhomes

12 units - 2 bed - 1 bath - 2 car garage
Welcome to Ash Street Village, Elko's premiere townhome home community where modern living meets comfort and convenience. Each thoughtfully designed individually owned home includes a 2 car attached garage, 8 foot ceilings on the main floor, a full appliance package including refrigerator and washer/dryer. Experience a perfect blend of luxury and practicality in a community designed for modern living. Discover your new home at Ash Street Village today! Experience modern living redefined. Bulk sales available.

Located in Elko

Your Home

Whether you're looking for new home construction in the Elko and Spring Creek area, or custom home building in northern Nevada and beyond, Braemar Construction brings an unparalleled quality and value to your project. While other builders may be interested in simply having a huge inventory of homes and volume sales, Braemar is different. We understand that having a place to call your own – whether it's your first home, or the custom home of your dreams – it's very personal. That's why we pride ourselves on our attention to the little things that make a house a home.

Call us today for more information



LIVE THE COWBOY DREAM!!!





Ride your horses during the day and then watch your favorite western movie in your own

THEATRE AT NIGHT!!





270 Fairlawn Pl, Spring Creek, NV 89815

- ✔ 5 Bed
- ✔ 4,331 Sqft
- ✔ 3 Bath
- ✔ 3 Car Garage
- ✔ 5.07 Flat Acres

Shop!
Theater Room!
Horse Property!

CALL ME TODAY TO SCHEDULE A PRIVATE SHOWING!



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Summer Selling Secrets: How to Make Your Listing Sizzle

Summer is one of the hottest seasons in real estate—literally and figuratively. With longer days, blooming landscapes, and more buyers on the move, it's the perfect time to showcase a home at its best. But with increased inventory and buyer expectations, sellers need to go beyond the basics to make their listings truly stand out. Here's how to turn up the heat and turn that "For Sale" sign into a "Sold."

1. Make a Stellar First Impression with Curb Appeal

First impressions matter, and in the summer, they start at the curb. Brighten up the exterior with a fresh coat of paint on the front door, power-wash siding and walkways, and add vibrant potted plants or hanging baskets for a pop of color. Keep the lawn trimmed, watered, and green—brown spots and overgrowth are big turn-offs in the heat of summer.

Bonus tip: Solar pathway lights can add charm for evening showings and photos, without hiking up the energy bill.

2. Keep It Cool Inside—and Out

Buyers want to feel comfortable the moment they walk through the door. Ensure the home is cool and inviting—if you don't have central air, use fans or portable AC units strategically. Light, breezy scents (think citrus or linen) and soft background music can also create a relaxing vibe.

Stage with light-colored throws, seasonal décor, and fresh flowers to echo the summer mood. Less is more—keep things clean, uncluttered, and open to show off natural light and airflow.

3. Spotlight Outdoor Living Spaces

Outdoor spaces are major selling points in the summer. Stage patios with inviting seating areas, set up a shaded dining nook, or add a small firepit with a few marshmallow sticks to spark the imagination. Even a small balcony or porch can feel like an escape with the right touch of style.



Buyers love to envision summer BBQs, family gatherings, or quiet evenings outdoors—so show them the possibilities.

4. Heat Up Your Marketing Game

In a competitive summer market, professional photography is non-negotiable. Bright, high-resolution images that showcase both interior and exterior features can make your listing pop online. Consider a virtual tour or video walkthrough to boost engagement.

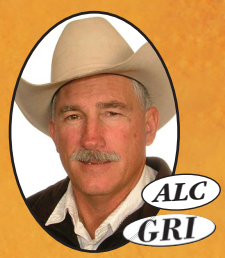
Don't forget targeted social media advertising and mobile-friendly listings. Most summer buyers are on the go—make sure your listing is easy to find and even easier to fall in love with.

Bottom Line: When it comes to selling in summer, don't just list—launch. By maximizing curb appeal, creating a cool and welcoming interior, staging for summer lifestyles, and leveraging standout marketing, your listing can rise above the rest—and sell faster, and possibly for more.

Want your listing to sizzle this summer? These small upgrades and smart strategies make all the difference when the market heats up.

