



Latah Realty's
PARADE of HOMES



Winter 2021



T H E T A B L E O F C O N T E N T S

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LATAH REALTY

Learn about our office, our agents, our staff and our business goals in Latah County's communities.

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FERONIA

Read about Feronia Consignment & Wellness Boutique, one of our local businesses that enriches the Moscow community.

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MARTIN SQUARE

Read about Martin Square, downtown Moscow's outdoor seating venue, created by four different restaurants.

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LISTINGS

See all of our listings currently on the market and see the unique real estate that attracts people from all over the US.

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BRET CARPENTER

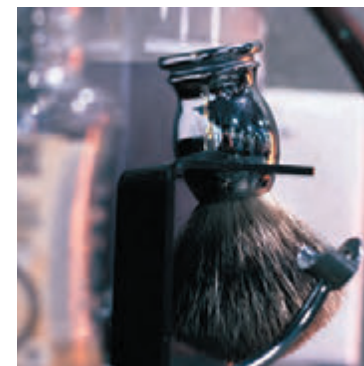
Meet Bret Carpenter, our highlighted real estate agent. Learn what makes him a unique and successful Realtor.

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OLD TOWN BARBER CO.

Read about downtown Moscow's Old Town Barber Co., a barbershop of old school traditions that has recently opened its doors.

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FOUNDED IN 1981, LATAH REALTY IS ONE OF THE LONGEST RUNNING, LOCALLY OWNED AND MANAGED REAL ESTATE BROKERAGE FIRMS IN LATAH COUNTY.



LATAH REALTY

Since 2013, we have led the way by usually selling two times more properties in Moscow and Latah County than our next competitor. We provide more opportunities in the marketplace for our buyers and sellers to give them the advantage in the market. For sellers, that's the widest pool of buyers. For buyers, that means the best opportunities to have the options they seek in a very competitive market. Latah Realty has been selling homes and land in Moscow and Latah County for over 40 years. Our agents are primarily long-time local residents, and together we have the local knowledge to help you find what you are looking for. We know market history, values, builders, construction techniques, and neighborhood sale trends. We also have the resources available to find any answers that we don't know! Meet our talented and professional agents on pages 4-6, and start by giving us a call or stopping in today!



DARCY ANDERSON

ASSOCIATE BROKER

Darcy is a lifelong resident of Latah County and currently resides in Moscow. Being a native to the Palouse, it's no surprise to her why everyone wants what the locals have here! She's committed to providing professional service and looks forward to serving you in your next real estate transaction.

509.338.0358
DARCY@LATAHREALTY.COM



TANJA BLUE

REALTOR | BS ADVERTISING

Having worked as a successful home stager, Tanja brings her keen eye for marketing and selling homes to the Palouse region. By merging her staging business with her role as REALTOR®, Tanja is a valuable asset to Latah Realty, LLC. Her skills, combined with providing excellent customer service, are just a few of the benefits of working with Tanja.

425.985.2415
TANJA@LATAHREALTY.COM



ANGELA (CARPENTER) FOISY

REALTOR | BS MARKETING

An experienced top producer, Angela keeps in frequent contact with her clients, pays attention to the details, and has an intuitive understanding of the market. Angela's degree in marketing and her strong relationships throughout the community enhance her ability to be an excellent agent for her clients.

208.669.1626
ANGELAC@MOSCOW.COM

**BRET CARPENTER**

REALTOR

Bret brings a remarkable work ethic and level of commitment to his business and clients. Known as a REALTOR® that will go the extra mile, Bret has a reputation for tackling challenges and finding successful solutions for his buyers and sellers. Buying or selling a home requires knowledge, strategy and good decisions.

208.669.0061
BRET@LATAHREALTY.COM

**MISTY CURRY**

REALTOR

Misty was born and raised in Latah County, Idaho. She grew up in the small country town of Bovill. Her relationships with local businesses and non-profits in Latah County have enriched her customer service, honesty, and professionalism. Misty's strength is listening to her clients' needs, which gives her the ability to be an outstanding agent for her clients.

208.596.9330
MISTY@LATAHREALTY.COM

**TYLER KOEHN**

REALTOR

Tyler lives in Potlatch with his wife, Kara. He grew up in the Potlatch area working in his family's business (Forest Nursery) selling trees and flowers. He enjoys working with people and getting them into the property they have always dreamed about owning. In his off time he is either outdoors fishing, hiking, biking, or traveling.

208.596.3896
TYLER@LATAHREALTY.COM

**WILL KRASSELT**

REALTOR

Will's roots in Latah County run deep. He is a lifelong resident of the area and has always known the qualities that make it the perfect place to call home. Will retired from a 30-year career with the Moscow Police Department, and with his experience he brings a wealth of knowledge of Moscow and the entire Palouse, a strong work ethic and commitment to the community.

208.310.1335
WILL@LATAHREALTY.COM

**JOHANNA MCLAUGHLIN**

REALTOR | SRES

Johanna (RN) began her pursuit of rural land sales and development in the late 1980s while she was pursuing a career in nursing. Johanna put her passion to work and acquired her real estate license. Her passion to find her clients the home or land they dream of is her driving motivation. She knows that market knowledge and availability with her clients is the driving force behind success.

406.660.1673
JOHANNA@LATAHREALTY.COM

**JARROD NICHOLS**

REALTOR | BS CRS SFR GRI

Jarrod specializes in residential, investment, and rural property, as well as new construction throughout Latah County. He recognizes that people prefer to do business with someone who is honest and courteous, while providing a high level of service without pressure. Jarrod strives to provide these values to every client.

208.310.6034
JBNICHOLS22@OUTLOOK.COM

**MAGAN SMITH**

REALTOR | LICENSED IN ID & WA

Magan was born and raised in North Idaho. She spends her free time exploring the outdoors and all that Idaho has to offer. Her experience in property management and customer service makes her an excellent agent for her clients. Magan is a Local Director for the Latah County Board of Realtors and she can help you buy or sell in Idaho and Washington.

208.568.0536
MAGAN@LATAHREALTY.COM

**SEAN WILSON**

DESIGNATED BROKER | BA GRI

Sean has lived in Latah County for 25 years. He has been one of the top 5 agents by number of transactions in Latah County every year since 2007, and was #1 in 2008, 2010, 2013, 2016, 2017, and 2018. He is very familiar with many properties, not only because of his years of experience as an agent, but also because of many years exploring in his free time.

