



**SANDY VILLNOW**

Realtor®

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**COLDWELL  
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**37+ ACRES MELROSE/SAUK CENTRE AREA**  
22506 Co. Rd. #2

Country charmer set back into 37+ heavily wooded acreage w/pond & creek. This home features 4 BR, 2 BA, master dressing room w/vanity & other specialty workmanship. Close to golf courses & lakes. Enjoy wildlife from your 3 season porch. If you are a hunter, this could be your paradise. Only 10 mi. to Melrose & I-94. **\$365,000** MLS#3073550 Call Sandy for details. ID#430640



**5 ACRES & GREAT LOCATION**  
3195 175th Ave NE, Foley

Welcome home to quiet country living. 5 ac., fantastic 4 BR, 3 BA, ceramic flooring throughout. Master suite has a sitting room & MBA incl. claw tub. LL is finished with kit., dining, FR & 2 BRs. Custom cabinets, lots of storage, 2 decks & patio. Huge insulated gar. with lean-to, garden shed & 30x40 htd/insulated workshop. Fenced in pasture, so bring your horses. **\$239,900** MLS#58118. ID#431160



**1/2 ACRE LOT IN ROYALTON**

Lot located in HWY. 10 corridor. **\$32,000** MLS#58205



**40 ACRES OF NATURE'S BEAUTY**  
22700 140th St., Sauk Centre

Whether you are a hunter or nature lover, this 40 ac. property has it all. Rolling land w/3 ponds on 40 ac. of beautiful mixed hardwoods & meadows. 1999 Manuf. home, 3BR, 2BA w/wrap around deck, 28x28 insul. & htd gar., plus 45x31 shop. **\$225,000** MLS#55964 Call Sandy for details. ID#431820



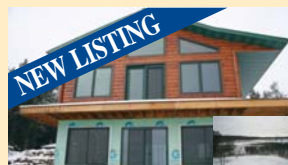
**35.9 ACRES WITH CREEK**  
260th Avenue, Pierz

Over 8 acres in the conservation reserve program. Watch for wild turkeys, deer & other wildlife. 30 minute commute to St. Cloud, close to Hwy. 25. Unleash your imagination! **\$150,780** MLS#3020584 Call Sandy for details. ID#433010



**ROYALTON SWEETHEART**  
629 North Evergreen

Exceptional, 2BR, 2 full BA, 5-year old home, handicapped accessible, ready for you to move into on 1/2 acre lot. Open floor plan & MF ldry. If you need more room, the bsmt is ready to finish, sheetrocked, in-floor heat & egress window. Enjoy the quiet & privacy from the deck. **\$189,000** MLS#55435 Call Sandy for details. ID#430010



**15+ ACRES OF SECLUSION**  
2585 Over the Hill Road, Fort Ripley

Ready to finish shell cabin or home with finished basement set up for solar panels and generator. Enjoy the beautiful views overlooking the Nokassippi River. Abundant wildlife and lots of possibilities. **\$160,000** MLS#58781 Call Sandy for details. ID#432280



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