Bottari & Associates REALTY

P: 775-752-3040 | 530 S SHOSHONE AVE | PO BOX 368 • WELLS



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9034 Ruby Valley Road in Ruby Valley





This 17 acre property has a custom home of 2348 sq. ft with 3 bedroom and 2 bath and 4 quonset type storage buildings. Lot's of trees and a view to die for of the Ruby Mountains. Less than a mile to the paved road and on a good maintained County Road. School just 2 miles South and Church 1 mile North.

Call Paul Bottari on this one.

Price: $575,000.

- WWW.BOTTARIREALTY.COM -

Humboldt River Acreage with 300 acres of surface water rights





Would make a good hay base for a range outfit or nice small ranch With fishing holes, chuckar and deer and ducks during the season! 650 deeded and legal access onto Rydnon Exit. Should also be a Great investment property . Ideal 1031 Exchange property which should increase in value more than most in future years. PRICED TO SELL AT $1,200,000.

South Fork Hill 336 Acres above South Fork





South Fork Hill 336 Acres above South Fork on Lee Road with views back to the Reservoir. Legal 60’ access easement has been roughed in. Views of the Rubies are to die for. Price: $520,000.

Bottari & Associates REALTY

P: 775-752-3040 | 530 S SHOSHONE AVE | PO BOX 368 • WELLS

Rainbow Estates Clover Valley



Just two parcels available in Rainbow Estates located approx. 3 miles South of Wells, NV. 10+ acres. Community Water system available and Owner terms offered. Power on site. Excellent Roads. Gated Entrance.
PRICE: $47,000

Angel Lake Property

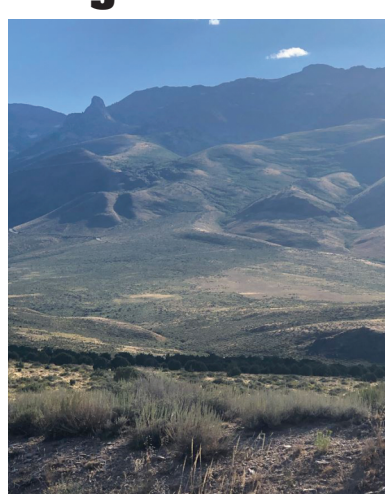


2 Acre Parcels now available on the Angel Lake Road in Wells! Good gravel road. City Water and you can put in septic. Views over Wells and the Wood Hills to the East and Chimney Rock and the East Humboldt's to the Southwest. Room for some livestock and Shops. Manufactured homes on foundation allowed. Like living in the Country but still in town? **$40,000 WITH OWNER TERMS.**

Three 40 acre parcels available just below Angel Lake







Own a Recreational Retreat Property that should be in the family for generations just below Angel Lake. Three 40 acre parcels are now available . All have access onto the paved highway.
Price: $140,000 each.

— WWW.BOTTARIREALTY.COM —

Bottari & Associates REALTY

P: 775-752-3040 | 530 S Shoeshone Ave | PO BOX 368 • WELLS

275 2nd Street, Wells

3 Bed, 2 & ½ Bath custom prior builders home.
Nestled in hidden interior lot, mature landscaping energy efficient home. Steel siding, metal roof and more. Detached 2 car garage, lots of parking, improved shed with covered private patio area.

Priced at $299,000

24 hour notice and prequalified buyers please.





807 Hogan Street, Wells



5 bedroom 3 bath total of 3172 sq. ft including basement. 2 car attached garage, shed, fenced backyard on large corner lot. View of Mountains to the south. Many new improvements granite countertops, new sliders off dining, flooring paint and more. All electric home excluding propane free standing fireplace in living. Family room in lower level lots of storage **Priced at $399,500**
Take a look at this home!