208.596.8170
SEAN@LATAHREALTY.COM

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**Jesse Goodwater**

Home Mortgage Consultant
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Cell: 509-956-9200
jesse.a.goodwater@wellsfargo.com
www.wfhm.com/jesse-goodwater
NMLSR ID 259511

DEEP ROOTS & HARD WORK

For 40 years, Latah Realty has been an integral player in the Moscow and Latah County real estate market. Hard work and deep roots have defined the very presence of our existence. From its founding in 1981, the goal of serving the needs of the public as trusted advisors for their real estate needs has been what we do. No other brokerage has the depth of experience with the number of seasoned and experienced agents as Latah Realty. Hard work and deep roots have allowed our agents to witness situations and market trends that haven't been seen for decades. This provides knowledge and wisdom as to how to best navigate the challenges that come from a constantly evolving marketplace.

SEAN WILSON DESIGNATED BROKER & CO-OWNER

DARCY ANDERSON ASSOCIATE BROKER & CO-OWNER



WHAT PEOPLE ARE SAYING...

66
 AS FIRST-TIME
 HOME BUYERS
 BUYING FROM OUT-
 OF-STATE, THEY
 WERE FLEXIBLE,
 ACCOMMODATING,
 & REASSURING.

We hit the jackpot finding Sean! We were walk-ins looking for land and got directed to Sean! We soon found out how knowledgeable he was of the area, soil, and water. This all started in about 2010 when we “dropped in” from time to time from Kirkland. Then in 2016, we decided to move here in the hopes of hearing of pocket listings. Sean sold us a townhouse and we continued our search for land. Finally, the pocket listing appeared and we now live on top of a beautiful hill. Sean even referred us to our contractors who we love! We consider Sean a good friend and a stellar human!

KIM & ROBERT CLEMENTS

We didn’t know Magan before deciding to sell, and interviewed a few realtors when selecting her. Magan showed the greatest hustle, genuine interest, and savvy in that process. We were impressed by her knowledge, the resources she’d seek out in the process, and her background. I’m happy to say that we were overjoyed by our experience with her. She managed us as buyers as well; our expectations, craziness, intensity, and emotions. Magan marketed our home flawlessly and we found the right buyers in 10 days. We wanted to close as quickly as possible and she made that happen too. Moving across the country was a big undertaking for us; kids, pets, adults and more. Magan knew we had a lot going on and stepped into many roles to help us through it all. I highly recommend her if you’re looking to buy or sell on the Palouse!

JEFF

Tanja & Darcie made a great team for our home buying journey. As first-time home buyers buying from out-of-state, they were flexible, accommodating, and reassuring. The wealth of experience and knowledge they shared had helped us feel confident throughout our purchase process. Thank you Tanja & Darcie & Latah Realty! And thank you for the wonderful gift basket!

ALYSON & KIRK

Misty was the bomb dot com. My only qualm is that she apologized too much when her 2 daughters were with her. Misty, you are a hard-working mother and agent, don’t apologize for that!

GRANT & SAM



DANICKA MUSICK-AMOS
OFFICE MANAGER

Danicka lives in the small town of Potlatch with her husband, David, and her two dogs, Lola and Apollo. She started working at Latah Realty in May 2019. Her favorite part about her job is the fast pace environment and positive energy within the office.



EVIE CUSANO
ADMINISTRATIVE ASSISTANT

Evie is a resident of Pullman and graduated in 2020 from PHS. She lives on her own with her yellow lab, Posie. She started working at Latah Realty in September 2021. Evie also does portrait photography on the side. In her free time, she enjoys playing the guitar, hiking, and hanging out with her family/friends.



AMIRA PAYEN
ADMINISTRATIVE ASSISTANT

Amira is a lifelong learner studying Mathematical Biology at the University of Idaho. She was given the opportunity to start at Latah Realty in the summer of 2021. She is committed to inspiring and collaborating with others to innovate new ideas.

T H E O F F I C E S T A F F

T H E A S S I S T A N T S



ELLIE HELBLING
REALTOR ASSISTANT

Ellie is a resident of Moscow and graduate of the U of I. She lives with her husband Matt and 4 young children. Ellie has been working as a licensed real estate assistant for Angela Carpenter-Foisy and Misty Curry, and has been with Latah Realty since August 2019.



DARCIE BARR
REALTOR ASSISTANT

Darcie lives in Moscow with her husband, four daughters, two cats and six chickens. She works as a part-time licensed real estate assistant for Tanja Blue and loves helping clients find their perfect home. In her spare time she loves gardening and practicing yoga.



CECI MCCLURG
REALTOR ASSISTANT

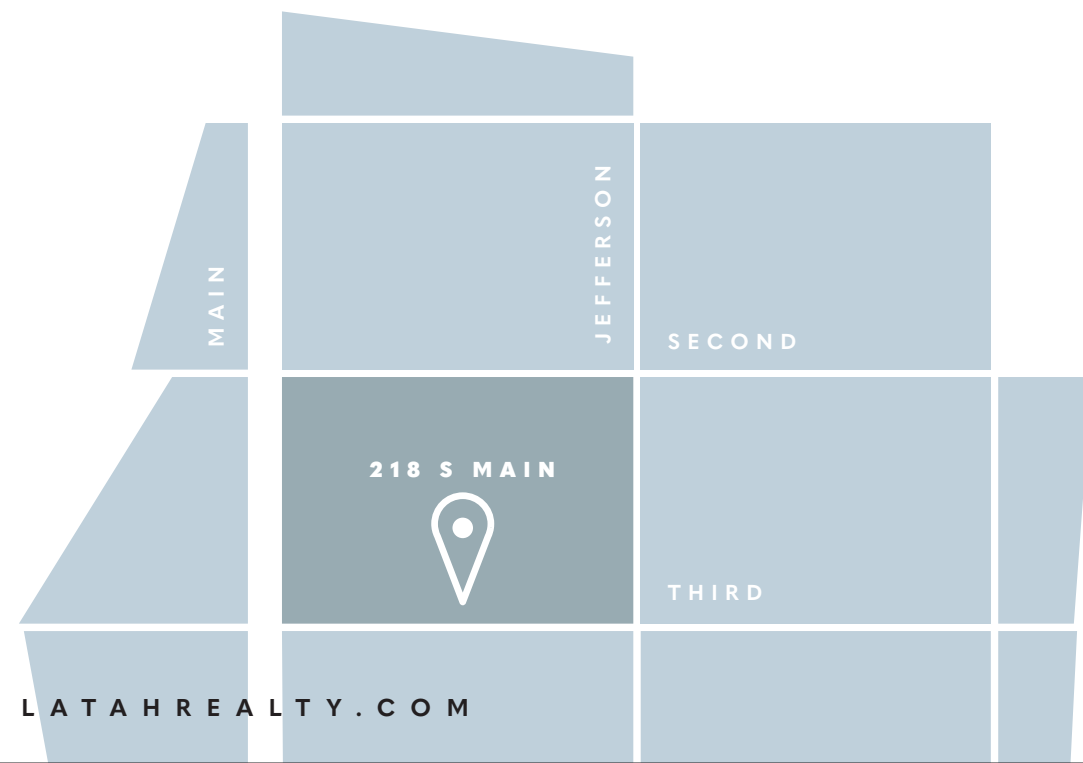
Ceci is a Boise-born Vandal grad who loves reading and learning. She and her husband Colton (and pug Sherman) love the beauty and community of the Palouse and couldn't get themselves to leave after graduating from U of I. Ceci enjoys the peek into the inner workings of real estate as Sean Wilson's assistant and delights in being a part of the Latah Realty crew!

