

# 4 Silverado Trail

48.96 Acres

Albany County, WY

\$795,000



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## Activities & Amenities

ATV/Off Road  
Borders Public Lands  
Cattle/Ranch  
Cycling/Mountain Biking  
Equestrian/Horse Property  
Hiking/Climbing  
House/Cabin  
Hunting - Big Game & Predator/Varmint  
Natural Spring  
Skiing/Snowmobiling/Snow Sports  
Stream/River

## Land Details

Address: 4 Silverado Trail, Laramie,  
Wyoming 82055, USA  
Subdivision: Wild Horse Ranch  
Total Acres: 48.96  
Deeded Acres: 48.96  
Zoning: Rural Residential  
Elevation: 7600  
Topography: Creek Bottom, Rolling Hills  
Vegetation: Aspen, Cottonwood  
Estimated Taxes: \$3,578 - 2025  
Source of lot size: Assessor/Tax Data  
HOA Dues: \$750

## Building Details

Homes: 1  
Finished Sq. Ft.: 1280  
Unfinished Sq. Ft.: 0  
Stories: 1  
Bedrooms: 3  
Full Bathrooms: 3  
Electricity Provider: Carbon Power  
Water Provider: Private Well  
Parking Types: Attached Garage  
Outbuildings: 1  
Heating Systems: Electric  
Heaters & Fireplace  
Appliances: Dishwasher, Dryer,  
Refrigerator, Microwave, Oven & Washer  
Flooring: Carpet, Hardwood, Laminate & Tile  
Siding: Log  
Roofing: Metal  
View: Mountain, Scenic, Stream & Wooded



### **About This Property**

Welcome to 4 Silverado Trail, a classic log cabin retreat nestled on 48 acres in the heart of Wild Horse Ranch, just 18 minutes west of Laramie, Wyoming. This charming property embodies the essence of Wyoming living, with its rustic cabin design, expansive views of Sheep Mountain and the Snowy Range, and direct access to the great outdoors.





## Land

One of the larger parcels at Wild Horse Ranch, this 48-acre property features rolling hills scattered with mature cottonwoods and aspens. The land provides a quiet, private retreat with frequent sightings of deer, elk, and antelope.

What sets this lot apart is its direct border with BLM land and immediate adjacency to the Medicine Bow National Forest, access that owners enjoy without the restrictions or crowds that outsiders face. This prime positioning opens up thousands of acres of public land right from your boundary for hunting, hiking, riding, and exploring, a significant advantage in Wyoming where exclusive entry to these areas is highly valued.

The property benefits from a private well for reliable water supply, supplemented by a natural spring that adds to the land's appeal and potential for landscaping or livestock. Utilities include electricity, with propane for heating and cooking, ensuring off-grid comfort without sacrificing modern conveniences.

## Improvements

The cabin itself is a timeless Wyoming classic, featuring 3 bedrooms, 3 full bathrooms, and warm wood finishes throughout that create a cozy, inviting atmosphere. Step inside to find an open galley kitchen with pine cabinetry, modern appliances including a gas stove, microwave, refrigerator, and dishwasher. The living room boasts hardwood floors, a striking stone fireplace with a rustic mantel, and large windows that frame panoramic mountain views, filling the space with natural light. Leather seating, built-in cabinetry, and thoughtful decor add to the cabin's charm, while the layout provides comfortable living spaces for relaxation after a day of adventure.





Outside, the property offers a spacious covered deck with plenty of room to enjoy Wyoming's stunning sunrises. The attached garage offers storage for vehicles or gear, and the driveway provides easy access. With mature trees providing shade, natural beauty, and home for wildlife, this 48-acre parcel feels like your own private ranch, yet it's part of the larger Wild Horse Ranch community.

### **Recreation**

For outdoorsmen, this property is a dream come true. Direct border access to the Medicine Bow National Forest opens up thousands of acres for hiking, hunting, mountain biking, and wildlife viewing, a huge advantage in Wyoming where public land access is highly prized. Nearby Lake Hattie offers excellent fishing opportunities, and the Snowy Range provides world-class skiing and snowmobiling in winter.

