

FREE!
Volume 4, Issue 9

MOAB AREA

real estate

MAGAZINE

OCTOBER–NOVEMBER 2020



Moab's marvelous trees

Playing a key role in manmade and natural landscapes – and giving clues to local history

Inside: **THE MOST COMPLETE LOCAL REAL ESTATE LISTINGS**



Mountain-modern rustic home

MLS#1684185 • \$569,000

Moab Premier Properties (See page 4)



Two homes on large lot

MLS#1696805 • \$397,000

Anasazi Realty, Inc (See page 36)



3-bedroom Rim Village Vista condo

MLS#1688318 • \$425,000

Moab Realty (See page 38)

Looking for a home online?

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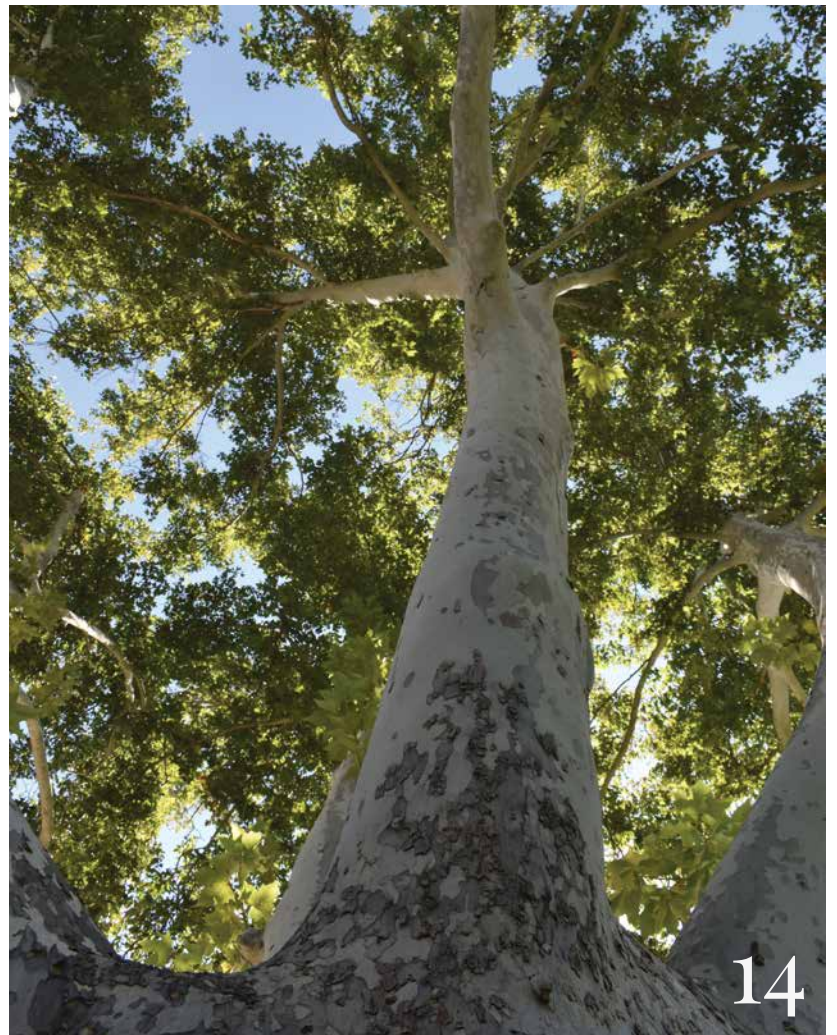
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Magazine front cover: Felicia Mayer and daughters Grace and Lilia (foreground) explore a huge cottonwood tree located at the Moonflower Canyon trailhead. [Photo by Murice D. Miller]

This page: Sycamore photo by Sarah Myers. Traffic photo by Murice D. Miller





Stunning Custom Home

Wall to Wall windows in this incredible home. Two bedroom, 2 bath mother-in-law apt. 2500 sq. ft. in a gated community on 43.84 acres in Flat Iron Mesa. \$1,995,000. MLS #1629947
Call Janie 435-260-1572



Millcreek Cove Subdivision

8 single family lots, or 16 twin home lots in Phase 4. Close to town, Beautiful Location. \$1,300,000. MLS #1699033
Call Bryon 435-260-1699 or Preston 435-260-1701



A Mountain-Modern Rustic Home

made from majestic Canadian log, with cathedral ceilings and walls of windows. Self-sustaining with solar and a shared well the open floor plan suggests a calming and peaceful atmosphere. \$569,000. MLS #1684185.
Call Bryon 435-260-1699 or Preston 435-260-1701



Nice Log Home, Inside & Outside

at 210 W. Shafer Lane in Castle Valley on 5 acres. 3 bd., 1 3/4 baths (1708 S.F.), partial basement (936 S.F.). Water Rights. Horse shelter and storage shed. Price: reduced to \$330,000. MLS #1647006
Call Janie 435-260-1572



Majestic Mt. Peale Lodge

Residence plus income potential. 7 master suites, 2 kitchens, covered decks, balcony, spacious common areas inside and out. \$1,320,900. MLS #1681574
Call Kevin 435-260-9890



Lovely Building Lot at Bridger Jack Mesa

Just 13 miles south of Moab in gated community. This 15 acre Lot 18 already has a well drilled (no pump) and 2 percolations tests done for septic system. At the very end of cul de sac of South Mt. Dr. where there is power to frontage of lot. Road built into building sites. \$225,000. MLS #1704112. Call Janie 435-260-1572



Red Brick and White Lapped Siding Tri-level

at 405 W. Wingate Ave with many upgrades and new roof in 2020. 3 beds and 1 1/2 baths, living room and lower level with walk-out family room. Easy maintenance backyard totally fenced. Walk to HMK, Rec. Center, Swanney Park. \$362,000. MLS #1692459
Call Janie 435-260-1572



Spacious Remodeled Home

4 Bed, 2 Bath, great room plus living room with wood burning fireplace. New A/C, new hardwood flooring. \$349,000. MLS #1690112
Call Nancy 435-260-7327



Flat Iron Mesa Ranch 17 S. Pinon Rd.

22.36 acre Lot 1 just 20 miles south of Moab. Away from the crowds. Water well. \$289,000. MLS #1625337.
Call Janie 435-260-1572



Mt. Peale Duplex Cabins

Residence plus income potential. Each side 3 bedroom, 1 bath, vaulted ceilings, laundry, covered deck. \$439,000 for each duplex. MLS #1681580 & MLS #1681588
Call Kevin 435-260-9890



Private Mt. Peale Oasis Home

2 bd, 2 ba on 5 acres. Wooded yard and private garden, covered deck, soaking tub. 1152 sq ft., private well with superb drinking water.

\$421,000. MLS #1681521

Call Kevin 435-260-9890



Woodland Ridge in Old LaSal

2.62 acres, \$107,000. MLS #1678814

3.19 acres, \$117,000. MLS #1678825

2.73 acres, \$97,000. MLS #1679094

7.06 acres, \$78,000. MLS #1679105

Your won't believe the views. Additional lots available soon. **Call Billy 812-360-3302**



Cabin on 5 Acres

This is a beautiful cabin situated on 5 acres in the La Sal mountains. With a wood burning stove, a wrap around porch. The adjacent 5 acres is also available as MLS #1655367. MLS #1655235. \$347,000.

Call Trevor 405-833-7005



3454 Tierra Del Sol

Amazing turn-key townhome in a great location with strong rental history. Price lowered to \$439,000. MLS #1661116

Call Trevor 405-833-7005



Downtown Moab C-3 Central Commercial Building Lot

141 E. 100 S. with frontage of 91 ft. and depth of 115.5 ft..

Will accommodate building of 9 possible rentals for which I have schematics available upon request.

\$600,000. MLS #1499132.

Call Janie 435-260-1572

VACANT LAND

Hwy. 191 & Hovenweep

Hwy. S.R. 262, 20.93 acres total w/16.23 acres on West side of Hwy. 191 at intersection with State Route 262, which is route to Hovenweep National Park, and 4.27 acres on East side of Hwy. 191 and immediately North of State Route 262. You'll see gravel pile on 4.27 acres. In San Juan County Highway Commercial Zone. \$20,000. MLS #1705167

Mt Peale Views in Old La Sal

• 1.5 acres, \$33,000, MLS #1681647

• 3.01 acres, \$101,000, MLS #1681640

• 14.93 acres, \$127,000, MLS #1681681

• 19.41 acres, \$165,000, MLS #1681679

• 27.72 acres with power pole,

\$221,760, MLS #1681677

• 53.61 acres with well and power pole,

\$644,100, MLS #1681676.

Call Kevin 435-260-9890

Fabulous View Property of 13.73 Acres

Just North of Highlands Subdivision. It has been platted for a 10 lot subdivision, or it could be an exclusive one house site overlooking the Moab Valley. \$1,400,000. MLS #1644375.

Call Janie 435-260-1572

Prime Doc Allen Lot

.30 acres on West side. All utilities are stubbed to the lot, curb and gutter are in. \$132,300. MLS #1630078.

Call Kevin 435-260-9890

The Bliss of Being Away From the Crowds

out at Flat Iron Mesa Ranch Lot 19 (12.96 acres); where the night sky is brilliant and the air is so clean. Great easy build lot should percolate well for septic system. Power & Phone at frontage. MLS #1579822. BIG Price reduction to: \$119,000.

Call Janie 435-260-1572

Get Away From the Crowds

Quiet, 83.43 acres at Sunrise Country in San Juan County. Off the grid, with County Maintained Roads, and school bus service. Oh the views. \$115,000. MLS #1548410.