FERONIA

LOCAL BUSINESS HIGHLIGHT



Feronia is an eclectic boutique focusing on both consigned items and community connections. Having opened its doors for the first time to the local business scene in June of 2020 and recently undergone a location change, Feronia is a little treasure many have yet to discover. Emphasizing the splendors in life and that of nature, there is no short supply of earthly gems to catch your eye.



For years, owner Jessica Brierly (left), had consigned items and hosted pop-up shops with a desire to one day have a place of her own. It has been a joy for her to be able to offer that experience, and more so to be able to make genuine connections with individuals from all over. As a people person, artist and fashionista herself, one could say it's a dream job come true.



Named after a Roman goddess of abundance and wildlife for good reason- this little shop is packed with a beautiful array of handcrafted and pre-loved pieces to meet your every need. There's a variety of high-quality, pre-loved apparel, shoes, accessories, and jewelry to choose from along with on-site styling support from the owner herself. Also filling the space are carefully crafted products for your body and home including incense, candles, bath bombs, body butters, smudge bundles and sprays, many wonderfully crafted art pieces, plants, and metaphysical items to support you on your journey. Take some time to comb through all the beautiful pieces looking for a second chance at enjoyment. Touch and smell the wonderful handcrafted small batch creations from artists big and small. Support those around you and celebrate all the love that comes with each piece.



You can visit Feronia in the back of Cafe Artista Thursday, Friday (11am-5pm) and Saturday (10am-5pm). Interested in consigning previously loved pieces from your collection or something you've created? Perhaps you'd be interested in a tarot reading to help decipher life's big questions? Call or email to make an appointment today.



FERONIA_BOUTIQUE



@FERONIABOUTIQUE



BOUTIQUEFERONIA@GMAIL.COM

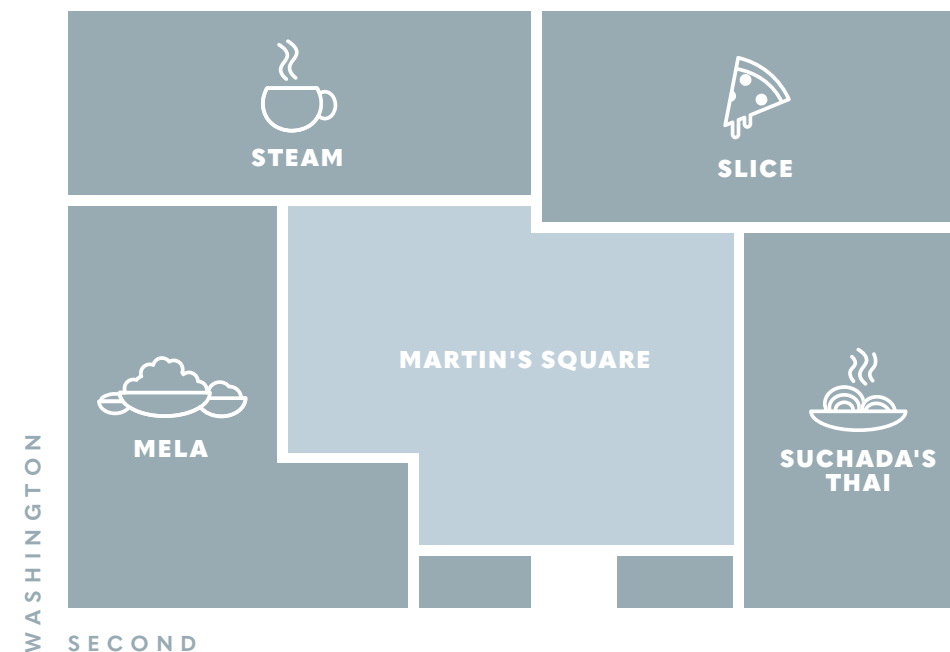


MARTIN'S SQUARE

DOWNTOWN MOSCOW, IDAHO

On the corner of Washington and Second, Martin's Square is an outside seating venue encircled by four different restaurants, Mela Bangladeshi Cuisine, Steam Coffee, Slice Taphouse and Suchada's Thai. Pick your restaurant, pick your food, sit on the patio and enjoy live music.

LATAHREALTY.COM



STEAM COFFEE

OPEN TUE-FRI 3-9PM
SAT 12-9PM SUN 12-6PM

f @MOSCOWSTEAMCOFFEE
i @STEAMCOFFEEBAR



MELA BANGLADESHI CUISINE

OPEN TUE-SAT 11AM-8:30PM

f @MELA.PULLMAN



SUCHADA'S THAI

OPEN TUE-THU & SAT 11-9PM
FRI 11AM-9:30PM SUN 12-9PM

f @SUCHADA'S THAI



SLICE TAPHOUSE

OPEN TUE-FRI 3-9PM
SAT 12-9PM SUN 12-6PM

f @SLICEPIZZANBEER
i @SLICETAPHOUSE

LATAHREALTY.COM

LISTINGS

MOSCOW, PLUMMER, VIOLA, LEWISTON, DEARY, HELMER,
POTLATCH, PRINCETON, HARVARD, TROY, BOVILL



838 PHEASANT RUN | \$695,000

MOSCOW

MLS# 98822714

Outstanding opportunity! These homes rarely become available in such a desirable neighborhood! This home offers a warm welcome with hardwood floors & a formal living room with a gas fireplace.



156 & 170 PINTAIL LN | \$395,000

MOSCOW

MLS# 98813198

Rare opportunity to own over two acres of R3 zoned property within the city limits of Moscow. Two large lots being sold as one creates multiple possibilities- single family home, duplexes, or Planned Unit Development.



1114 E D ST

\$429,000

MOSCOW

MLS# 98813688

This 3 bed, 1.5 bath home has 2,634 square feet and has practically updated everything! Main floor has gas insert fireplace with open concept to kitchen/ dining area, 2 car garage and shop!



000 F ST

\$379,990

MOSCOW

MLS# 98813805

Located across the street from the Hamilton Indoor Recreation Center and the Hamilton Aquatic Center, this parcel has location in spades. It is currently surveyed for 4 residential or duplex lots.