### **Location**

Wild Horse Ranch is conveniently located along Highway 130, just 18 miles west of Laramie in Albany County. Laramie provides shopping, dining, and the University of Wyoming, while the ranch's main gate is nearby for secure entry. The surrounding area borders the Medicine Bow National Forest, placing endless public lands right at your doorstep. Fort Collins, Colorado, is about an hour's drive south, and Cheyenne is within easy reach to the east.

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# Buyer Process

**BUYER QUALIFICATION:** Each potential purchaser will be evaluated with respect to very specific submission requirements. Confidentiality will be held in the highest regard. Sellers will be made aware of each potential purchaser's ability to perform, should that become their goal.

**PROPERTY SHOWINGS:** With regard to scheduling showings on your property, Hayden Outdoors understands and respects your livelihood and personal items. The property will be presented to potential purchasers by a Hayden Outdoors representative by appointment only, unless arranged otherwise.

**REPRESENTATION OF OFFERS:** Hayden Outdoors will advise and support sellers in the presentation and representation of offers. Hayden Outdoors will supply active and current marketing materials when dealing with each potential offer. Offers must be presented in a timely manner, and Hayden Outdoors brokers will travel to present the offers, and in special cases, Hayden Outdoors may execute a webinar for presentation.

**BROKER PARTICIPATION:** Hayden Outdoors welcomes outside brokers to bring buyers to purchase our properties. We offer cooperating commission rates to participating brokers. All properties marketed with Hayden Outdoors are exclusively promoted and listed through the real estate process.

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*- RICK STEINER, SELLER/BUYER*

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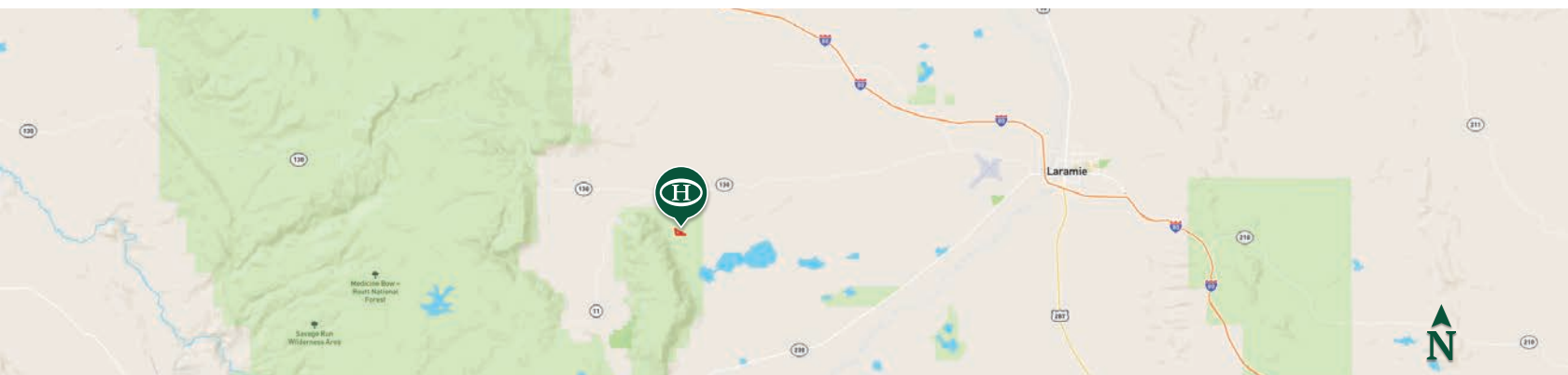




**BOUNDARY LINES**

MAP BOUNDARIES ARE ONLY APPROXIMATE AND MUST BE VERIFIED FOR ACCURACY.

 Boundary






# HAYDEN OUTDOORS

FARM, RANCH & RECREATIONAL REAL ESTATE






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