Call Janie 435-260-1572



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435-261-2830

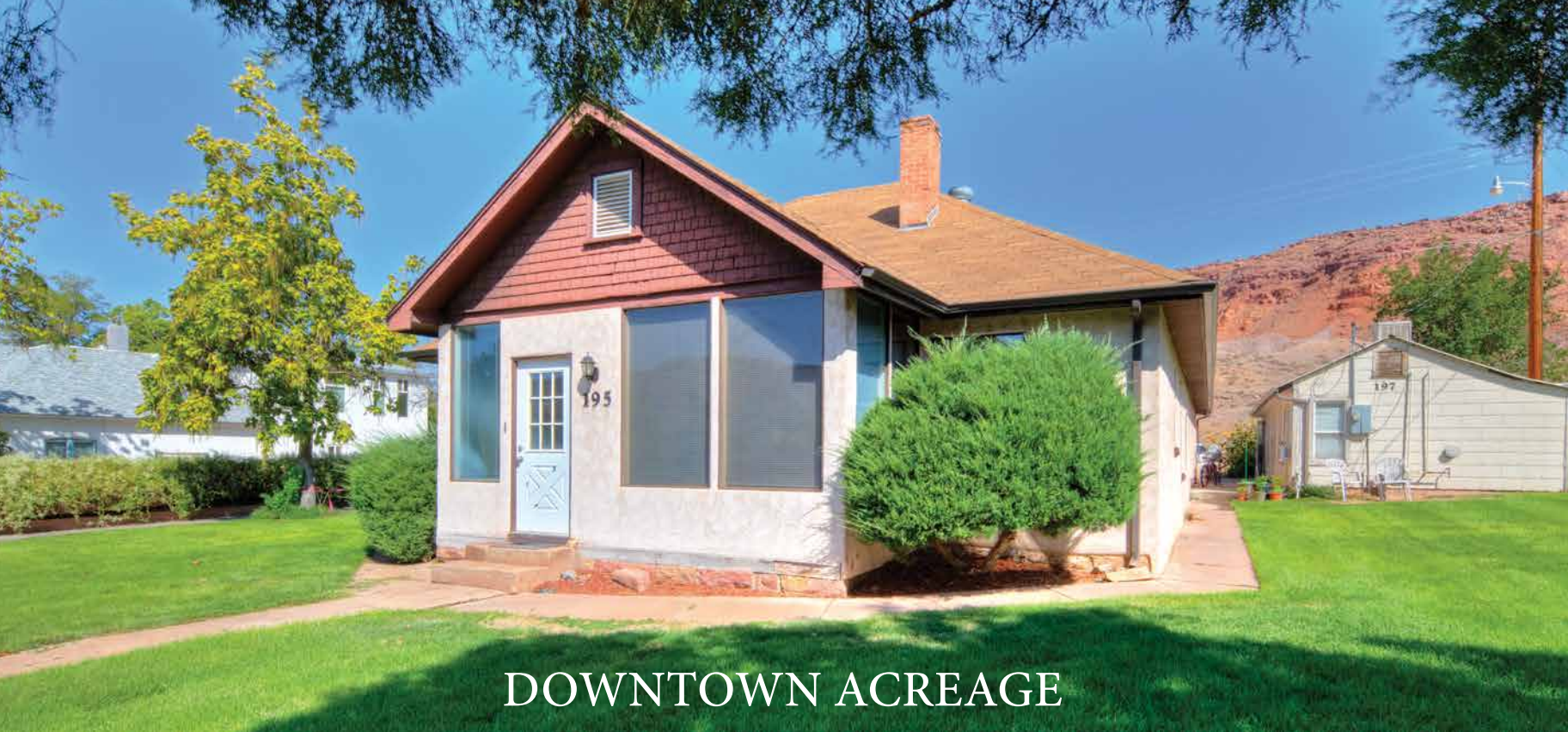
1075 S. Hwy 191, Suite B

Moab, Utah 84532

Phone: 435-259-7337

moaboffice@gmail.com

moabpremierproperties.com



DOWNTOWN ACREAGE



Large acreage downtown. Zoned R3. This would be the perfect property to subdivide, build apartments or build a residence and enjoy the large acreage that surrounds you. Adjacent land behind the parcel is available/negotiable. There are four structures: The first structure is a 3 bed/ 3 bath home, 2 car garage w/ 1463 sq ft., the second structure is a 3 bd/2ba Mobile home, the third structure is a 640 sq ft 2 bd/1ba cottage and the fourth structure is a Large metal shop (30'x60'). One share of Moab Irrigation Shares are included in the sale.

Listed at \$1,250,000 | MLS#1699962

BECKY WELLS

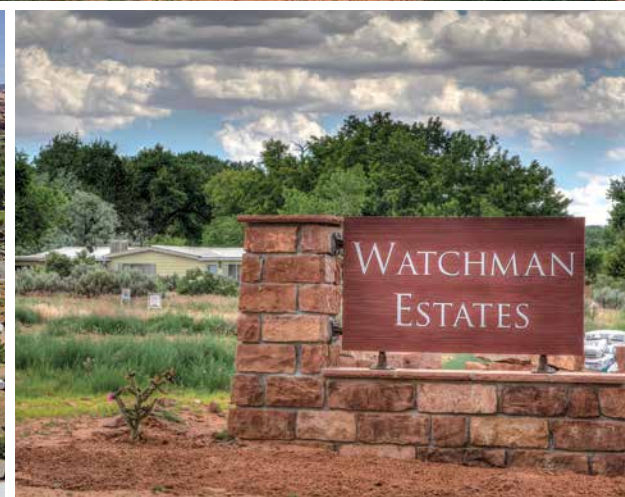
Broker/Realtor • 435.260.2842 • Becky@MoabByrdCo.com

"We are so happy we chose Becky Wells to list and sell our home. She was easy to work with and listed the home at just the right price to sell quickly. We had two offers at or over full price in just hours. It made the worries of relocating to a new job fade away. Becky was fast to respond to questions and the use of electronic signing made the process simple as a click of a mouse. We highly recommend Becky or any other associate of Byrd & Co." —G.M. *Review on Facebook*





WATCHMAN ESTATES DEVELOPMENT



Build your dream home or vacation getaway adjacent to the Moab golf course in one of Southeastern Utah's premier residential destination developments. Enjoy the quiet evenings and neighboring recreational activities while being only a few minutes from downtown Moab. Lots ranging from quarter acre up to half an acre. Beautiful location nestled up against the red rocks and mature cottonwoods. CCR's in place to protect your investment. Moab's next up and coming neighborhood!

Lots Starting at \$119,000

CURTIS WELLS

Realtor • 435.210.4366 • CWells@MoabByrdCo.com

"Working with Curtis was a pleasure. He worked very hard to make the sale of my home happen. He was always positive with good advice. Never got excited or pushy. Really looked out for me, and worked to bring creative solutions to the problems that came up along the way. I would highly recommend using him for your real estate transaction. They go above and beyond to deliver the best service." —Dan B. Montana





IMMACULATE, CUSTOM HOME IN BLU VISTA

5 Bed | 4 Bath | 2,844 Sq. Ft. | 0.50 Acre | MLS#1655854 | \$699,000



HIGH DESERT RETREAT WITH DRAMATIC VIEWS

3 Bed | 3 Bath | 3,805 Sq. Ft. | 20.80 Acres | MLS#1688913 | \$1,649,900



LENORE BEESON

Associate Broker • 435.260.2135 • Lenore@MoabByrdCo.com



**NOW TAKING
RESERVATIONS!**



INTRODUCING - PEAK VIEW DEVELOPMENT

Inquire for Pricing and House Plans

Starting at \$299,000

Jennifer Johnston – 435.210.1670



**NEW NIGHTLY
RENTAL LISTING!**



FULLY FURNISHED TURN KEY RIM VILLAGE UNIT!

3 Bed | 2 Bath | 1,573 Sq. Ft. | 0.05 Acre

MLS#1704775 | \$459,000

Lenore Beeson – 435.260.2135

NEW LISTING!



GROEGOUS CUSTOM HOME IN STELLAR LOCATION

4 Bed | 3 Bath | 2,780 Sq. Ft. | 1 Acre

MLS#1704774 | \$709,000

Lenore Beeson – 435.260.2135

NEW LISTING!



BEAUTIFUL HOME TUCKED AWAY ON QUIET STREET

5 Bed | 3 Bath | 2,978 Sq. Ft. | 0.50 Acre

MLS#1704035 | \$575,000

Heidi Blake – 435.260.8185

NEW LISTING!



CONVENIENT AND COMFORTABLE IN TOWN LIVING!

2 Bed | 3 Bath | 1,136 Sq. Ft. | Pool Access

MLS#1702697 | \$319,000

Sue Shrewsbury – 435.260.1479

NEW LISTING!



NICE, QUIET NEIGHBORHOOD IN TOWN!

3 Bed | 2 Bath | 1,559 Sq. Ft. | 0.24 Acre

MLS#1705780 | \$434,000

Sue Shrewsbury – 435.260.1479

NEW LISTING!



BEAUTIFUL SUNSET VIEWS WITH PLENTY OF SPACE

3 Bed | 2 Bath | 1,699 Sq. Ft. | 2.42 Acres

MLS#1705561 | \$499,000

Kali Bisco – 435.260.9906



EASY TO BUILD LOT IN DEERHAVEN SUBDIVISION

4.80 Acres | Utilities Available | Old La Sal

MLS#1699839 | \$89,999

Lenore Beeson – 435.260.2135

DISCOUNT AVAILABLE FOR BOTH LOTS!



BUILD YOUR PACK CREEK SANCTUARY

1.5 Acres | Power Available | Single Family Lot

MLS#1700251 | \$249,000

Sue Shrewsbury – 435.260.1479



WILSON ARCH LOT ZONED FOR OVERNIGHT

ACCOMODATIONS! 1.10 Acres | Power Available

MLS#1699738 | \$159,000

Becky Wells – 435.260.2842 & Curtis Wells – 435.210.4366



BUILD YOUR DREAM HOME AT WILSON ARCH

1.42 Acres | Power Available

MLS#1699737 | \$59,000

Becky Wells – 435.260.2842 & Curtis Wells – 435.210.4366





BEAUTIFUL HOME CLOSE TO TOWN AND TRAILS

3 Bed | 3 Bath | 1,580 Sq. Ft. | 0.12 Acre
MLS#1699654 | \$409,000
Kali Bisco – 435.260.9906



BREATHTAKING DESERT RETREAT WITH CAPTIVATING VIEWS

3 Bed | 3 Bath | 3,805 Sq. Ft. | 20.80 Acres
MLS#1688913 | \$1,649,900
Lenore Beeson – 435.260.2135



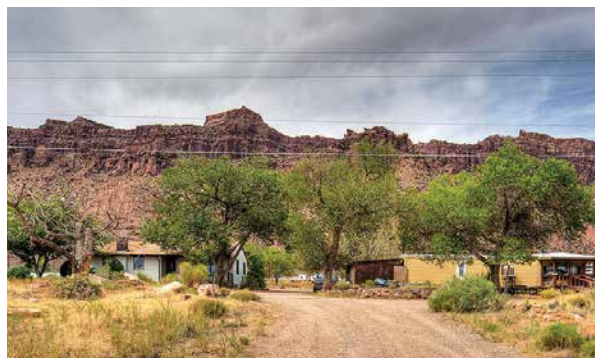
BREATHTAKING WILSON ARCH BUILDING LOT

0.33 Acre | Utilities Available | Community Water & Sewer Available | MLS#1697422 | \$32,500
Lenore Beeson – 435.260.2135



BEAUTIFULLY UPDATED HOME DOWNTOWN!

3 Bed | 2 Bath | 1,117 Sq. Ft. | 0.21 Acre
MLS#1690038 | \$399,000
Lexie Dalton – 801.836.1450



HIGHWAY COMMERCIAL READY FOR DEVELOPMENT!

1.80 Acre | Well | Adjoined with MLS#1692193
MLS#1692192 | \$795,000
Lenore Beeson – 435.260.2135



IMPECCABLE HOME WITH ALL THE UPGRADES!

4 Bed | 3 Bath | 2,200 Sq. Ft. | 0.27 Acre
MLS#1686664 | \$729,000
Heidi Blake – 435.260.8185



FULLY FURNISHED BEAUTIFUL PUESTA DEL SOL UNIT!

3 Bed | 3 Bath | 1,800 Sq. Ft.
MLS#1685558 | \$469,000
Lenore Beeson – 435.260.2135



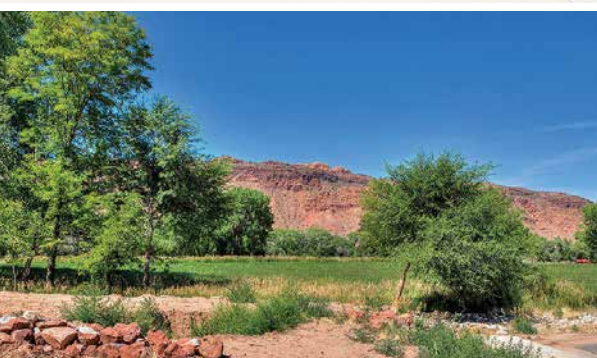
POOLSIDE GONZO BOUTIQUE CONDO HOTEL UNIT

2 Bed | 2 Bath | 919 Sq. Ft.
MLS#1685510 | \$389,000
Kali Bisco – 435.260.9906



DUPLEX INVESTMENT IN HISTORIC MOAB!

Each Side: 2 Bed | 1 Bath | 759 Sq. Ft. | 0.12 Acre Total
MLS#1685333 | \$499,000
Curtis Wells – 435.210.4366



BUILDING LOT CLOSE TO TOWN WITH RIM VIEWS!

0.13 Acre | Utilities Stubbed
MLS#1684093 | \$139,000
Becky Wells – 435.260.2842



BEAUTIFUL HOME WITH UNBEATABLE LOCATION!

4 Bed | 2 Bath | 2,401 Sq. Ft. | 0.19 Acre
MLS#1683765 | \$559,000
Heidi Blake – 435.260.8185



CASTLE VALLEY INN BED & BREAKFAST!