ALC

One of a Kind in Wells!!!!!
533 Hogan Street, Wells

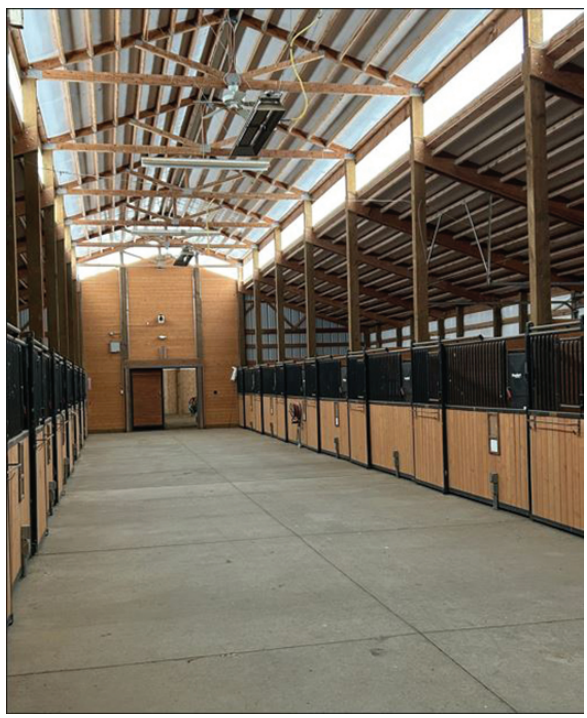



Nearly New Custom Home across from Golf Course. View to south of East Humboldt Mountain Range. Many upgrades including Quartz Countertops, wide plank flooring, Kraftmaid soft close cabinets butlers pantry on demand hot water heater plus additional hot water heater for kitchen. All GR profile appliances with Wifi connections to ovens and Keurig on the fridge! Blue tooth pellet stove, Secondary propane heaters and electric baseboard heaters in bedrooms. Primary bedroom on main floor, walk in showers. Primary bedroom has walk in closet connected to Laundry room. USB ports, Master doors to deck, Pella windows Energy saving,Levolor blinds, butlers pantry, bonus room over garage with golf course and mountain views to die for!. Pride of ownership. Privacy with this floor plan. 2 car attached garage, 2 Hoop Houses, Play set and an acre of space. 2 hot water heaters, double sinks, walk in closets play area under staircase. **Priced at $690,000.**

— WWW.BOTTARIREALTY.COM —

Exceptional Horse Property in Elko at 2110 Pratt Drive









This property served as Ruby View Quarter Horses base of operations for many years. The owners were also developers and they spared no costs in its construction including the house and barns. If you are a horse breeder or trainer and you're looking for a nice place to live with good working facilities look no further! The Home is 4,820 sq. feet with 5 bedrooms and 4 bath and has a master bedroom and bath on main floor and 4 bedrooms upstairs one with its own full bath and the others using a full bath in hallway. Lots of nice living area in 3 different subareas of the main level. There is also an office off the Master bedroom with additional sitting area off the office. Wood Venetian Blinds throughout. The small barn has 9 stalls and a big working area, and the big barn has 18 stalls plus a wash and chute and working pens and a office. There are 8 outside fenced pastures. Total of 20.63 Acres.

Offered at $1,750,000

GARAGE SALE



PREP CHECKLIST

START: 2-4 WEEKS BEFORE THE SALE

- Set the date
- Check city ordinance to see if a permit is required
- Gather items for sale.
- Decide on donation options for unsold items.
- Start saving plastic bags.
- Collect boxes to for sorting smaller/like items (like books)
- Arrange to borrow tables (if needed)
- Ask family/friends/neighbors to participate.
- Write an ad for: newspaper Craig's List, Face-book, neighborhood newsletter.

ORGANIZE: ONE WEEK BEFORE THE SALE

- Purchase pricing stickers and balloons for mall-box.
- Create signs (or purchase).
- Take photos of large "hot" selling items to post with ads online.
- Place ads in newspaper Craig's List, Facebook Selling Groups, neighborhood newsletter/website
- Gather owner's manuals for any items you are selling that have them
- Borrow tables, clothing racks, hangers, tarps, etc.
- Price items (& clean if necessary)
- Organize items into categories/like items
- Create a FREEBIE box.
- Get change from the bank.
- Gather packing materials/bags
- Plan day of sale meals that are easy and quick.

FINAL PREP: DAY BEFORE SALE

- Update online ads with any new info/directions.
- Post on your personal FB page ask friends to share
- Put out signs
- Set up sale
- Set up checkout station. Include: pricing stickers tape, calculator notebook, pens, tape measure, bags, money

DAY OF SALE

- Straighten up tables/display tables.
- If weather is nice, pull tables outside to driveway/yard.
- As day progresses, mark down unsold items.
- Update online sale ads with marked down prices.