1303 LOGAN | **\$1,195,000**

M O S C O W | MLS# 98797153

Can you say great location? If ever there was a commercial property with visibility, location, and topography, this is it! 51,621 +/- SF and almost flat with two curb cuts for great access and visibility.



4325 LENVILLE RD | **\$89,000**

M O S C O W | MLS# 98821384

This is your chance to own a move-in ready 3 bedroom, 2 bath, open concept home with vaulted ceilings, breakfast bar and laundry room in the sought after Country Homes Mobile Park.



1309 NOTTING HILL DR | **\$725,000**

M O S C O W | MLS# 98821524

Fantastic NEW home in a great neighborhood with tremendous views. This striking home has 5 bedrooms, 3 baths and is move-in ready! Featuring large windows, stained cabinets and quartz countertops.



000 SADDLE RIDGE (PARCEL 3) | **\$365,000**

M O S C O W | MLS# 98820314

Want to own the highest elevation property that you can access year round in Latah County? Here it is. It has access off of Saddle Ridge Road with views of Idaho, Washington and the Palouse.



TBD REAMS RD | **\$499,500**

M O S C O W | MLS# 98818197

This beautiful parcel has 40 +/- rolling acres just minutes from Moscow with gorgeous views of Moscow Mountain and Tomer Butte, with a clear line of sight for Palouse sunrises and sunsets.



1604 E D ST | **\$220,000**

M O S C O W | MLS# 98809867

Cute house with a ton of potential! It has a sun room on one side, a porch on the other and is surrounded with a large yard and thick trees for privacy. Come see it today!

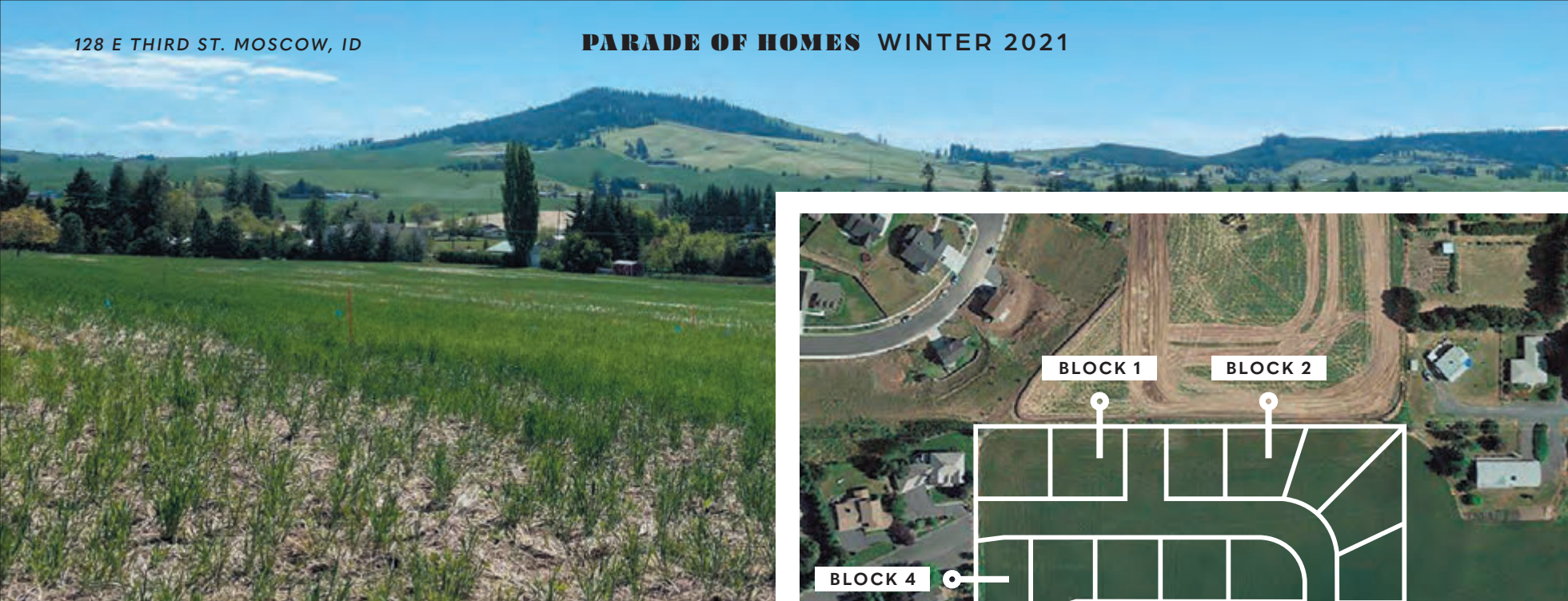
Start Your Project

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COMMUNITY LOVE



RIDGEVIEW ESTATES II MOSCOW, ID

Opportunity to be part of this new neighborhood in Ridgeview Estates II! Lots are southern facing and feature views of Paradise Ridge. You'll enjoy amazing sunrise and sunset skies. These gently sloped lots are completely buildable. Phase One lots are available now. Bring your house plans! CC&Rs will apply.

1315 NOTTING HILL DR- \$145,000 | MLS# 98803659 **PENDING**
 1321 RIDGEVIEW- \$145,000 | MLS# 98803660
 1315 RIDGEVIEW- \$155,000 | MLS# 98803661
 1309 RIDGEVIEW- \$130,000 | MLS# 98803662
 1336 RIDGEVIEW- \$130,000 | MLS# 98803667 **SOLD**
 1330 RIDGEVIEW- \$130,000 | MLS# 98803669
 1324 RIDGEVIEW- \$130,000 | MLS# 98803671
 1406 ROXBURY- \$130,000 | MLS# 98803705 **PENDING**
 1412 ROXBURY- \$125,000 | MLS# 98803746
 1418 ROXBURY- \$130,000 | MLS# 98803747 **PENDING**
 1409 ROXBURY- \$130,000 | MLS# 98803673
 2912 WILDROSE- \$120,000 | MLS# 98803674



210 LAUDER AVE | \$319,900

MOSCOW | MLS# 98825402

Lots of charm in this adorable over/under duplex located at the edge of campus! Each unit has two bedrooms and one bathroom. Downstairs is currently rented through May 2022 for \$740 per month.



123 N ALMON | \$295,592

MOSCOW | MLS# 98805495

Location, character, and history define this great corner historic lot and building. New commercial and residential growth is all around this fantastic, very visible corner location zoned neighborhood business.



615 SOUTHVIEW | \$101,101

MOSCOW | MLS# 98804451

Fantastic southern sunny exposure and views of Paradise Ridge from this private lot located at the end of Southview St. This lot boasts easy access to town in the location near a mature single family neighborhood.