8 Rooms | 4.53 Acres | 11% Cap Rate | Water Shares
MLS#1590093 | \$1,975,000
Becky Wells – 435.260.2842 & Lenore Beeson – 435.260.2135





DUPLEX IN DOWNTOWN MOAB
Each Side: 2 Bed | 1 Bath | 1,100 Sq. Ft.
MLS#1685107 | \$469,000
Curtis Wells – 435.210.4366



INVESTMENT OPPORTUNITY IN BLUFF!
Nightly Rental Cottages (2) | Restaurant/Trading Post & Studio
Mobile Home | 1.02 Acres | MLS#1680945 | \$875,000
Lexie Dalton – 801.836.1450



GREAT FOR EMPLOYEE OR TRANSITIONAL HOUSING
3 Bed | 2 Bath | 950 Sq. Ft.
MLS#1678427 | \$218,500
Curtis Wells – 435.210.4366



WALKING DISTANCE TO DOWNTOWN AMENITIES
2 Bed | 2 Bath | 900 Sq. Ft.
MLS#1678420 | \$228,500
Curtis Wells – 435.210.4366



YOUR VERY OWN PIECE OF RARE PARADISE
3 Bed | 3 Bath | 1,692 Sq. Ft. | Share in 250 Acre Ranch
MLS#1678395 | \$1,200,000
Curtis Wells – 435.210.4366



UNBEATABLE DOWNTOWN LOCATION!
3 Bed | 2 Bath | 1,748 Sq. Ft. | 0.60 Acre
MLS#1678006 | \$449,000
Kali Bisco – 435.260.9906



LIGHT & INVITING WITH COMFORTABLE LAYOUT!
3 Bed | 2 Bath | 1,162 St. Ft. 0.30 Acre
MLS#1677903 | \$349,000
Lenore Beeson – 435.260.2135



PRIME LOCATION FOR COMMERCIAL DEVELOPMENT!
3.13 Acres | Utilities Connected | HC & RR Zoned
MLS#1673269 | \$1,200,000
Curtis Wells – 435.210.4366



CUSTOM HOME IN BUSINESS FLEX ZONE OF SJ COUNTY
3 Bed | 3 Bath | 2,142 Sq. Ft. | 1 Acre
MLS#1667700 | \$589,000
Lenore Beeson – 435.260.2135



CHARMING MEDITERRANEAN IN PRIZED POSITION
4 Bed | 3 Bath | 3,555 Sq. Ft. | 1.29 Acre
MLS#1659315 | \$839,000
Lenore Beeson – 435.260.2135



STELLA RUBY COTTAGES - A GEM IN DOWNTOWN MOAB!
3 Rentable Units | Hot Tub | 0.26 Acre
MLS#1670101 | \$1,270,000
Lenore Beeson – 435.260.2135



CHARMING, NEWER HOME ON QUIET CUL-DE-SAC
3 Bed | 2 Bath | 1,778 Sq. Ft. | 0.22 Acre
MLS#1664155 | \$475,000
Sue Shrewsbury – 435.260.1479





UTTERLY UNIQUE CABIN IN PACK CREEK RANCH
2 Bed | 1 Bath | 1,326 Sq. Ft. | 0.05 Acre
MLS#1658949 | \$445,000
Lenore Beeson – 435.260.2135



HIGH VISIBILITY HIGHWAY COMMERCIAL PROPERTY!
0.60 Acre | Home: 4 bed | 2 Bath | Shop
MLS#1692193 | \$549,000
Lenore Beeson – 435.260.2135



REDCLIFF CONDO NIGHTLY RENTAL OPPORTUNITY!
3 Bed | 2 Bath | 1,384 Sq. Ft. | 2nd Floor
MLS#1657838 | \$325,000.00
Lenore Beeson – 435.260.2135



GONZO INN UNIT WITH IN-DEMAND POOL VIEW
2 Bed | 2 Bath | 915 Sq. Ft. | Suites 210 & 211
MLS#1656299 | \$405,000
Curtis Wells – 435.210.4366



IMMACULATE, CUSTOM HOME IN BLU VISTA
5 Bed | 4 Bath | 2,844 Sq. Ft. | 0.50 Acre
MLS#1655854 | \$699,000
Lenore Beeson – 435.260.2135



OVERLOOK THE MOAB VALLEY!
7.98 Acres | Utilities Available | Shared Well
MLS#1703226 | \$297,500
Sue Shrewsbury – 435.260.1479



COMMERCIAL OFFICE BUILDING PRIME DOWNTOWN LOCATION — 7 Suites | 3,520 Sq. Ft. | 0.13 Acre
MLS#1698909 | \$750,000
Lenore Beeson – 435.260.2135



LARGE PARCEL CLOSE TO TOWN WITH LOTS OF POTENTIAL
2.60 Acres | Utilities Available | May be Subdivided
MLS#1655621 | \$178,900
Sue Shrewsbury – 435.260.1479



BEAUTIFUL CORNER LOT IN QUIET, RURAL SETTING
0.60 Acre | Well | 2 Irrigation Units
MLS#1655466 | \$169,000
Lenore Beeson – 435.260.2135



SPACIOUS, SUNNY, AND WELL POSITIONED
4 Bed | 3 Bath | 2,678 Sq. Ft. | 1.83 Acres
MLS#1642978 | \$799,000
Lenore Beeson – 435.260.2135



DEVELOPMENT OPPORTUNITY ABOVE THE MOAB GOLF COURSE — 72.67 Acres | Next to Millcreek Canyon
MLS#1641651 | \$1,739,000
Curtis Wells – 435.210.4366



BEAUTIFUL LOT IN ALLEN SUBDIVISION
0.32 Acres | Utilities Available | Close to Town!
MLS#1647873 | \$139,000
Lenore Beeson – 435.260.2135





LARGE CORNER LOT WITH CUSTOM BRICK HOME

4 Bed | 2 Bath | 2,172 Sq. Ft. | 0.53 Acre

MLS#1635511 | \$614,900

Lenore Beeson – 435.260.2135



SUNFLOWER HILL LUXURY BED & BREAKFAST!

12 Rooms | Innkeeper's Unit | Solar | 1.46 Acres
10.5% Cap Rate | Water Shares | MLS#1593287 | \$2,900,000

Becky Wells – 435.260.2842



WELL ESTABLISHED LOCAL PAWN SHOP!

Business & Inventory Only

MLS#1699958 | \$52,755

Heidi Blake – 435.260.8185



DOWNTOWN ACREAGE WITH 3 HOMES & SHOP

3 Bed | 3 Bath | 1,463 Sq. Ft. | 2.03 Acre | R3 Zoned

MLS#1699962 | \$1,250,000

Becky Wells – 435.260.2842



NIGHTLY RENTAL!

TURN KEY RIM VILLAGE INVESTMENT OPPORTUNITY!

3 Bed | 2 Bath | 1,573 Sq. Ft.

MLS#1624926 | \$419,000

Becky Wells – 435.260.2842 & Curtis Wells – 435.210.4366



YOUR HOME AWAY FROM HOME AT THE GONZO INN!

2 Bed | 2 Bath | 909 Sq. Ft. | 2 Adjoining Rooms

MLS#1621660 | \$379,000

Kali Bisco – 435.260.9906



IDYLIC ACREAGE WITH MASSIVE POTENTIAL

120 Acres | Raw Land | San Juan County

MLS#1556357 | \$98,000

Sue Shrewsbury – 435.260.1479 & Heidi Blake – 435.260.8185

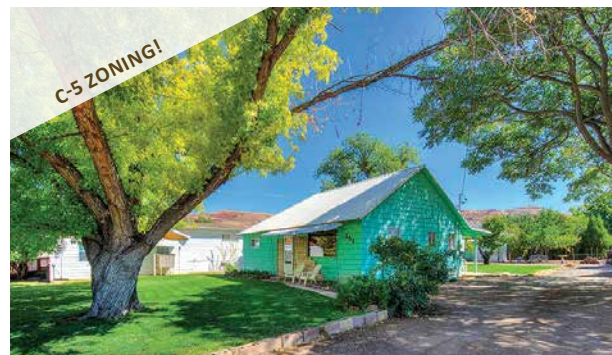


HIGHWAY COMMERCIAL DEVELOPMENT OPPORTUNITY

Home: 3 Bed | 2 Bath | 1,568 Sq. Ft. | 2,901 Sq., Ft, Shop

0.60 Acre | MLS#1636837 | \$599,000

Heidi Blake – 435.260.8185



C-5 ZONING!

RARE PIECE OF MOAB WITH IMMENSE POTENTIAL!

2 Bed | 1 Bath | 864 Sq. Ft. | 0.28 Acre | C-5 Zoned!

MLS#1631040 | \$359,000

Heidi Blake – 435.260.8185



WATCHMAN ESTATES

Adjacent to the Moab Golf Club

Lots Starting at \$119,000

Becky Wells – 435.260.2842 & Curtis Wells – 435.210.4366



UNDER CONSTRUCTION!

NEW CONSTRUCTION TUCKED INTO THE EDGE

OF THE SLICKCROCK – 3 Bed | 4 Bath | 2,822 Sq. Ft.

1.36 Acres | MLS#1633114 | \$989,000

Becky Wells – 435.260.2842 & Curtis Wells – 435.210.4366




STELLAR VIEWS OF THE LA SAL MOUNTAINS

4.80 Acres | Utilities Available | Old La Sal

MLS#1699837 | \$89,999

Lenore Beeson – 435.260.2135





MOAB'S MARVELOUS TREES

Playing a key role in manmade
and natural landscapes — and giving
clues to local history

Written by Rachel Fixsen

STROLLING ALONG THE SHADED BIKE PATH OR ENJOYING ONE OF MOAB'S WOODED PARKS, ONE MIGHT FORGET THAT THE TOWN IS SURROUNDED BY SWEEPING ARID LANDSCAPES. THE GREENERY IN MOAB IS AN OASIS NESTLED BETWEEN RIMS OF RED ROCK SPARSELY STUDDED WITH DESERT TREES. A CLOSER LOOK AT SOME OF MOAB'S TREES GIVES A PEEK INTO THE AREA'S PAST.

Photos on right, top to bottom: tynza@adobestock.com, Linda Armstrong@shutterstock.com, SagePhotography111@shutterstock.com, Frans@adobestock.com



COMMON LOCAL TREES

Common species seen in the valley include cottonwood, elm, and mulberry. Of these, only the cottonwood is native.

“Elms and cottonwoods are both riparian, meaning they grow near rivers and streams,” explains Matt McEttrick, project assistant for Rim to Rim Restoration, a Moab organization dedicated to ecological restoration. “They’re adapted to these areas that can be high flow.” In Moab, high water-flow areas include Mill Creek, Pack Creek, and the Colorado River, but could also include irrigated landscapes.

Both elms and cottonwoods, McEttrick says, improve their chances of regeneration by producing lots and lots of seeds. Cottonwood seeds are surrounded by a white, cottony fluff that floats on the wind and can pile up in drifts during the fruiting season. Elms produce samaras, or winged seeds, also dispersed by wind.

“The elms produce more seeds for longer; cottonwoods are really lined up with when the river historically floods,” McEttrick says, noting that this advantage means the

introduced elms can often out-compete their native peers.

Elms are sometimes deliberately used in landscaping. “They’re good shade trees, but their branches tend to be brittle and break off,” says McEttrick, adding that while Rim to Rim sometimes removes elm trees in restoration projects, they mainly target Russian olive and tamarisk trees, both introduced and invasive species that make significant changes to natural ecosystems.

Other trees frequently planted in local landscaping include desert willow, locust and ash.

Mulberry trees are also prevalent in Moab yards and corners of untended woods. Mulberry trees were popular across Utah among Mormon settlers, who planted them to farm silk worms, which feed on the leaves. Brigham Young, a prominent Mormon leader in the nineteenth century, imported thousands of mulberry trees from Europe in the 1860s, and soon after, Utah began producing home-grown silk from their farmed worms. The industry didn’t last, but the trees remained popular, in part because they’re fast-growing and they produce a sweet berry.

Opposite page: A stately elm tree in Moab’s Rotary Park serves as a sturdy anchor point for a slackline walker. [Photo by Andrew Mirrington] **Top:** An enormous mulberry tree provides deep shade to a Moab home and garden. [Photo by Andrew Mirrington]



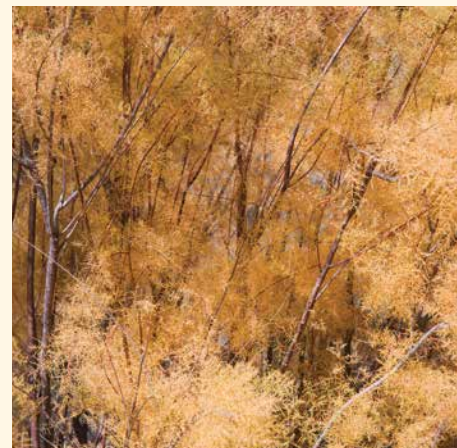
Desert Willow



Locust tree



Russian Olive (invasive)



Tamarisk (invasive)



A legacy of Moab's fruit-growing past — an orchard producing nectarines, apples, pears and plums thrives on the land of a Moab homeowner. [Photo by Murice D. Miller]

HISTORIC FRUITS

Nectarines, apples, pears and plums swell on the branch in a 180-tree mixed fruit orchard tucked away on a large property near the edge of town. The plums are deep purple and coated with a dusky bloom, and the nectarines smell like tart, sweet candy.