FINISH: AFTER THE SALE

- Remove signs
- Donate unsold items (get a tax receipt)
- Return all borrowed items.
- Count money and deposit.

Monday - Friday 9AM-5PM Saturday 10AM-2PM Earlier, later & Sundays by appointment BawcomCRHomes.com



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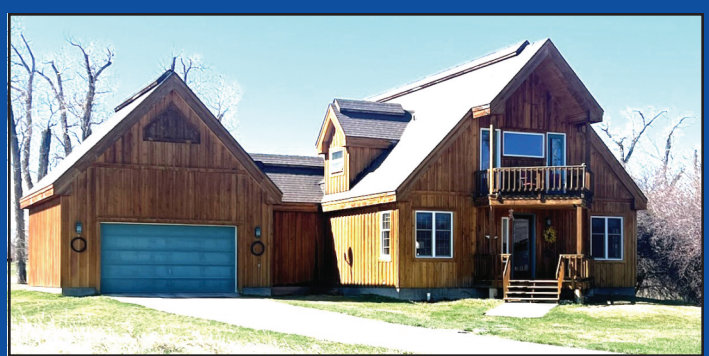
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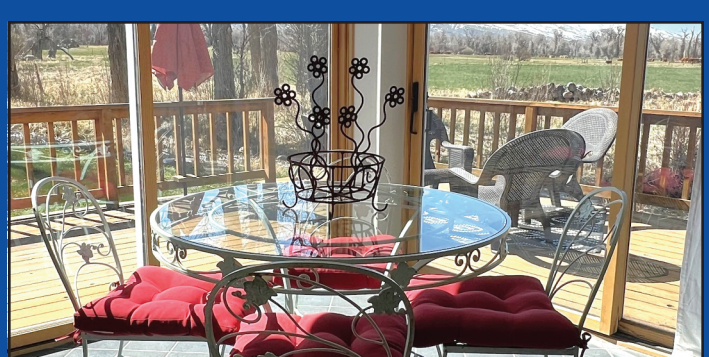
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Office: (775) 753-6379

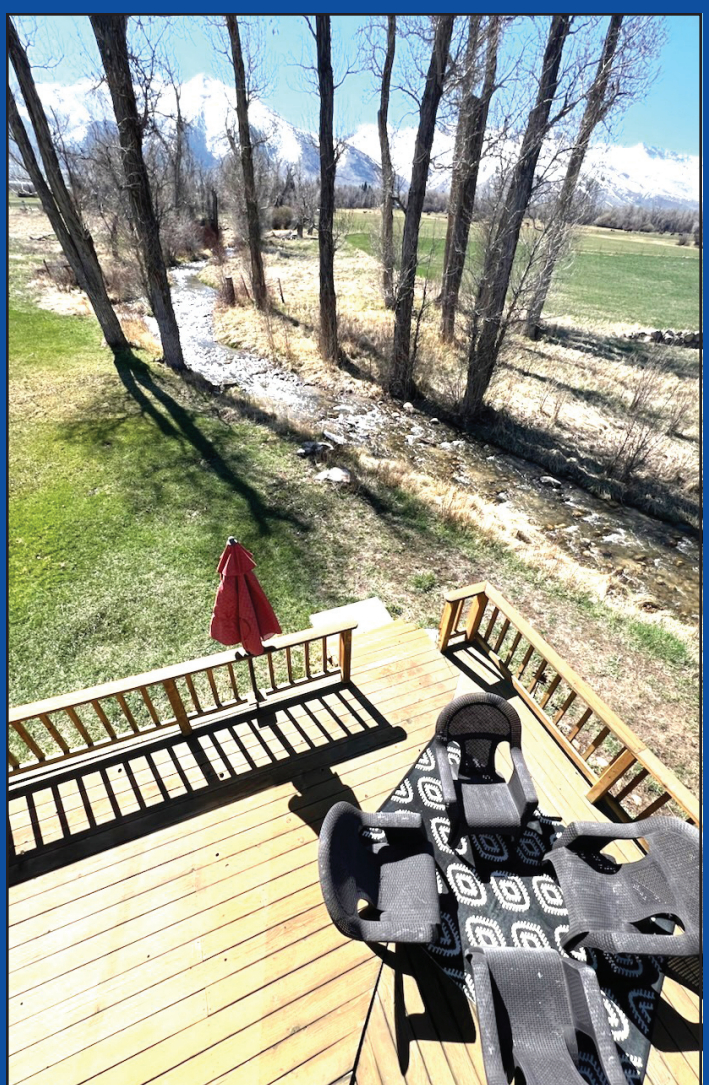
1225 COUNTRY LANE - LAMOILLE
$1,395,000 • 3 Beds • 2 Baths • 12+ Acerage