1025 EID | \$16,000

MOSCOW | MLS# 98800975

Great little investment home several miles out of Moscow in a quiet area. Apple tree in the front yard beside the deck. Sit out on the covered deck in the evening and enjoy the weather or the sunsets.



TBD ILENE DR | **\$667,628**

M O S C O W | **MLS# 98715566**

This lot is located immediately adjacent to Moscow Charter School at the end of Ilene Drive, a stones throw away from the Hamilton Aquatic Center and Hamilton Indoor Recreation Center.



416 W A ST | **\$147,500**

M O S C O W | **MLS# 98802714**

Great sunny 1 bed 1 bath home close to campus and downtown. The upstairs has high ceilings that make this home feel open. Cozy living room leads to the master suite and bath with lots of unique tile work.



2115 E 3RD ST | **\$475,000**

M O S C O W | **MLS# 98815383**

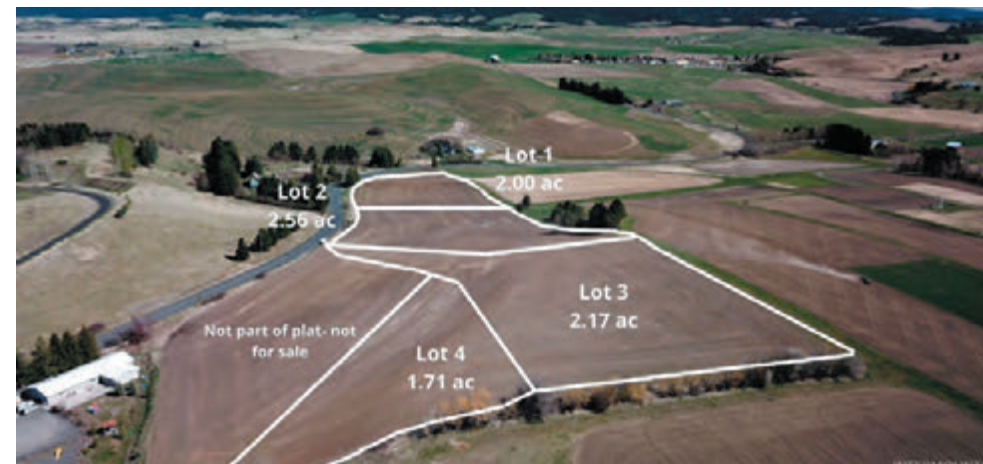
This newly under construction 1661 square foot home provides 3 bedrooms, 2 baths and a 2 car garage. Enjoy the 11 foot ceilings in the living room with a gas fireplace and a slider door that leads to the back patio.



2318 E 3RD ST | **\$589,000**

M O S C O W | **MLS# 98816702**

This gorgeous, 2,727 square foot new construction home has 5 bedrooms 3 baths and a 3 car garage! Enter the home into the large and spacious foyer which leads to the two story living room.



000 CAPYBARA

MOSCOW, ID

LOT #1 - \$215,512 MLS# 98803050	LOT #2 - \$220,022 MLS# 98803051	LOT #3 - \$250,052 MLS# 98803052	LOT #4 - \$225,522 MLS# 98803056
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The Quarters at Capybara have parcels ranging from 1.7 to 2.7 acres located just on the edge of Moscow. You can have a country home just out of town but still be a short distance to restaurants, grocery stores, and parks. Choose from sweeping views of Moscow Mountain, Tomer Butte and Paradise Ridge.





WEST VIEW DR MOSCOW, ID

Rarely available building lots in a desirable and established neighborhood! Meadow Brook 2nd Addition is a MUST see! These lots are ready for your new home and are spacious enough! Located off 6th St and near Carol Ryrle-Brink Nature Park and Joseph ball fields where they will be placing a pedestrian bridge over Paradise Creek! All utilities are underground: gas, power, phone and TV. Bring your house plans and your builder!

- 2103 WEST VIEW DR- \$132,500 | MLS# 98824769
- 2115 WEST VIEW DR- \$132,500 | MLS# 98824771
- 2129 WEST VIEW DR- \$132,500 | MLS# 98824770
- 2124 WEST VIEW DR- \$132,500 | MLS# 98824772
- 1978 WEST VIEW DR- \$125,000 | MLS# 98826088
- 2006 WEST VIEW DR- \$125,000 | MLS# 98826089
- 2042 WEST VIEW DR- \$125,000 | MLS# 98826090
- 2060 WEST VIEW DR- \$125,000 | MLS# 98826092
- 2015 WEST VIEW DR- \$125,000 | MLS# 98826094
- 2087 WEST VIEW DR- \$132,500 | MLS# 98826093
- 2003 WEST VIEW DR- \$125,000 | MLS# 98826086 **PENDING**

MOSCOW



1364 C ST	\$349,900
PLUMMER	MLS# 98823487

Plummer rarity! This solid home offers spacious 2778 square feet with 4 bedrooms, 3 baths, an office, and 2 family rooms. There is plenty of room for everyone or opportunity for a separate dwelling.



1285 MARSHALL RD	\$268,000
VIOLA	MLS# 98821219

Incredible opportunity to own a tranquil piece of land in Viola, just minutes from Moscow and located in the Moscow School District. Owned by this family since 1985, this property has been well loved and well cared for.



3509 11TH ST C	\$299,900
LEWISTON	MLS# 98817407

This nicely updated home in the Lewiston orchards has so much to offer! Main level offers all you need, with bonus space in the basement! Living room has lots of light with functional floor plan.



521 15TH ST	\$209,000
LEWISTON	MLS# 98821316

MOTIVATED SELLER - PRICE IMPROVEMENT! Great opportunity to own a cute 2 bedroom, 2 bath home with a shop conveniently located in downtown Lewiston. THIS is a must see - home feels spacious!

PLUMMER, VIOLA & LEWISTON



00A ANDERSON RD | \$180,000

DEARY | MLS# 98823232

Own a piece of your own private Idaho! This 20+/- acres is gently rolling with a buffer of trees for privacy and is backed up to Bennett land! Bring your imagination and build your dream home, shop, cabin or enjoy it as a seasonal getaway. This parcel has power nearby, PERC test approved, along with approved access off county road! The homesite gives you the best view on the property and it gives you the ability to enjoy the land and explore what North Idaho has to offer in the way of hiking, ATV'n, snowmobiling, hunting and miles of horseback trails! No CCRs & abundance of wildlife! Call today for a private showing!