Grand County was once well-known for its fruit production. In his book “A History of Grand County,” Richard A. Firmage cites documents from the turn of the century describing Moab-area produce winning regional awards and Grand County crops being exported to as far away as England. “The apples of Moab are without doubt the juiciest and the most delicious in the world,” boasts a pamphlet published by the Denver and Rio Grande Railroad, which served Grand County, in roughly 1910. By the 1950s agriculture in the region had declined, and the uranium boom eclipsed farming as the primary local economy. But many of the orchards remained for decades after.

“Even back in the ‘60s it was a fruit town,” says Andrew Riley, who moved to the Moab area in the 1970s. Riley purchased property along Powerhouse Lane in Moab at a low point in the local economy, after the uranium mining industry abruptly crashed in the 1980s. The property hosted a mobile home park, which supported Riley when the town began to revive and artists, writers and other “eclectic

types” began to move in. As a side operation, Riley planted a mixed orchard with apricots, peaches, plums, nectarines and apples.

“I saw the open fields there, and they had irrigation water, and I thought, ‘Oh boy, I’m going to grow some fruit trees,’” he remembers. He had been a vegetable farmer in California before moving to Moab.



The orchard in Moab wasn’t a main source of income, however.

“Orcharding is a brutal way to earn a living,” Riley explains. “You can get a frost that takes every fruit blossom out—and you still have to water and maintain and work and be there.”

Riley later developed housing on the Powerhouse Lane property, and caring for the fruit trees fell by the wayside. But about ten years

ago, another landowner in town was putting in an orchard, and asked Riley if he could transplant some of the Powerhouse trees. The trees were large and mature and difficult to relocate, but Riley points out some gnarled and weathered individuals, still bearing fruit, that took to their new home after being uprooted and moved, both from his property on Powerhouse Lane and from another old Moab orchard across from Grand County High School.

In the early years of the fledgling orchard, the landowner asked Riley for some tree-care advice, and ended up offering him a job managing the orchard. Riley enjoyed the work, nursing the trees with special supplements and non-toxic pesticides, pruning the treetops, removing the old and dead, and planting replacement saplings. He says the Moab area is a great place for fruit trees, with soils rich from silts deposited by Colorado River flood events bringing minerals down from the Rocky Mountains.

“You put them in these beautiful bottom-lands soils, and you’ve got the Millcreek irrigation water—beautiful, pure, really wonderful stuff,” Riley says. The quantity and flavor of the fruit bears out the claim.

Riley is now retired from managing the orchard, but he still pops by to see how the trees are doing, offer advice, and harvest some fruit.

“I think everybody has their own little spot in the universe somehow,” he says of Moab. “It’s treated me really well.”

THE BIG TREE

Fremont cottonwood trees, native to Utah and the American West, sink their roots into stream channels and moist valley bottoms and quickly grow wide leafy canopies and girthy trunks and limbs. According to a Utah State University Extension web page on the tree, they often reach 48 inches in diameter at the base and average about 70 feet tall.

"They're an awesome tree," says David Olsen, who used to be the urban forester for the City of Moab. "They have this form to them that's just unusual... most of the cottonwoods you buy in a store would be a 'lollipop,' where these ones have a lot of character in the branch structure. When they lose all their leaves they kind of look like a spooky tree a little bit—a Halloween-type tree."

Moab city streets and parks harbor a wealth of trees, and Olsen can recount the histories of many of them. He helped craft an ordinance in the 1990s that required land developers to plant trees along city right-of-ways, and he can point out shady walks and lush landscapes that were planted to meet that requirement. He remembers leading boy scout troops and youth sports teams in tree planting projects, and pointed out two large poplars in Swanny City Park that he calls "McDonald's and Wendy's violation trees": trees the businesses were compelled to purchase in compensation for trees they illegally removed near their businesses.

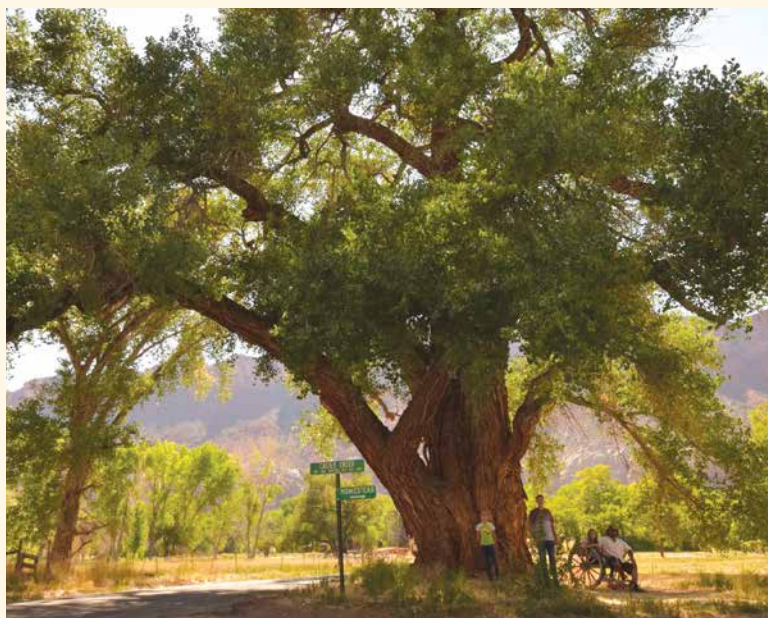
One particular cottonwood tree looms large in the memories of many Moabites: known as "The Big Tree," it presided over the street on 100 South for decades before it began to lean over in a slow succumbing to age and gravity, and city work crews had to take it down in 2000. Jim Stiles, in his book "Brave New West" about the evolution of Moab, mourned the tree's demise: "I had passed beneath these branches, had appreciated its coolness on a hot summer day, had marveled at the translucent light that filtered through its leaves in the late afternoon, countless times," he wrote.

The Big Tree itself is gone, but Olsen saved small cuttings, about six inches tall, from the spent cottonwood and replanted a few in town. Just under 20 years later, those humble cuttings are now big thriving trees. One overlooks the lawn at Rotary Park; another casts a wide circle of shade over what is now the Bark Park.

"It was a tiny little baby, and I just kept it at City Hall for a little while, just watching it, and then planted it here," Olsen recalls. The Big Tree's children don't reach quite the same majesty of their parent, but people and pets still enjoy their shade and company.

The original Big Tree, Olsen speculates, was probably planted by Randolph A. Stewart, a Mormon settler who arrived in Moab in the 1880s. A historic cabin in downtown Moab is thought to have been built by Stewart; he also grew orchards and there is a local peach variety named after him. But the trees he planted in public areas may be his most lasting legacy to the Moab community.

Other notable local cottonwoods include a spectacular specimen with huge sprawling limbs at the entrance to Moonflower Canyon, and an ancient behemoth at the entrance to Castle Valley, with one of the largest trunk circumferences in the region.



A giant Fremont cottonwood near the town of Castle Valley.
[Photo by Murice D. Miller]



With its smooth trunk and large, leafy canopy, a mature sycamore offers a park-goer a tranquil place to sit in Moab's Swanny Park.
[Photo by Andrew Mirrington]



RELICT DOUGLAS FIR GROVE

While not in the Moab valley proper, a small but very special grove of native trees near the famous Shafer Trail in Canyonlands National Park yields clues to the region's climate history. Tight switchbacks are bounded by steep rocky walls on one side and abrupt drop-offs on the other, and views include impressive sandstone spires and native vegetation dominated by Pinyon and Juniper trees. Bikers and drivers enjoy this route, as do sightseers looking down on the hairpin turns unspooling below a scenic overlook. It might take a sharp observer to notice a cluster of trees unlike the desert-adapted Pinyons and Junipers. In a shaded alcove along the route, Douglas fir trees tower on the steep slope, a "relict stand" left over from a previous climate.

"Several thousand years ago at the tail end of the last glacial period, this was a much wetter and cooler location," explains National Park Ranger Tim Giller in a park-sponsored educational video about the trees. Indicating the Douglas firs in the background, he goes on, "This north-facing alcove and a substantial spring in the Navajo sandstone provide a relatively cool and damp micro-environment." Giller notes that Douglas firs are also found at higher elevations in the La Sal Mountains, often alongside species like aspen trees, 20 miles away.



Pinyon



Juniper

The relict stand, the last hold-out against a warming, drying climate, may not be able to resist much longer.

"The Colorado Plateau is experiencing accelerated warming and drying associated with global climate change," Giller notes in the video. "The climate trend may mean that even this refuge is not enough to sustain these trees."

Park Administrator Karen Garthwait has worked in Moab's national parks for 14 years, and she continues to appreciate the history evident in the trees.

"Just last weekend I camped out, and the next morning I realized that the Pinyon tree I'd slept beneath had a really old 'cat-face' on it—a scar marking where someone had collected pine sap long ago," Garthwait says. Pinyon pitch was used by Native Americans for medicinal purposes, for glue or paint, or for waterproofing surfaces. Many of the conifers in the area, Garthwait says, are ancient, despite their diminutive size, with some as old as 500 years.

"I love being reminded of trees' longevity as witnesses," she says. "Their age helps me put all our human foibles into perspective—not just because of what challenges the trees have withstood, but also because of the generations of people who have lived their lives in their shade. ■

Top: In a north-facing alcove near the top of the Shafer Trail in Canyonlands National Park, growing many miles from their nearest siblings, is a small relict stand of Douglas firs, a remnant of a large forest that existed during a time when the climate was cooler and wetter. [Photo courtesy of National Park Service]

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we have chosen to call home.*

RACHEL MOODY TEAM

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PRICE IMPROVEMENT

TRANQUIL CREEKSIDE SANCTUARY

31 Abbey Road, Moab | \$695,000
2 Bedrooms | 2 Bathrooms
3,372 Square Feet | 9.01 Acres

This astounding home provides a soothing creek-side retreat in the splendor of the landscape between desert and mountains. The spaces are both intimate and immense, with vaulted ceilings, a perfect open floorplan, high clerestory windows, and exquisite artisanal finishes. The year round soothing sounds of Pack Creek trickle through every room, providing the tranquil relaxation and connection to nature only creek-side living allows. In true outdoor honor, the multiple patios take you to the views of mountain peaks and sunrise, to creek-side at noon, back to the Moab Rim for the sunset. Irrigation in place and animal rights.

MLS 1325867 Rachel Moody 435.260.8245

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PERFECTION IS IN THE DETAILS

48 W Jennah Circle, Moab | \$699,000
2 Bedrooms | 2 Bathrooms
1,872 Square Feet | 2.63 Acres

When you enter the heart of this simply stunning home just 30 minutes from the center of Moab, you will immediately feel the sense of light, space, and comfort that are the hallmarks of this truly superb property. You'll notice the quality and perfect detail of the space, with understated yet elegant fixtures and artisanal craftsmanship throughout.

MLS 1553945 Rachel Moody Team 435.260.8240



COMMERCIAL LISTING



CASA MOAB

117 West Birch Avenue, Moab | \$1,750,000
4 Bedrooms | 5 Bathrooms
2,732 Square Feet

Contemporary and stylish designed for Moab's adventurous traveler. Greeted with custom river rock and metal art, these five independent lodging units are located within walking distance to the local Brewery, bike shop, cinema and grocery. The complete package of private patios/balconies, comfy beds, fully stocked kitchens, upscale bathrooms and on demand hot water.