BONUS ROOM ON UPPER LEVEL IS SPACIOUS ENOUGH FOR ADDITIONAL BEDROOMS OR PRIVATE RETREAT.









THIS CUSTOM HOME IS FULL OF LIGHT AND AWESOME VISTAS TO ENJOY! The spacious main area has that open main living we all love plus a beautiful sun room to sit and enjoy the outdoors, summer OR winter OR step onto your 897 foot deck that is abutting and overlooking the creek. A Cook's delight, double ovens, loads of cabinets, pantry and counter top space, roomy breakfast bar. $1,395,000

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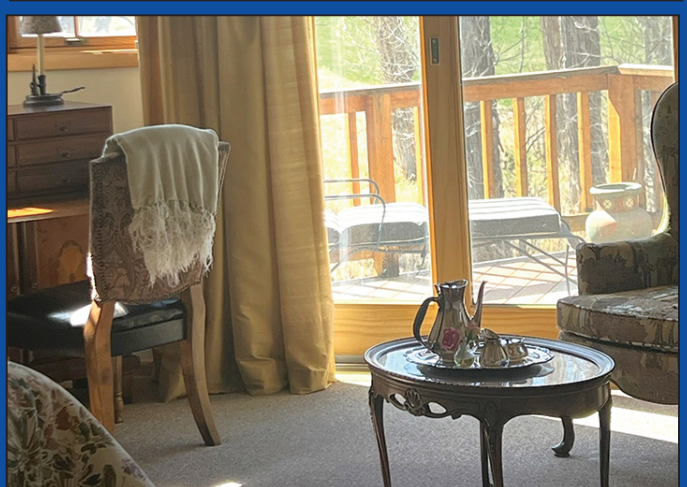
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1225 COUNTRY LANE--LAMOILLE

WATCH & LISTEN TO YOUR CREEK RUN BY!









Master bedroom is on the upper level with private balcony overlooking creek, meadow and the Rubies. Large room known as "The Train" room is spacious enough for additional bedrooms or private retreat. The home has attached double car garage with entry to the main living area plus the detached 1344 square foot shop/garage with machinist/mechanics tools included. Paved driveway from the home to the county road. The home sits on 12.987 irrigated acres with deeded water rights. Nooks and crannies add to the charm of this rustic home.

VIEW OUR LISTINGS AT WWW.BAWCOMCRHOMES.COM

FROM HERE TO THERE, CALL BAWCOM TO GET YOUR MOVE ON!

4831 STARR VALLEY ROAD - STARR VALLEY

DON'T DILLY DALLY, HARD TO FIND LOCATION!







2376 sq. ft. per assessor • 5 bedrooms/2 bathrooms • 2.39 Acres

Two story vintage home in a serene ranching community setting with beautiful views of the mountains and valley. Home features original wood floors, lighting fixtures, antique door knobs and woodwork. Come see this peaceful corner of country living.

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496 FOXRIDGE DRIVE - SPRING CREEK
$699,900

SUMMER IS COMING AND TIME TO FIND YOUR HOME AND GET SET TO ENJOY THE MONTHS AHEAD!



This custom home has 4 bedrooms, 5.5 bathrooms, living room, 2 family rooms plus a open sunny room with patio doors to the spacious lower patio, office/craft room/??. This has room for it all and more with 4,942 square feet and that does not include the 4 car garage footage! Huge rear wood deck, fenced rear yard, greenhouse. It is a house if you are looking for room and a home to totally relax in and enjoy. Then this is the one! $699,900. You can't beat the square footage price on this home.