00B ANDERSON RD | \$180,000

DEARY | MLS# 98823233

ALL-HOME INSPECTIONS

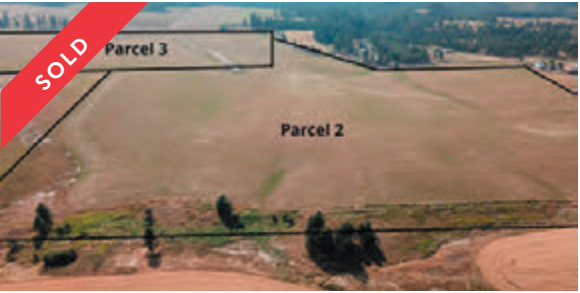
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WA HOME INSPECTOR LICENSE 1810



TBD TEXAS RIDGE (PARCEL 2) | \$289,000

DEARY | MLS# 98787619

55 +/- ac of AMAZING! Gently rolling parcel with amazing views in almost all directions. Ground is easy to build on and to farm, or just enjoy country living on. Wells in area show good potential for water.



NKA MONTANA ST #1 | \$185,000

DEARY | MLS# 98822188

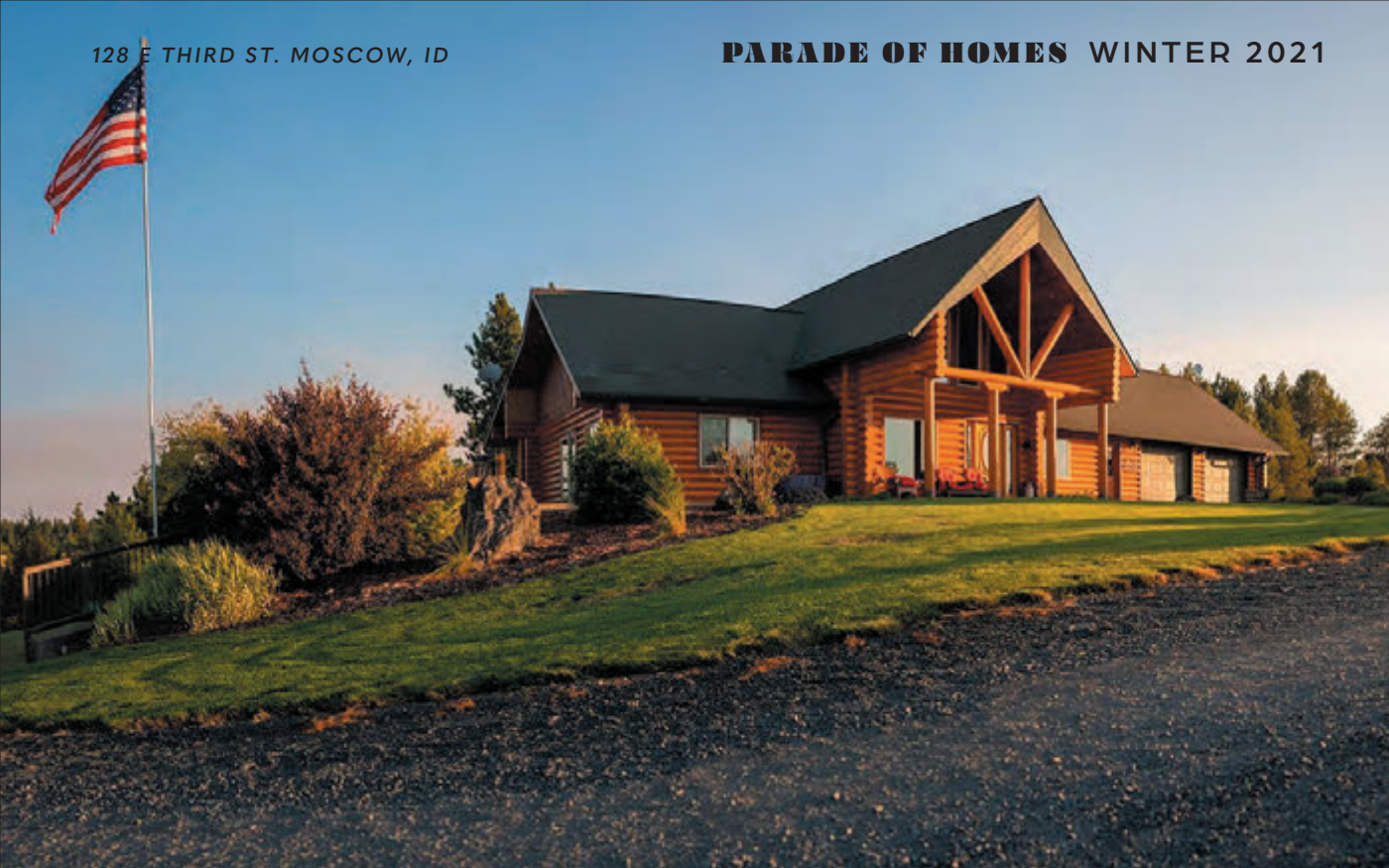
Enjoy all the amenities the City of Deary has to offer but stay off the beaten path with this 5 acre parcel. Thin out some trees and capture the view or keep it private!



NKA MONTANA ST #3 | \$395,000

DEARY | MLS# 98822189

This 53 acre parcel with wonderful views comes with many options! Bring your home plans, create a mini farm! Several building sites to choose from and plenty of room for a barn and a shop.



1201 MOUNT DEARY CREEK RD | **\$1,680,000**

DEARY

MLS# 98810168

Private, picturesque Idaho! 32.3+/- acre property with custom solid log home built in 2003 and views for days! Plenty of parking and storage. 3,164 sqft, 4 beds, 3 baths plus dedicated office. The logs were freshly painted and sealed in 2020. Includes a 30'x40' insulated shop with power and heat, two attached 12'x40' lean-to's, an oversized 30'x32' 2 car garage, a year-round pond and a 30'x30' basketball court.



615 DIVISION | **\$68,000**

DEARY

MLS# 98813977

Beautiful almost 1/3 acre corner lot ready for your new home! This lot has been leveled and a gravel drive has been added to make this spot ready to build on. Grasslands to the west provide privacy.



NKA MONTANA ST #2 | **\$195,000**

DEARY

MLS# 98822187

Privacy, space and seclusion but only minutes to town! This could be the property you have been waiting to find! This 5 acre lot just outside of the city limits of Deary is waiting for you to bring your home plans.



*Your Advantage When Buying or Selling
Real Estate is Knowledge.
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FACEBOOK AND YOUTUBESTAY UP-TO-DATE WITH OUR LISTINGS
AND THE REAL ESTATE MARKETENTER GIVEAWAYS TO WIN SWAG,
VANDAL TICKETS AND LOCAL BUSINESS
GOODIES/GIFT CARDSWATCH VIDEOS HIGHLIGHTING
LOCAL BUSINESSES

SEE VIRTUAL TOURS OF OUR LISTINGS

**502 IDAHO ST** | **\$259,900**

DEARY | MLS# 98822497

Great investment opportunity to own a mobile home park in Deary! Low expenses and great income potential! 9 spaces in total, tenants each own their individual trailers and pay their own utilities.