MLS 1704807 Rachel Moody 435-260-8245



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NEW LISTING

PRIVATE DOWNTOWN

365 East 200 North, Moab | \$845,000
4 Bedrooms | 5 Bathrooms
5,040 Square Feet | 1.60 Acres

This spacious property sits on 1.60 acres of privacy in Old Town Moab. Tucked into red rock, expanding across the street for additional parking, storage, gardens and potential for an accessory dwelling. Create your own hiking trails behind the home up into Swiss Cheese Ridge from your backyard on your own private acreage with elevated Moab views. Walk to town, ride to Slickrock, park your Jeep collection- this home has adventure, convenience, space and a rare private location.

MLS 1699966 Rachel Moody 435.260.8245



MOAB HOUSE!

3417 Arena Roja, Moab | \$825,000
3 Bedrooms | 2 Bathrooms
2,200 Square Feet | 0.31 Acres

Southwest living with golf course convenience. Exceptionally furnished to enhance Moab style. Offering an expansive living area with formal dining, formal living, dual sided fire place, family room, completely stocked Chef's kitchen with cookware, appliances, fiesta dishware and settings to entertain up to 10. The legal lodging use makes this an impeccable investment, second home or private retreat.

MLS 1690532 Rachel Moody 435.260.8245



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ONE OF MOAB'S BEST KEPT SECRETS!

2116 Shumway Lane, Moab | \$1,385,000
2 Suites | 3 Bathrooms | 2,578 Square Feet | 7.51 Acres

Extraordinarily private acreage property nestled in the hollows by Pack Creek, just 10 minutes to town! Stunning home constructed of timbers from the 1908 Dewey Bridge. Gorgeous light throughout; two Master Suites and an exceptional open kitchen. Inground, heated salt water pool, multiple patios and outdoor kitchen, lush landscaping including fruit trees. Room for a shop, horses, guest house, more! MLS 1627831 Rachel Moody 435.260.8245

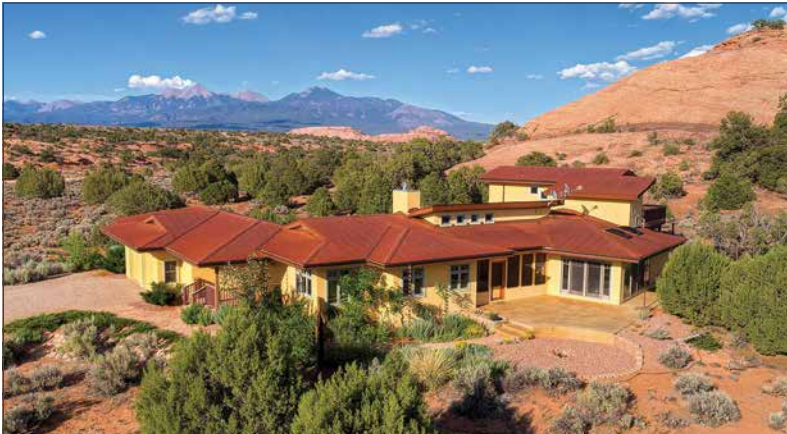


PRICE IMPROVEMENT

360 DEGREE VIEWS

43 Behind The Rocks Drive, Moab | \$949,000
3 Bedrooms | 2 Bathrooms | 2,792 Square Feet | 21 Acres

Serene get-away with extraordinary views of the very best of the high desert and mountain west. This exquisitely detailed, natural-feeling home is perfectly designed to celebrate red rock beauty on more than 21 acres. The two lot setting is absolutely inspiring, with majestic views in all directions, perched cliff-side above the Behind the Rocks Wilderness Study Area. Gated access, just minutes to Moab. MLS 1377302 Rachel Moody 435.260.8245



STUNNING LOCATION

328 W Stone Cliff Drive, Moab | \$795,000
3 Bedrooms | 3.5 Bathrooms | 3,282 Square Feet | 13.07 Acres

An extraordinary Flat Iron Mesa home, built for energy efficiency in harmony with the landscape. Thoughtfully designed, beautifully crafted living spaces that are intimate, yet luxurious & welcoming. Two Master Suites, sunroom, indoor lap pool. Dual artists's studio. Over-sized 2-car garage. Lovely outdoor living areas, stunning views, and amazing red rock hoodoos! MLS 1463584 Rachel Moody Team 435.260.8240



DOWNTOWN LUXURY

371 East 300 South, Moab | \$775,000
3 Bedrooms | 3 Bathrooms | 2,608 Square Feet

Gorgeous, renovated home in downtown Moab. If you enjoy being in the heart of downtown and also enjoy high-end finishes this home is a must-see. The kitchen has been exquisitely renovated with a steel commercial fridge and granite counter tops so you can prepare food and entertain in luxury. The renovated master bath is an oasis within the house. MLS 1671702 Angela Houghton 435.260.0700

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FABULOUS INVESTMENT OPPORTUNITY

430/426 E Nichols Lane, Moab | \$699,000
2 Bedrooms | 2 Bathrooms | 1,666 Square Feet (Main Home)

This impeccably updated property is situated within easy reach of shopping, dining, arts, recreation, and more, just off 400 East. Abundant off-street parking and a beautifully landscaped 0.32 acre parcel with fenced back yard and a variety of fruit trees. Main home is 2 bed, 2.5 bath with a great open floorplan; new 1 bed, 1 bath Accessory Dwelling ideal for rental income. MLS 11637153 Rachel Moody Team 435.260.8240



VIEWS IN ALL DIRECTIONS

33 North Mcelhaney Lane, Moab | \$345,000
4 Bedrooms | 2 Bathrooms | 1,792 Square Feet | 1.01 Acres

Located on a quiet cul-de-sac off of Mt. Peale, this manufactured home is in great condition and is nestled on a lot with views in all directions. The outdoor space feels intimate with a fully fenced backyard, hot tub, grass, shed, and space for a garden. Beyond the fence, additional acreage is available for a shop or other structure. A two-car stick-built garage is attached to the home with a built-in workbench. MLS 1705747 Angela Houghton 435.260.0700



PEACEFUL PICTURESQUE

480 E Cottonwood Lane, Moab | \$625,000
3 Bedrooms | 2 Bathrooms | 2,300 Square Feet

Gorgeous three bedroom in-town on quiet cul-de-sac. Located on the southeast side of town with easy biking access to downtown. Entertaining is a breeze with a shaded back patio. Just off the garage are two rooms that are currently being used as a sound proof office. This space has direct access to the outdoors and could be converted to a rental, if desired. MLS 1673359 Angela Houghton 435.260.0700



ENTRADA IN MOAB

442 North 600 West, Moab | \$589,000
4 Bedrooms | 3 Bathrooms | 2,264 Square Feet

Corner unit with modern southwest presentation. Generous sized kitchen with bar seating. Four bedrooms two baths upstairs, including a master suite with separate tub and shower and double vanity. Don't miss the under stairs climbing wall and game nook! Pool and hot tub. Within walking distance to downtown Moab shopping and dining. Strong rental history. MLS 1672866 Lynda Diem 435.260.9244

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RARE COUNTRY LIVING

3934 S Maynard Lane, Moab | \$525,000
2 Bedrooms | 1 Bathroom | 720 Square Feet | 3.62 Acres

Extraordinary estate site with a perfect mid-valley location, with sweeping views in all directions. An easy commute to downtown along main throughways, this gorgeous property is tucked along a quiet side road with a peaceful setting you will enjoy retreating to after a day of adventure. A beautiful property, perfectly set up for simple living with all the room you could imagine. MLS 1682831 **Rachel Moody Team | Nikole Andersen 801.750.5280**



NEW LISTING

FANTASTIC LOCATION

433 Chinle Avenue, Moab | \$369,000
3 Bedrooms | 1.5 Bathrooms | 1656 Square Feet | .17 acres

This cute tri-level home is located within walking distance to town, Swanny City Park, Helen M Knight Elementary, as well as the Moab Recreation and Aquatic Center. Nice corner lot adorned with mature shade trees. The home's main level has multiple living spaces, Saltillo tile, gas fireplace and half bath. The fully fenced back yard has a wonderful covered patio with carport potential and large storage shed. This home is ready for you to make it yours!. MLS 1702398 **Rachel Moody 435-260-8240**



NEW LISTING

PEAK VIEWS

10 North Hoolihan Road, Moab | \$148,000
7 Acres | Year Around Access | Buried Hatchet Ranch

PEAK VIEWS! Lot 2 Buried Hatchett Ranch, located in the Brumley Ridge section of the La Sal Mountains, offers you the opportunity to build your Mountain cabin with services available at the lot line. Power, water and high speed internet are all installed and ready for your basecamp. Only 25 minutes from Moab City center, yet a world away! Vast views of the La Sal peaks, established covenants in place. MLS 1702713 **Rachel Moody 435.260.8240**



RIM VISTA TOWNHOME

3853 S Red Valley Circle #11A6, Moab | \$429,000
3 Bedrooms | 3 Bathrooms | 1,562 Square Feet

Turn-key nightly rental located in the popular Rim Vista Townhomes. This unit is tucked in back with a corner patio and views of the Moab Rim. The Master Suite is on the ground level and there is a great loft space at the top of the stairs that can be used for additional sleeping quarters. Rim Vista offers many amenities for you and your guests to enjoy. Located minutes from downtown Moab. MLS 1666533 **Angela Houghton 435.260.0700**

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BEAUTIFUL TURN KEY TOWNHOME

3764 Prickly Pear Circle 3-A4, Moab | \$424,000
3 Bedrooms | 2.5 Bathrooms | 1,478 Square Feet

Beautiful turn-key vacation townhome in one of Moab's most popular complexes! Gorgeous views toward the Moab Rim and La Sals, ready to rent and enjoy with quality furnishings and tasteful decor throughout. Excellent community amenities including a beautiful pool and spa, tennis courts, playground, and more. A Moab home base you will love returning to, and great rental income. MLS 1626747 **Rachel Moody Team 435.260.8240**



LUXURY UNIT AT THE GONZO INN

100 West 200 South, Suite 202, Moab | \$395,000
2 Bedrooms | 2 Bathrooms | 1,013 Square Feet

Embrace the eclectic vibe of Moab's coveted Gonzo Inn! One-of-a-kind on the lodging industry and the investment market, this condo-hotel features individually owned rooms and suites, beautifully managed as a cohesive whole for a guest and owner experience unlike any other. A fun and fabulous way to have a Moab home-base, with rental revenue to offset your investment! MLS 1645988 **Rachel Moody Team 435.260.8240**



FULLY FURNISHED, TURN-KEY CONDO

2511 East Redcliff Road Rd 1A, Moab | \$340,000
3 Bedrooms | 2 Bathrooms | 1,384 Square Feet

A perfect spot for your Moab visits and an income-producing property when you are away. Lovely swimming pool with spa. Plenty of parking. Ground floor corner location for easy access. Beautiful views. Welcome to Moab...we are glad to have you here. MLS 1702741 **Lynda Diem 435.260.9244**



POOL-SIDE AT THE GONZO INN

100 West 200 South, Suite 214, Moab | \$395,000
2 Bedrooms | 1 Bathroom | 928 Square Feet

Embrace the eclectic vibe of Moab's coveted Gonzo Inn! One-of-a-kind on the lodging industry and the investment market, this condo-hotel features individually owned rooms and suites, beautifully managed as a cohesive whole for a guest and owner experience unlike any other. A fun and fabulous way to have a Moab home-base, with rental revenue to offset your investment! MLS 1645993 **Rachel Moody Team 435.260.8240**

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MILLCREEK PUEBLO TOWNHOME

314 E Pueblo Court, Moab | \$329,500
2 Bedrooms | 3 Bathrooms | 1,136 Square Feet

This downtown Moab townhome offers the care-free lifestyle you are looking for! Wonderful setting just moments from shopping and dining, right by the Millcreek Parkway bike path for easy cross-town commuting. This property has new carpet, a new deck and a brand-new dishwasher. You will be pleasantly surprised by the amount of storage inside and out. MLS 1674533 **Angela Houghton 435.260.0700**



PRICE IMPROVEMENT

LOCATION!