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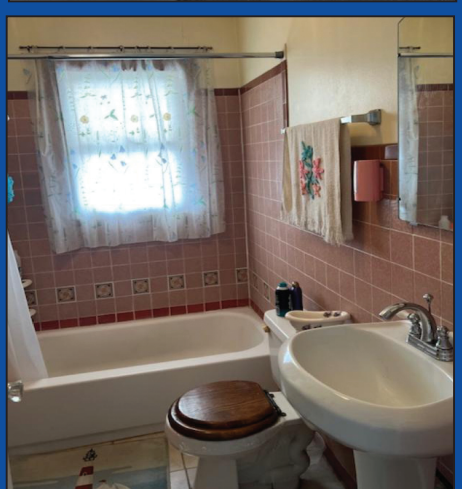
462 WILSON AVENUE--ELKO

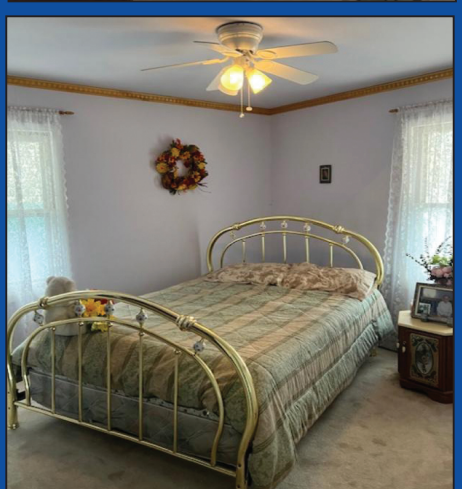
OWN YOUR OWN ADDRESS! WHY RENT WHEN YOU CAN OWN!

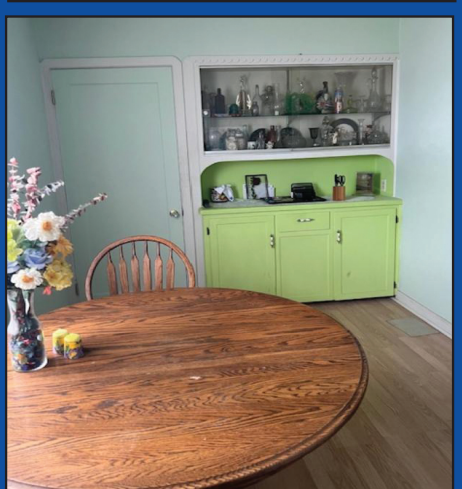












Not a large home but main living area is comfy and cute. This home has a good sized living room and dining room, smallish kitchen, full bathroom and a nice bedroom. Per assessor there is 396 feet in the basement. The utility room with 1/2 bath is in the basement , 2 rooms that had bee n used as bedrooms (each room has a window. I do not think they pass city codes for egress/ ingress and are not considered legal bedrooms) and one side that is used as storage. To the left of the home is a large roomy parking pad which saves you from parking in the street. $221,900

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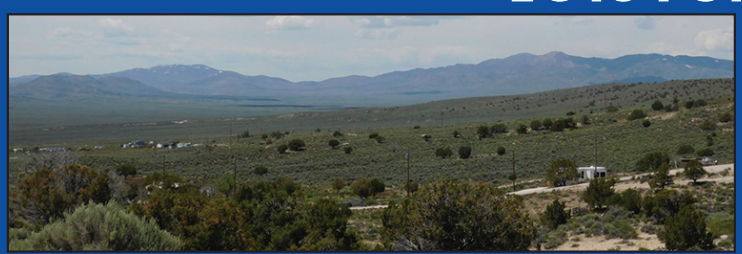


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LOTS FOR SALE:



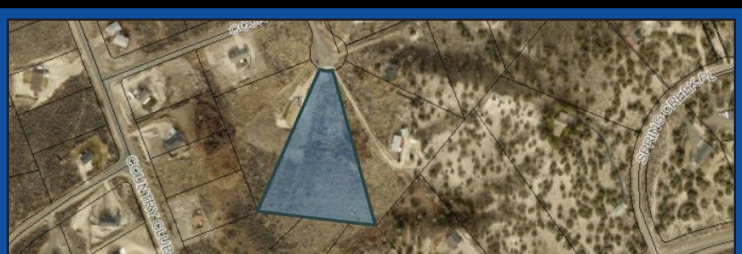
000 BEAUREGARD

$18,000
LUCKY NUGGET 2
2.07 ACRES



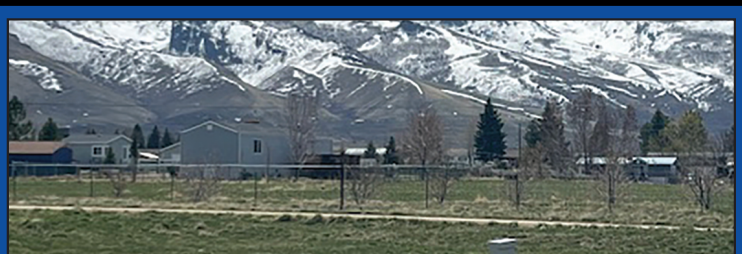
009 GRANT AVENUE

$24,500
LUCKY NUGGET 2
4.34 ACRES



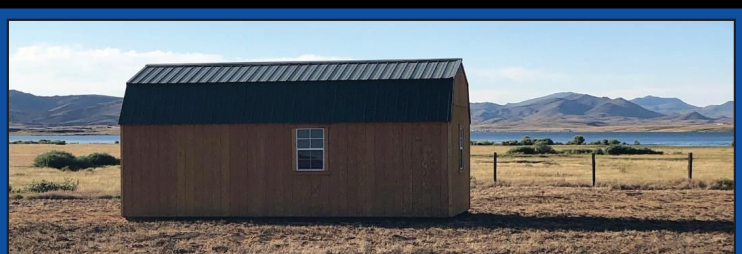
365 COUNTRY CLUB LANE

$55,000
CLOSE TO GOLF COURSE
3.12 ACRES



151 SUN MOUNTAIN LANE

$75,000
PLEASANT VALLEY



000 JASPER AVENUE

$150,000
WILDHORSE-WELL-NEVADA
REALTOR OWNER

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FROM HERE TO THERE, CALL BAWCOM TO GET YOUR MOVE ON!

697 CLOVER DRIVE - SPRING CREEK $399,500

WHY PAY RENT, WHEN YOU CAN OWN!











This roomy split entry home with 4 bedrooms and 2 bathrooms is waiting for you. This home has 1668 square feet with a attached garage with 576 feet. If you would like a shop the owner had hired a professional to set up and pour the slab and stem wall with rebar for a 24 X 40 future shop plus rounded front steps, wider sidewalk and added to the existing parking pad. Don't want or need a shop. Be a awesome place for a swimming pool, patio furniture and fun!

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Spring Creek, NV
Ofc: (775) 753-6379

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cjch2@frontiernet.net



Whether you are buying or selling, let my experience work for you, - Connie

856 One Eye Drive
Spring Creek







5 bedroom/3 bath, 2052 sq. ft. 3.55 acres

Well maintained, 5 bedroom/ 3 bath, immaculately clean one owner home, on 3.55 acres. They have planted 80 trees including apple. pear, plum and peach. Large garage for parking and room for a workshop area. Large patio for barbecues or morning coffee. Located on a quiet street with beautiful views of the Ruby Mountains. Exterior just got a fresh new paint job. Close to shooting range and campground. Back of property borders equestrian easement/green belt. $379,000.00

"taking for sale to sold"

RealEstatePro

Considering "For Sale By Owner?"

RealEstatePro is a comprehensive marketing solution designed to assist in successfully marketing and selling individual properties.