**TBD 20 +/- AC ZIMMERMAN RD** | **\$159,000**

DEARY | MLS# 98810279

Usability, views and function are yours with this gently rolling 20 acre piece just 7.5 miles south of Deary! It is conveniently situated at the corner of Texas Ridge Road and Zimmerman Road.

**NKA TEXAS RIDGE RD** | **\$225,000**

DEARY | MLS# 98825281

Just over 45 acres on beautiful Texas Ridge outside of Deary, ID! This property is mostly flat and very useable for many things so bring your ideas! Mini farm, gardening, greenhouses...

**104.79 +/- AC HELMER LN** | **\$525,000**

HELMER | MLS# 98817226

Live your dream at the end of the road! Beautiful rolling acreage with views in every direction with this 104.79 acre parcel just minutes from Deary, Idaho. Eligible for two building permits.



1220 ROCK CREEK | \$3,500,000

POTLATCH | MLS# 98823603

Beautiful, sprawling North Idaho working Ranch! This ranch has so much to offer a buyer. 5 million board feet of marketable timber, fully fenced and cross-fenced, pasture and hay options.



5491 N HWY 95 | \$338,900

POTLATCH | MLS# 98799054

Formerly Dad's Diner and Ireland's Cafe, this building is now almost completely new. New wiring, flooring, benches, tables, trim, lighting, front door, insulation, paint, water softener, and much of the plumbing.



0 HATTER CREEK RD | \$100,000

PRINCETON | MLS# 98824270

Timbered, gently rolling, green and gorgeous, this 2.57 acre parcel is your next perfect getaway from the world. Beautiful terrestrial views surround you on this property.



TBD MAPLE CREEK | \$59,900

HARVARD | MLS# 98801731

Easily accessible 2.4 acre parcel flanked on all 3 sides by roads. Just off Hwy 6 and Maple Creek at the east end of Harvard, this property has just been logged and cleared and the seller is in the process of burning slash.



MEADOW CREEK ESTATES

HARVARD, ID

LOT #1 - \$224,900 MLS# 98811178	LOT #2 - \$214,900 MLS# 98811180	LOT #3 - \$214,900 MLS# 98811182	LOT #4 - \$218,900 MLS# 98811183
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These 25ac (+/-) parcels have an amazing mix of landscapes. From mountain meadow/hayfield to regenerating timberland, and mature timber. Very gentle topography makes almost every bit of the land usable. Driveway access is already established from SH 6 and power is adjacent to each property. Ready for you to buy and get busy building your dream home or just recreate on. These are extremely unique parcels. Get one while you can!



1670 LITTLE BEAR RIDGE RD | **\$410,000**

TROY

MLS# 98818220

This quaint farmhouse sits on approximately 3 acres on a paved road on scenic Little Bear Ridge. Formal living room and dining room, and several bedrooms on the main floor.



1660 LITTLE BEAR RIDGE RD | **\$340,000**

TROY

MLS# 98818221

Want a vintage farmhouse in fantastic condition? Here it is! Sitting on nearly flat acreage with terrestrial views of the mountains surrounding the property as the home sits on the rise of the ridge.

Find your cozy place.

Complete your mortgage application online in minutes at ***p1fcu.org***.

P1FCU

NMLS ID #527990



NKA HWY 8 | **\$215,000**

TROY

MLS# 98803849

Beautiful views and easy access is what you will find on this Northern Idaho 4 acre gem! Area wells are good so bring your plans and dreams. Room for animals, a barn and a shop all while keeping it manageable.



1015 WHITE PINE FLATS | **\$2,870,000**

TROY

MLS# 98802171

Bring the horses! Gorgeous 4,200 square foot custom built home with extensive covered porches that overlook this 108 acre ranch. Includes 25,500 square foot super high-quality horse building.



000 ORCHARD LOOP RD | **\$240,000**

TROY

MLS# 98818048

Amazing Orchard loop acreage is ready for you to call it home. This property is a great place to tuck a home into your own patch of timber for privacy and character.



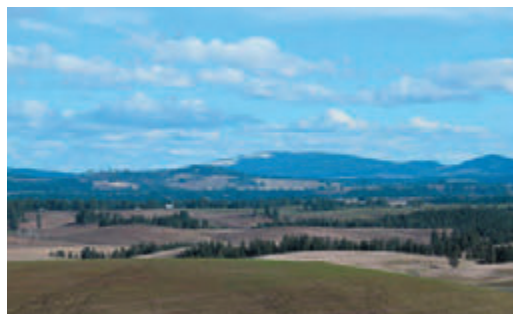
TIM KINKEADE

LOAN ORIGINATOR NMLS# 5117

208-310-1048



1189 FLANNIGAN CREEK RD | SOLD 07/29/19
 SELLER'S AGENT | **\$580,000**



2171 HIGHWAY 3 | SOLD 12/30/20
 SELLER'S AGENT | **\$820,000**



TBD BETHANY RD | SOLD 05/21/18
 SELLER'S AGENT | **\$1,095,000**



LATAH REALTY AGENT HIGHLIGHT BRET CARPENTER

WHAT MOTIVATES ME IN REAL ESTATE? My family is my motivation. I love spending time with my family; camping, hunting, and riding ATVs. Anything that we can do together, we do! This job has allowed me the freedom to do all of those things.

WHAT IS SPECIAL ABOUT MOSCOW, IDAHO? Why Moscow? I say why not Potlatch!! Although I love Moscow and the atmosphere in the town, I grew up in Potlatch, ID; a little town about 17 miles North of Moscow. The population sign for Potlatch has changed a few times over the last 40 some years, but it's somewhere around 800 people. This small town has a way of coming together time and time again to help its own people and I love it! As far as Latah County goes and me being a life-long resident, I can certainly understand why people want to move here!

WHAT'S THE #1 ADVICE I'D GIVE TO NEW HOMEOWNERS? Stay within your means! Do your research and find an agent that will work for you!

“WE HELP EACH OTHER OUT WITH SHOWINGS AND LISTINGS ALL OF THE TIME. WE ARE ALL UNIFIED IN SERVING OUR CLIENTS TO THE BEST OF OUR ABILITIES”

WHAT'S THE #1 ADVICE I'D GIVE TO A NEW REALTOR? Set boundaries!!!! And listen to your spouse/partner! If they're mad, it's because you've been on the phone all day!

HOW WOULD I DESCRIBE LATAH REALTY IN ONE WORD? I think the word I would use is "Unified." Even though we are all independent contractors here, we all continuously work together on pricing and marketing properties. We help each other out with showings and listings all of the time. We are all unified in serving our clients to the best of our abilities.