738 Oak Street, Moab | \$299,000
3 Bedrooms | 1 Bathroom | 1,148 Square Feet

Great location in Walker Subdivision! This brick home is close to rotary park, walking and biking paths, and downtown Moab. Three bedrooms, one updated bath. Hardwood floors throughout... Amazing finished light and airy shed with power... A few cosmetic touches will make this cute home feel Moab Modern. MLS 1697558 **Lynda Diem 435.260.9244**



CUTE & COZY

1290 East Dream Drive, Moab | \$425,000
3 Bedrooms | 2 Bathrooms | 1,153 Square Feet

This little charmer in Millcreek Village is waiting for you. Sustainable construction and hand-finished detail make this 3 bed, 2 bath home an absolute charm! Gorgeous setting on a .10 acre corner lot close to downtown. Xeriscaped parcel, with shed, carport and private back yard. Features beautiful concrete adobe floors and wall finishes, strawbale insulation, on demand hot water, in-floor radiant heat and passive solar design. MLS 1704884 **Rachel Moody 435-260-8240**



COMMERCIAL LISTING

MOAB FLATS

81 E 100 S, Moab | \$2,750,000
Boutique Lodging Complex with Eclectic Vintage Vibe!

Superb vacation rental investment opportunity in the heart of Moab! Situated just a half block off Main Street and a block from Center Street, this 8 unit nightly rental complex is located in the core of the walking district and downtown restaurants, shops, galleries, and more. With excellent numbers, this superb investment property is ready to take you into your future in Moab! MLS 1580823 **Rachel Moody 435.260.8245**

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COMMERCIAL LISTING

ACT CAMPGROUND

1536 Mill Creek Drive, Moab | \$2,500,000
3.1 Acres | Highway Commercial Zone

An extraordinary opportunity in the heart of the Moab Valley! A beautiful, ecologically-minded guest experience moments from the center of town, just off Highway 191 with easy access and great visibility, across from the future USU campus, surrounded by breathtaking views in all directions! Camp parks are a rare investment offering in Moab's dynamic tourism market. MLS 1626588 Lynda Diem 435.260.9244

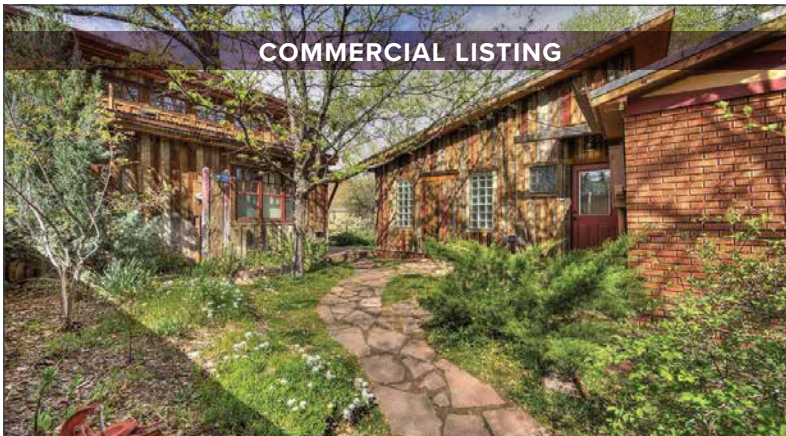


COMMERCIAL LISTING

PURPLE SAGE FLATS

338 E 100 S, Moab | \$2,375,000
An Extraordinary Investment Opportunity

This boutique vacation rental property is located just 3 blocks off Main Street, in the heart of restaurants, shops, and galleries. Built in the 1950's mining boom, the 8-plex has been beautifully updated into a lovely, modern apartment-style vacation rental destination. This wonderful vacation rental property performs extremely well and is consistently highly rated by guests. MLS 1580859 Rachel Moody 435.260.8245



COMMERCIAL LISTING

THE LOCATION WILL ASTOUND!

51 E 200 S, Moab | \$1,700,000
Phenomenal Opportunity in Moab's Vacation Rental Market!

This gorgeous property enjoys a one-of-a-kind location along 200 South, a private oasis tucked in among the trees, nestled just above the creek. Comprised of three structures with four distinct lodging units, each with outdoor space. The property has been carefully tended for years. The absolute uniqueness of this beautiful property make this an investment opportunity not to be missed! MLS 1511526 Rachel Moody 435.260.8245



COMMERCIAL LISTING

MOAB WAREHOUSE

2471 South Highway 191, Moab | \$1,375,000
0.55 Acres | 14,448 Square Foot Commercial Building

Incredible visibility and desirable location along the main traffic corridor, close to downtown! Excellent income flow, with quality leases and anchor tenants in place. This spacious industrial building features over 14,400 sf of space, including finished retail areas with public and private restrooms, office spaces, industrial/shop space, and much more. Flexible Highway Commercial zoning. MLS 1570439 Jessiqua Zufelt 435.210.1171

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COMMERCIAL LISTING



HIGHWAY ACREAGE IN TOWN

1261 / 1269 S Highway 191, Moab | \$1,250,000
1.02 Acres | 1,827 Square Foot Commercial Building

Excellent high visibility location in town, perfect for an array of uses and fabulous development potential! Two abutting lots, zoned Highway Commercial, with gorgeous mountain and red rock views and utilities in place. Fabulous commercial structure with restroom, office, and overhead doors, well suited to an array of uses. Flexible zoning allows for multi-family, commercial, lodging, auto body shop, dining, and more! MLS 15219745 Rachel Moody 435.260.8245

COMMERCIAL LISTING



MOAB DIGS!

165 W Center Street, Moab | \$950,000
Commercial District | Privacy, Desirable Green and Crafty Charm

Two independent units supply full function stays with complete kitchens, whimsical living areas, cozy beds, private laundry and dedicated outdoor space. Walk to galleries, shops, artisan restaurants and brew pubs. 5 star ratings and excellent reviews, the Digs stands out in the Moab nightly rental scene with repurposed historic wood finishes, hand-made clay tiles, antique pieces and local art. MLS 1692455 Rachel Moody 435.260.8245

COMMERCIAL LISTING



JR'S SELF STORAGE

1081 S Main Street, Moab | \$950,000
0.58 Acres | 11,492 Square Foot Commercial Building

This property offers an established, income-producing and easily managed business. This .58 acre parcel of Commercial 4 zoned property is a self-storage facility with 4 separate structures offering 83 units in varying sizes. The facility is neat, tidy, and well-maintained with excellent occupancy. Great opportunity for steady income with minimal management! Steel buildings, concrete footprint, and Wi-Fi security cameras. MLS 1659968 Rachel Moody 435.260.8245



I-70 ACREAGE – GATEWAY TO MOAB!

613 Acres CR 223, Thompson (Grand County) | \$625,000
Limitless opportunity for those with a vision for the future

This magnificent vast acreage is ideally sited along Interstate 70 in close proximity to the much-anticipated turn south onto US Route 191. The parcel stretches both to the north and south of I-70, with the highway and railroad passing through the lower portion of the section. Excellent potential for developed access from the Interstate, high visibility signage, and more. MLS 1645650 Rachel Moody Team | Jessiqua Zufelt 435.260.8240

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PACK CREEK ACREAGE \$299,000

Stunning offering in the gorgeous Pack Creek area! This beautiful **11.18** acre parcel is tucked into the foothills of the La Sals and features beautiful mountain and red rock views. MLS 1657922 **435.260.8240**



ESTATE SITE \$300,000

Unique **1.89** acre parcel tucked in the rocks above the golf course. The proximity to magnificent sandstone formations is just inspiring! Easy drive to downtown Moab. MLS 1653182 **435.260.8240**



THE PERFECT ESCAPE \$179,000

This **11.92** acre Bridger Jack Mesa parcel offers the perfect balance of easy access and high desert living. Nestled just moments from Hwy 191. MLS 1585776 **Lynda Diem 435.260.9244**



TWO 80 ACRE PARCELS-DESERT ISOLATION! \$175,000 EACH

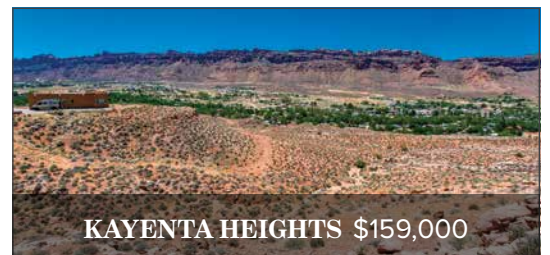
Two **80** acre parcels (parcels 8 and 9) of vast desert landscape with far reaching views, privacy and open skies are waiting for you! Off grid acreage located north of Moab with easy access to unlimited off road exploration. Make this YOUR basecamp for adventure. May be purchased separately or together for a total of 160 acres. MLS 1669814 / MLS 1669887 **Rachel Moody Team | Jessiqua Zufelt 435.210.1171**



NEW LISTING

TWO PARCELS-MOUNTAIN RANCHETTE! \$165,000

Stunning views surround this **19.5** acres in Old La Sal. Amazing vistas toward the mountains; gorgeous terrain including pinon, scrub oak, native grasses, and an abundance of wildlife. Power and telephone stubbed to the lot; water is available from a shared well with water rights in place. This listing includes two parcels (9.5 acres) and (10 acres) to be sold together. MLS 1699080 **Rachel Moody Team | Jessiqua Zufelt 435.210.1171**



KAYENTA HEIGHTS \$159,000

Perch your home on this **2.60** acre parcel alive with slick rock terrain atop Kayenta Heights. Quick and easy access to town. MLS 1683088 **Rachel Moody Team | Nikole Andersen 801.750.5280**



NEW PRICE

VALLEY VIEWS \$135,000

Lot 10 is a **0.12** acre building lot in Valley View Subdivision, conveniently situated moments from downtown and a bike lane away from the Millcreek Parkway! MLS 1644845 **435.260.8240**



PUESTA DEL SOL \$125,000 PER LOT

Beautiful views surround these building parcels! Situated an easy drive to town and just a golf-cart ride from the first tee, with BLM land and trails nearby. **0.30-0.35** acre. MLS 1647551 **435.260.8240**



RARE DOUBLE LOT \$85,000

Wilson Arch Resort Community offers a unique setting south of Moab. Lot 16A is a special parcel, originally two lots which have been combined into a prized **2.61** acre building site. MLS 1316168 **435.260.8240**

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YOUR DESERT HOMESITE \$55,000

Beautiful **1.23** acre parcel just 30 minutes from Moab or Monticello! Situated just off 191 for ultimate convenience. Power, phone/DSL, water. MLS 1675870 **Nikole Andersen 801.750.5280**



EASY RETREAT \$55,000

Beautiful **1.33** acre building lot just 30 minutes from downtown Moab and downtown Monticello! Power, phone/DSL stubbed, community water available, perc test completed. MLS 1588573 **435.260.8240**



LOT 2 OF GREEN HAVEN \$40,000

This flat **2** acre lot is just a short 40 minutes from downtown Moab. Power is close on Markel Lane, a well and septic will be needed. MLS 1682058 **Jessiqua Zufelt 435.210.1171**

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OPENING THE BOTTLENECK

LOCAL COMMUNITY EAGER FOR COMPLETION OF HIGHWAY 191 WIDENING PROJECT

Written by Rachel Fixsen | Photos by Murice D. Miller

This spring, the Utah Department of Transportation began work on what every Moab resident knew was going to be a significant inconvenience while underway—but which would be worth it when complete. The outcome, scheduled to be completed in June next year, will be an additional lane for traffic in each direction from the north end of Moab to the Colorado River bridge, as well as improved storm-water drainage, a sidewalk, and a completed multi-use pathway linking downtown to Lion's Park, and farther on to existing paved pathways to Arches National Park or up the scenic River Road.

Dizzying rows of orange traffic barriers line a narrow temporary course for traffic to work its way in and out of town on the north end, as road crews work step by step, and section by section.

"We understand that this has been a difficult project and we knew that going into this," says Ryan Anderson, project manager for the new infrastructure. "Thank you to the community for allowing us to be out here and allowing us to be getting this construction work done."

BUSINESSES ADAPT TO TEMPORARY HASSLES

Business owners and residents have been patient because they anticipate the wider highway and pedestrian paths being a boon to the community.

