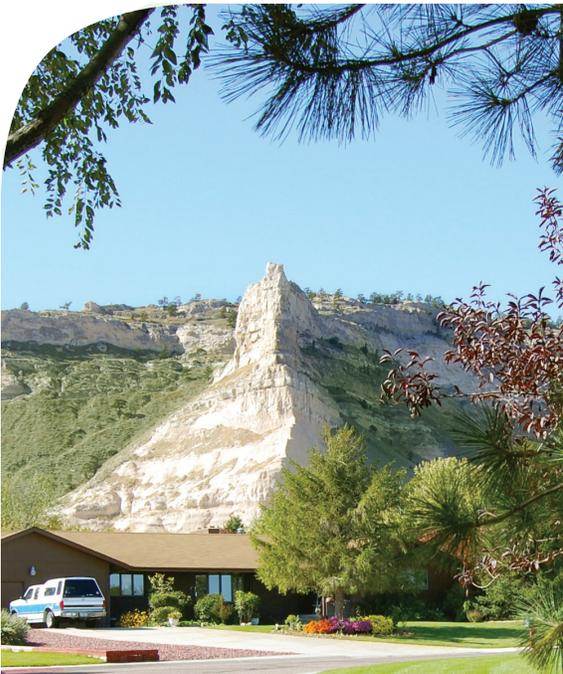


Real Estate at \$99 per Square Foot?

That's no typo. Find it here.



We hear it all the time

Physicians who move to Scottsbluff/Gering from the east coast and other urban areas are amazed at the relatively inexpensive home prices in western Nebraska.

Whether you are looking for a classic home located on one of Scottsbluff's tree-lined avenues, new construction at the Scotts Bluff Country Club, a house nestled in the shadows of the Scottsbluff National Monument, or an acreage set in the privacy of the Wildcat Hills or near the shores of Lake Minatare, the Scottsbluff-Gering area offers home styles and locations to fit any taste, coupled with the friendliness and ease of small-town living.

Here are some examples of executive style homes recently purchased in Scottsbluff and Gering:

Did You Know...

A 3,500 square foot executive quality home with four bedrooms and four bathrooms selling for \$625,000 in Scottsbluff-Gering would cost approximately \$2,450,000 in Stamford, Conn. and \$1,195,000 in Chicago, Illinois.

PHOTOS...

Top Left: Homeowners in this Gering neighborhood enjoy a view of the Scottsbluff National Monument.

Top Right: An example of an executive home in Scottsbluff.



This home is located near the Scotts Bluff Country Club, and enjoys picturesque views of the Scotts Bluff National Monument and the North Platte valley. Nestled on 5.08 acres, the property features five bedrooms, four bathrooms, a full basement, and its own pond. It also includes a separate 2,736 sq. foot workshop with a half bath and a wood burning stove.

Approx. sq. feet above ground:**3,643**
Approx. sq. feet basement:**3,643**

Selling Price:..... **\$700,000**
2014 Taxes: **\$12,220**

Continued on next page...



Located on Gering's Monument Shadows golf course, this custom built home features six bedrooms and seven bathrooms, a dramatic two-story foyer, a gourmet kitchen, a stunning patio with sunken hot tub, plus a three-car garage.

Approx. sq. feet above ground: ... **4,750** Selling price: **\$685,000**
 Approx. sq. feet basement: **2,950** 2014 taxes: **\$13,397.06**



Just minutes away from Regional West Medical Center, this exquisite home is an entertainer's dream. It features a professional kitchen, formal dining, state-of-the-art theater room, and spectacular views of Scotts Bluff National Monument from the deck's hot tub.

Approx. sq. feet above ground: ... **3,716** Selling price: **\$537,000**
 Approx. sq. feet basement: **1,640** 2014 taxes: **\$7,943.70**



This lovely custom Scotts Bluff Country Club home was built in 2013 and features five bedrooms and three bathrooms, plus a full basement and oversized three-car garage. The open floor plan and kitchen with Kraft-maid cabinets, stainless steel appliances, granite countertops, and large island are perfect for entertaining.

Approx. sq. feet above ground: ... **2,007** Selling price: **\$420,000**
 Approx. sq. feet basement: **2,007** 2014 taxes: **\$8,113.24**



Located on the prestigious Avenues in Scottsbluff, this historic home is close to schools, shopping, and dining. Newly remodeled, it features six bedrooms, five bathrooms, a grand curved wood staircase, and a gourmet kitchen.

Approx. sq. feet above ground: ... **3,085** Selling price: **\$445,000**
 Approx. sq. feet basement: **1,520** 2012 taxes: **\$5,665.66**