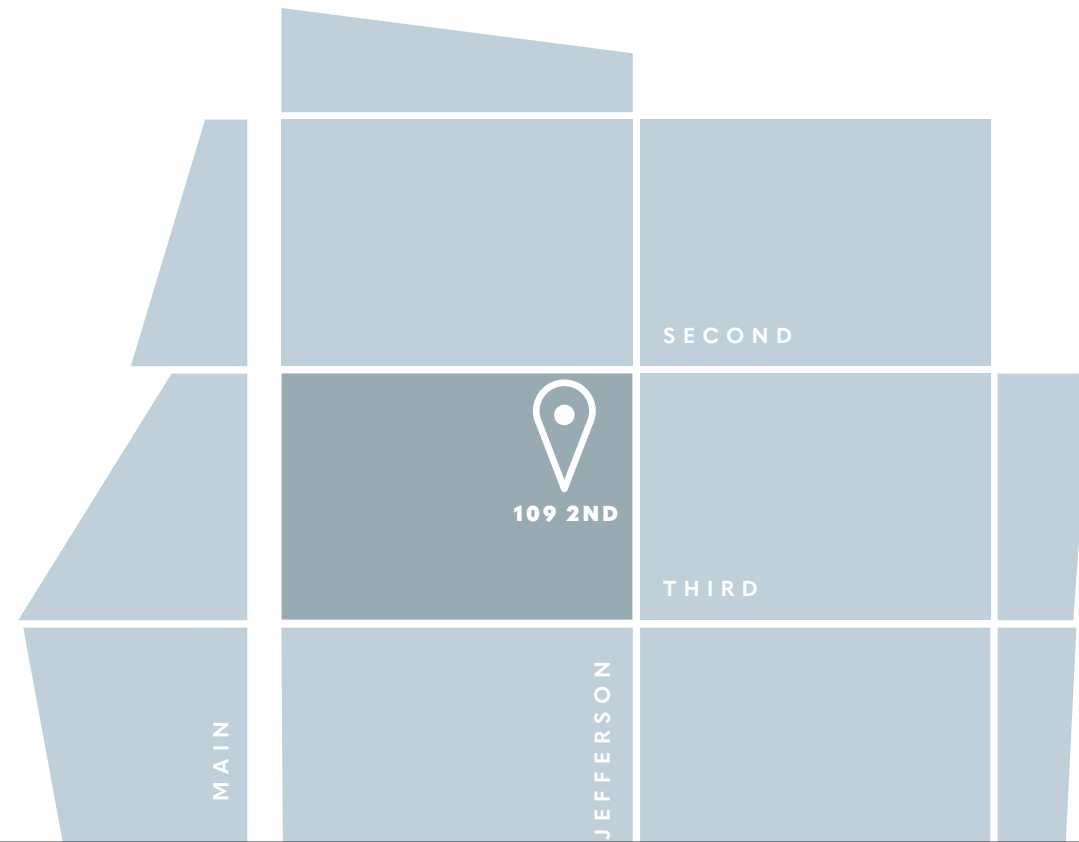
WHY SHOULD PEOPLE CHOOSE ME AS THEIR REALTOR? I think people should choose me because I have a great knowledge of the area, the resources to get the answers that I don't know, and the experience to get the job done. In the current market we have, a buyer or seller needs an agent with a few tricks up their sleeve. With my knowledge, background and experience, both from the years in the business and the team we have here, I'm a solid choice to help people buy or sell.



OLD TOWN BARBER CO.

LOCAL BUSINESS HIGHLIGHT

Owned by Ty and Katie Garcia, Old Town Barber is a barbershop of old school traditions like the hot towel shave. This name was chosen to pay tribute to the history and past barbers who have been serving Moscow for the past hundred years or more in this location. After Garcia's initial Barber schooling, he spent some time in western Montana at his Dad's barbershop apprenticing in these older traditions.



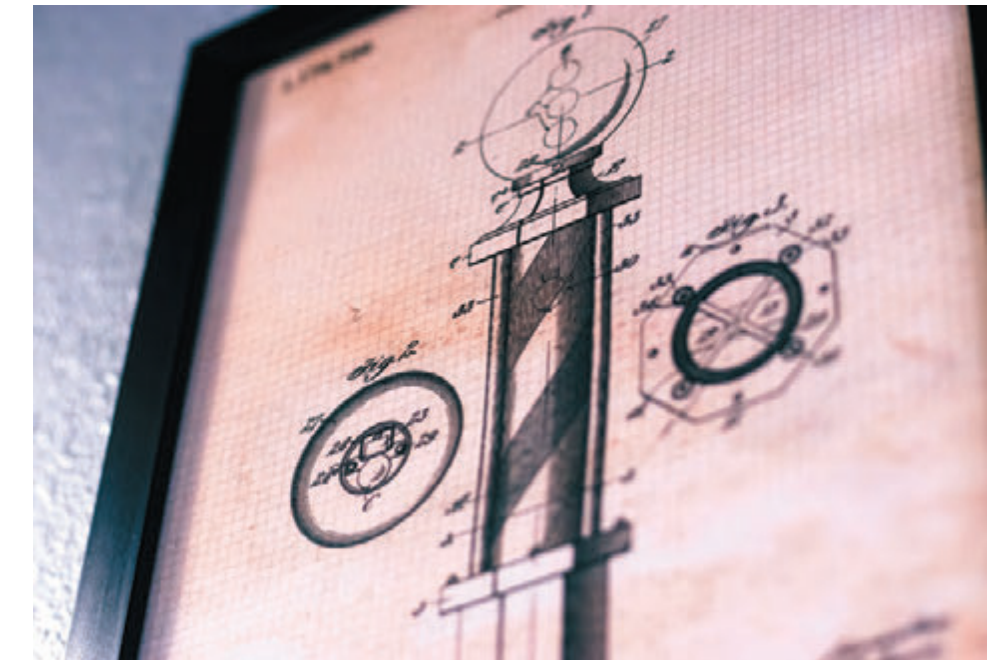
OLDTOWNBARBERMOSCOW.COM
@OLDTOWNBARBERMOSCOW
OLDTOWNBARBERMOSCOW





The Garcias thank the Moscow/Palouse community for the continued love and support after such a tumultuous first couple years. They opened their doors January of 2020 completely oblivious to the pandemic and its complications. It was this community that kept their doors open. Excited to have the opportunity to continue the tradition of over 100 years of barbering on 2nd Street, they are looking forward to serving this community for many many years to come.

The shop runs on appointments, which can be found on the online schedule at oldtownbarbermoscow.com.



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DEEP ROOTS & HARD WORK

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