"I'm excited for when it will be done," says Natasha Boaro, director of sales for the Hyatt Place Moab, which faces 191 in the project corridor. The construction has been particularly problematic for her business. Guests who want to head south into

town must take a right out of the Hyatt Place parking lot and drive north away from town before they can turn around. At one point, workers had to shut off water to the hotel while they laid asphalt; the asphalt had to be re-done twice more after it failed tests, and the water had to be shut off again. These instances have been trying for the Hyatt, which has been full for the last two months. However, Boaro says that the finished project will allow their operations to run more efficiently.

"It will be beneficial in the long run," she says, adding that the multi-use pathway will provide an option for guests who want to walk to the downtown area. The pathway is a Moab City project happening in partnership with the highway improvements; UDOT is also laying sidewalk on the west side of the highway in the project corridor.

"Especially where we're located, if a guest wanted to walk into town, it's not that far—it's





**“THIS TYPE OF
LOGJAM IS EXACTLY
THE REASON WE
FUNDED THIS PROJECT.”**

— Ryan Anderson,
UDOT Project Manager

just not safe as it currently is,” she says. The sidewalk and pathway will provide a more comfortable way to reach town on foot or on a bike.

Ashley Korenblat is the owner of Western Spirit Cycling Adventures, a bike tour and guiding company, and a local advocate for bicycle use and public lands. She agrees more pedestrian access is a positive thing.

“The less people have to drive into downtown the better,” she says.

“If you can get around without getting in your car for short distances, it’s just so much more pleasant for everyone. One of our problems is downtown parking; one way to alleviate that is to make it more convenient to walk or bike short distances into town.”

The Moab Rock Shop is a longtime, iconic Moab retailer also located in the project corridor. Employees there agree the backed up traffic has been a nuisance, but say it hasn’t impacted business too much.

“It’s going well,” says Cameron Smith, who works at the Moab Rock Shop, of the shop’s operation during the infrastructure project.

“It’s kind of hard getting in here, but people have been getting in; they need their rocks!”

“Sometimes people park across the street and walk across and make their way in,” says Rock Shop manager Kathryn Stewart.

The Rock Shop granted UDOT a right-of-way and had to move some historic mining equipment that had long been displayed in front of the store. They’ll also lose a few parking spaces. However, they were able to capitalize on the fact that the street was being excavated. The Rock Shop is planning for a new building in the next few years, and while UDOT had the equipment and crews handy, the Rock Shop paid for a waterline to be laid to the new building site.

Stewart also looks forward to the wider highway.

“Traffic usually gets backed up right there because people are coming in and out of town,” she says. Once the construction is done, she expects that will be alleviated. In the meantime, UDOT is providing regular updates on their work and customers are still coming in to browse the rocks, minerals, and fossils.



STORM WATER MANAGEMENT

The City of Moab partnered with UDOT to complete a storm drainage infrastructure project at the same time as the highway widening. The new infrastructure will divert water from Stewart Canyon, which channels down to the highway from the cliffs east and above, under the road and to a set of catchment structures. After being filtered through the structures and through vegetation, the water will make its way into the Scott and Norma Matheson Wetlands Preserve along the Colorado River.

“I can’t emphasize enough what a great benefit this is to have such a major drainage system put in with this, from a development standpoint,” says Kevin Kitchen, regional communications manager for UDOT. He pointed out that the drainage system would make it easier for future developers in the corridor to properly connect to effective storm drainage.

The Nature Conservancy and the Utah Division of Wildlife Resources co-manage the wetlands preserve, and they discussed storm water management with UDOT during the planning stages of the project.

“Preserve managers will be closely monitoring the effects of future storm water events on the preserve once this new system is implemented,” says Tracey Stone, media specialist for The Nature Conservancy. She notes that analyses conducted by UDOT suggest there will be no negative impacts on the preserve.





**“WE’RE EXCITED
FOR IT TO BE DONE.”**

— Natasha Boaro,
Hyatt Place Sales Director

STEADY PROGRESS IN SPITE OF SNAGS

Anderson says the project has been on track in terms of both the projected schedule and budget, in spite of a few hang-ups along the way. For example, the onset of the coronavirus caused some delays and uncertainty in supply chains.

“Precast concrete structures, signs, traffic control devices—a myriad of different supplies we have to have for the project have been affected,” Anderson said, adding that subcontractors were also sometimes delayed if they had to quarantine their workers because of an exposure to the virus.

On the other hand, Anderson notes, the decrease in spring traffic caused by pandemic-related shutdowns was an unexpected benefit for the road crews.

“In some ways it’s been a good thing to have a slower season in Moab,” Anderson says. “Now’s the time to get as much of the work done as we can.”

There have been a couple of other unexpected challenges. Anderson says excavation revealed a hard gypsum soil that had to be sealed because if it gets wet, it will behave almost like a flowing substance, and could result in a weakening of the road’s subsurface. At one point crews accidentally hit an under-

ground gas line and had to work with the utility company to resolve the issue. Crews also occasionally found abandoned underground utility infrastructure.

“There’s always something unexpected, especially when you get into an urban area like this where there’s been a lot of development for some time,” Anderson says. “We’ve had some definite challenges, but we’re moving along at a good pace.”

Though Moab saw a hard hit to its tourist numbers in early spring, as summer gives way to cooler temperatures, visitors are returning in droves.

“What the construction crew has noticed is that Moab appears to be having a strong fall,” Anderson notes. The lines of cars, trucks, and RVs navigating the project corridor have lengthened. While the construction exacerbates the backups, similar traffic patterns were already familiar before road crews arrived.

“This type of logjam is exactly the reason we funded this project,” he says. ■





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A creek runs through it. 2.25 AC flat, buildable land in town. Planning & zoning has approved 9 townhomes.



#1513269 / \$500,000

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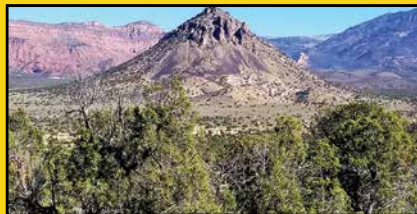
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Affordable 1.48 acres Thompson Springs land. Beautiful views in every direction. Water meter & power on the property, 3 miles from Thompson & Sego Canyon.

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0.76 acre lot in Bluff with breathtaking sunsets, glorious views in every direction. Bluff's artesian water, plus phone & electricity are subbed to the lot.

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#1603069 / \$67,500

Scenic serenity & thrilling adventure from your own red desert home Bluff lot with CC&Rs, 1.20 acre lot. Electricity, city water meter, & telecom service at the lot.

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160 Acres—wonderful privacy & mountain views. CRP program in place. Nearest power is located at the SE corner on CR 322.

#1483912 / \$33,500

4.16 Acres in Blanding. Serene views from this beautiful parcel. See Bears Ears buttes from the top of the lot. Just a few blocks to the Third Reservoir for great fishing.

#1648686 / \$40,000

4.80 AC, 4-mtn range views—LaSals, San Juan's, Abajo's & Ute Mts. 9.4 miles east of Monticello, SE corner lot on Hwy 491 & CR 364. Partly fenced, paved road.d.

#1658060 / \$185,000

4.62 AC with outbldg. in Castle Valley. Beautiful views in every direction. Well, power & septic in place & connected on the property. Small community with lots of amenities.

#1688480 / \$50,000

1 Acre Land at the base of Thompson & Sego Canyon, Thompson Springs. 35 miles from Moab with great views in every direction. Hike, bike, ATV or 4x4 from your prop.

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2 Homes on one property / Moab
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3 Bed / 2 Bath / 1748 sq.ft. / Moab
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3 Bed / 2 Bath / 1384 sq.ft. / Moab
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3 Bed / 2 Bath / 2400 sq.ft. / Castle Valley
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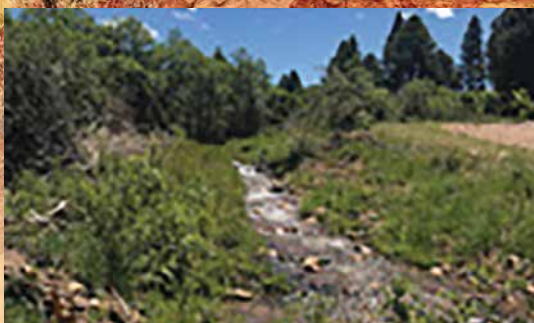
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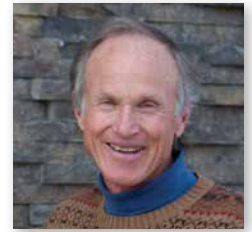
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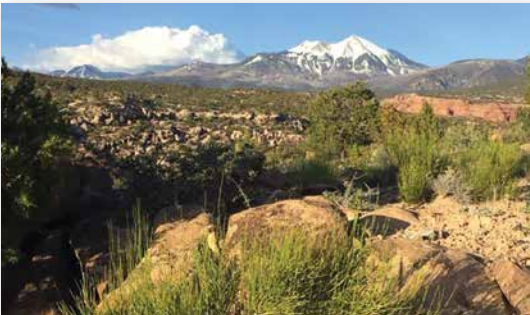
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Kane Creek Canyon Estates, scenic, beautiful large lot residential subdivision south of Moab across Hwy 191 from Bridger Jack Mesa. Only 17 minutes from Moab. Bordered on two sides by BLM public land. All of southeastern Utah recreation is at your door step. County maintained roads, underground power installed, Buyer is responsible for well and septic, Kane Creek Canyon Estates have covenant protection but no HOA fees, Owner financing available. Available: 1610901, 1610904, 1610906, 1610900, 1610898, 1610897, 1610895 | Prices range from \$145,000 to \$175,000 **Rick 435-260-2599**



Many upgrades, mountain views. Mountain views from your back deck, red rock views from the front...this quaint 3-bed, 2-bath home is ready and waiting for YOU! Located just on the edge of town, this home features many upgrades including new flooring and refrigerated air with a programmable thermostat. The fenced back yard is perfect for spending time outdoors with friends and family while watching the colors on the mountains as the sun sets. This home also boasts an open living/dining area, breakfast bar, separate laundry room and newer flooring. A large storage shed and ample parking (including space for an RV) are a bonus. MLS#1685190 | \$299,000 | **Danette 435-260-0130**



Nightly rental opportunity! This 2 bedroom, 2 bath is the perfect place to enjoy what Moab is about. The location is quiet and serene. You can enjoy a dip in the community pool or use it as an investment property. This has good rental history and is furnished and ready for a new owner. MLS#1690830 \$375,000 | **Stephanie 435-260-8023**



GREAT COMMERCIAL PROPERTY with additional land to expand your business! Building is 5,800 sq. ft. and previously a cabinet making shop. All equipment and clients included. (Excluding the business name). MLS#1576970 | \$990,000 **Dave 435-260-1968**



Great in-town location on quiet street! 2 bedrooms, 2 bath 1,868 square-foot single-family rambler/ranch style home close to downtown in a desirable and quiet neighborhood. Two-car garage, workshop. MLS#1651852 | \$349,000 **Dave 435-260-1968**



Uniquely furnished and turnkey ready townhome in beautiful Rim Village! Stunning views of the red rock rim and La Sal mountains. 3 bedrooms 2 ½ bathrooms. Master bedroom with en suite bathroom and two additional bedrooms with queen beds. Enjoy this townhome as a vacation home and nightly rental or as your full-time residence! Amenities include community pool, hot tub, playground, and tennis/basketball court. Attached two car garage. Ample on-street parking for trailers, jeeps and RZR's. MLS#1618763 \$399,500 | **Dave 435-260-1968**



HIGH ON HOLYOAK, far above the valley floor with grand views of the red rock spires and monuments of Castle Valley. Property includes a very comfortable platform yurt set-up. Use as a base camp for all your Moab and Castle Valley recreational adventures or utilize this great temporary dwelling as you build your dream home. Either way you will enjoy this great location with stunning views. MLS#1601261 \$195,000 | **Rick 435-260-2599**



GREAT LOCATION! Enjoy the convenience of living downtown — close to K-6 elementary school, park and recreation & aquatics center. This 3 beds, 2 bath home is not to be missed! Spacious, open living room/kitchen/dining room area walks out to a secluded backyard with a patio and gas bbq hookup. Master bedroom boast a large, walk in closet with attached bathroom, double sinks and tiled shower. Laundry room leads out to the 2 car attached garage. Lush green lawn has full auto sprinkler system for both front and back. MLS# 1688989 | \$429,000 | **Danette 435-260-0130**