Program Features

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- ✓ 1 post on EDFP FB page with 23k followers
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- ✓ 1 email blast to 7k subscribers

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• Weekdays or Weekends • Licensed and Insured



Land for Sale

NORTHEASTERN NEVADA

Elko County

1.13 ACRES **$5,000**
AMARGOSA ST – TAX APN #066-030-014

2.27 ACRES **$9,000**
ARTHUR AVE / 27TH ST – TAX APN #017-006-008

1.13 ACRES **$4,000**
BIGHORN ST – TAX APN #066-021-020

2.27 ACRES **$8,000**
BLANKET FLOWER ST – TAX APN #037-036-006

1.14 ACRES **$4,000**
BLUE RIDGE ST – TAX APN #067-015-013

2.06 ACRES **$8,000**
DRUM/OTTOWA ST – TAX APN #036-042-005

1.03 ACRES **$6,000**
GADWALL AVE – TAX APN #019-007-012

2.27 ACRES **$20,000**
INDIAN HILLS DR – TAX APN #030-019-006

1.03 ACRES **$6,000**
PINTAIL ST – TAX APN #019-007-001

1.13 ACRES **$8,500**
SCAUP AVE – TAX APN #020-013-007

2.88 ACRES **$9,000**
TAFT AVE – TAX APN #017-020-005

2.27 ACRES **$9,000**
27TH ST – TAX APN #017-006-007

Crescent Valley

160 ACRES **$85,000**
SEC 13 TWP 29 RGE 48E - TAX APN #005-400-27

Montello

0.26 ACRES **$35,000**
129 A STREET - TAX APN # 003-912-001

160 ACRES **$85,000**
SEC 13 TWP 29 RGE 48E – TAX APN #005-400-27

0.26 ACRES **$35,000**
129 A STREET – TAX APN #003-912-001

5.97 ACRES **$20,000**
SEC 21 TWP 38N RGE 68E – TAX APN #010-35I-053

10 ACRES **$10,500**
SEC 29 TWP 38N RGE 70E – TAX APN #010-80G-032

10 ACRES **$8,000**
SEC 25 TWP 39N RGE 66E – TAX APN #009-58C-035

5.53 ACRES **$8,000**
SEC 29 TWP 40N RGE 70E – TAX APN #010-81F-019

10 ACRES **$7,000**
SEC 29 TWP 41N RGE 67E – TAx APN #010-16H-030

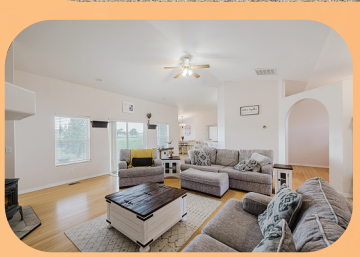
1625 Royal Crest Dr.

bed	bath	sqft	price
6	4.5	4,096	$629k

Stunning 6-bed, 4.5-bath colonial on a lush 1-acre lot with private well. Enjoy county taxes, luxury ensuites, and an updated gourmet kitchen featuring double ovens and high-end stainless appliances. Elegant hardwood floors, plush carpets, walk-out basement, lavish steam shower, and updated lighting throughout. Serene deck overlooks expansive grounds with room to build a shop or outbuilding. Exceptional curb appeal with a circular paved driveway. Not your cookie-cutter home schedule your tour now!









265 Country Club Place

Spring Creek, NV

bed	bath	sqft	price
4	2	2,097	$425k

Located on a peaceful cul-de-sac overlooking the beautiful Spring Creek Golf Course, this 4-bedroom, 2-bath ranch-style home offers comfort, space, and scenic views in a highly desirable setting. With 2,097 sq ft of well-designed living space, this home has functionality with stylish details throughout.

ONE REALTYONEGROUP EMINENCE | The Matlock Team

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- For first-time homebuyers only* (Veterans exempt)
- Launchpad provides 4% down payment assistance paired with 30-year fixed-rate government loans (FHA, VA, USDA-RD)
- Down payment assistance is forgiven after 5 years

Blast over to **BuyRuralNV.org** for program details

Nevada Rural Housing does not originate mortgage loans. Launchpad eligibility is determined by licensed lenders approved to offer the program. Participating lenders are responsible to follow all program and loan agency guidelines. Not all applicants will qualify. The down payment assistance is provided in the form of a second mortgage with no interest and no scheduled payments, and is forgiven of maturity (5 years). *A first-time buyer has not owned a home in the past 3 years. Qualified Veterans and those purchasing in a qualified census tract are exempt from the first-time homebuyer requirement. Title 38 of the Code of Federal Regulations defines a veteran as "a person who served in the active military, naval, or air service and who was discharged or released under conditions other than dishonorable".
REV 05.28.24

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