AFFORDABLE MOAB LIVING! Great in town location - this home sits on a corner lot with a fenced yard and large storage shed. Many upgrades include tiled shower with jetted tub, newer flooring and central AC. Space rent is \$470/mo, includes water/sewer/trash and all community amenities. New owner must be approved by Grand Oasis/Inspire. Square footage figures are provided as a courtesy. Buyer advised to obtain an independent measurement. MLS# 1676249 | \$69,000 | **Danette 435-260-0130**



BRAND NEW and ready for it's first owners! This 3 bedroom, 2 bath home has a bright, open living room/kitchen/dining area with a walk out to the back patio. Large pantry with shelving and a wonderful center island. The laundry room has its own entrance with a large sink. Master bedroom boasts double sinks, a luxurious tub and a separate shower. The yard is up to you - room for a garden, firepit, shed! The mountain and red rock views are spectacular. MLS# 1677748 | \$350,000 | **Danette 435-260-0130**



TO BE BUILT TOWNHOMES AT RIM VISTA: New design with patios in front and back, 2 Master Bedrooms with en suite bathrooms upstairs and a ½ bath on main level, 1274 sq. ft. Amenities include Pool, Hot Tub, Playground and Pavilion. Zoned for overnight rentals. \$309,000 | Available: #1649454, 1649457, 1649458, 1649468, 1649469 | **Dave 435-260-1968**



1120 S. LaSal Avenue. Two bedroom, 2 bath home — tile throughout, granite counters, attached garage, large 24x25 shop, solar panels and much, much more. MLS#TBA | \$479,000 **Danette 435-260-0130**



RESIDENTIAL LAND LISTINGS

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\$140,000 | MLS#1684905
Danette 435-260-0130

DEVELOPMENT OPPORTUNITY

at the "Gateway" to Moab! Have your business seen FIRST by visitors as they enter Moab. This 2.39 acre parcel is located just south of the Colorado River Bridge on the west side of Highway 191.
\$1,795,000 | MLS# 1658268
Danette 435-260-0130

This lot has all the views of the red rock monuments that have made Castle Valley famous and in addition you have great views towards the Colorado River corridor. Choose from a number of different potential building sites and enjoy the peace and quiet of Castle Valley.
Come check out this great property!
\$135,000 **UNDER CONTRACT** | MLS#1606451
Rick 435-260-2599

RARE BUILDING LOT IN TOWN.

Spectacular views of the mountains and red rock rim! Hiking/Biking trails right out your back door.
.25 acre in cul-de-sac.
Water, sewer and power all stubbed.
\$119,000 | MLS#1590268
Danette 435-260-0130

GREAT PROPERTY IN LA SAL

.56-ACRE LOT IN LA SAL.
Power at lot and phone nearby. Can be purchased with deed restricted pond parcel.
MLS#1215877 | \$38,400
Owner/Agent | **Dave 435-260-1968**

BRUMLEY RIDGE LOTS, LA SAL MOUNTAINS OVER MOAB WITH POWER AND WATER INCLUDED.

At an elevation of 7500 ft, 3 lots ranging from 3.5 to 6.2 acres in the La Sal Mountains above the city of Moab, offering sweeping views of mountain ranges, red rock, lush valleys, and canyons-including Canyonlands National Park. Directly accessible from La Sal Mtn Loop Rd, site is bordered by undeveloped BLM land and includes access to over 50 acres held in common with other property owners.
Beautiful and Build Ready.
MLS#1520062 | \$225,000 each
Rick 435-260-2599

COMMERCIAL

LEASING OPPORTUNITY - COMMERCIAL PROPERTY
4,000 Sq Ft of commercial space. Located on Hwy 191, directly across the proposed USU campus, this property has great visibility with ample customer parking. \$1.00 SQ FT / Per Month. MLS# 1621858
Dave 435-260-1968



Don't miss out on this beautiful fully-furnished and turn-key ready townhome! Great views from all areas of the townhome and outside patios. Master suite has a beautiful view of the red rock rim from the balcony that's sure to provide sensational sunsets views in the evenings! Three bedrooms and 2 1/2 bathrooms, with two-car garage to store all of your toys! MLS# 1628574 | \$425,000 **Dave 435-260-1968**



THE PRICE IS RIGHT for this well maintained three bedroom, 2 bath Redcliff Condominium unit. Granite countertops throughout, walk in closet in master bedroom, large laundry room with washer and dryer included. Enjoy all Moab has to offer and then come home and relax in the onsite pool and spa or on your own covered walk out patio. Ample parking on premises for trailers or RV's. MLS#1702941 | \$315,000 **Danette 435-260-0130**



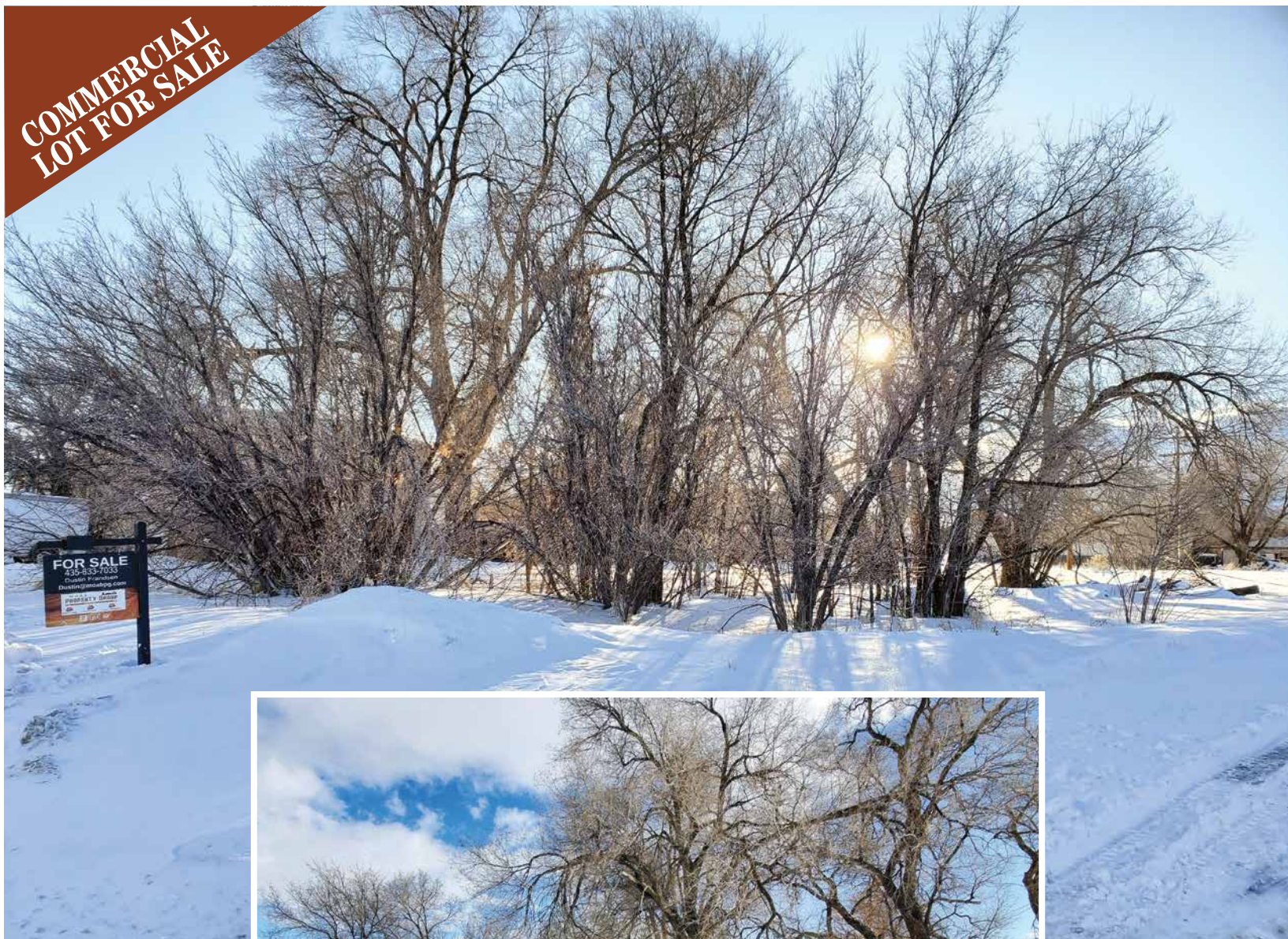
BEAUTIFUL BUCHANAN LOT in Castle Valley, property is sprinkled with Pinyon-Juniper, blessed with an easy building terrain and of course the views can't be beat. \$165,000 | MLS# 1687800 | **Rick 435-260-2599**



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**COMMERCIAL
LOT FOR SALE**



Commercial Lot in Monticello

Commercial Zoning. Great Location In Downtown, just south of Family Dollar.
.17 acres with lots of potential.

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Britt Barton

Division Manager
NMLS #297406

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bbarton@primeres.com
(435) 678-3535
356 South Main Street
Blanding, UT 84511



Merri Shumway

Loan Officer
NMLS #1162925

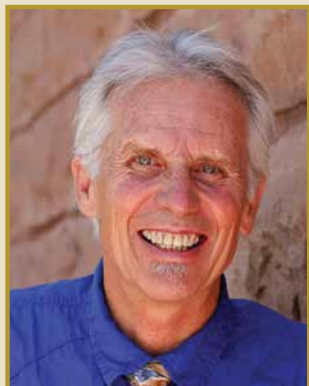
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Ahh Moab!



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DIRECTORY OF OFTEN-REQUESTED INFORMATION (Area code 435 unless noted otherwise)

MOAB

County: Grand
Zip Code: 84532
Elevation: 4,025 feet
Year-round population: 5,000

MOAB CITY NUMBERS

All Emergencies: 9-1-1
Police: 259-8938
Fire Dept.: 259-5557
City Hall: 259-5121
Post Office: 259-7427
Library: 259-1111
Chamber of Commerce: 259-7814
City Planning Dept.: 259-5129
City Recreation Dept.: 259-2255

GRAND COUNTY NUMBERS

Sheriff: 259-8115
Grand County School District: 259-5317
County Clerk (Voter Reg.): 259-1321
County Assessor: 259-1327
County Administrator's Office: 259-1346
County Recorder: 259-1332
County Treasurer: 259-1338
Building/Development Permits: 259-1343
Building Inspector: 259-1344
Economic Development: 259-1248
Travel Council: 259-1370
Recycling Center: 259-8640

UTILITY CONTACTS

City of Moab: 259-5121
Dominion Gas: 719-2491 or 719-2490
Rocky Mountain Power: 888-221-7070
Grand Water & Sewer: 259-8121
Moab City Public Works: 259-7485
Monument Waste Services: 259-6314 / 7585
Frontier (Phone): 800-921-8101
Emery Telcom: 259-8521
Green Solutions: 259-1088
Amerigas Propane: 259-6756

MEDICAL AND DENTAL CONTACTS

Moab Regional Hospital: 719-3500
Moab Dental Health Center: 259-5378
Merrill Hugentobler, DDS: 259-7418
Arches Dental: 259-4333
Red Rock Dental: 259-4059
Moab Regional Health Center: 719-5500

TRANSPORTATION

Canyonlands Field Airport: 435-259-4849
United Airlines: www.united.com
Grand Junction Regional Airport:
www.gjairport.com

Amtrak/Green River: 800-872-7245
Greyhound Bus/Green River: 435-564-3421
Canyonlands Shuttle: 435-210-4757
Red Rock Express: 800-259-2869
Moab Taxi: 435-210-4297
Enterprise Car Rental: 435-259-8505
Arches Car Rental: 435-259-4959

UTAH STATE NUMBERS

Motor Vehicle Div: 259-3743
Drivers License Div: 259-3743
Hwy Patrol: 259-5441
Health Dept: 259-5602
Moab Employment Center: 719-2600
District Court: 259-1349

NAT'L & STATE PARKS & PUBLIC LANDS

Arches Nat'l Park: 719-2299
Canyonlands Nat'l Park: 719-2100
Dead Horse Point State Park: 259-2614
Bureau of Land Management: 259-2100
U.S. Forest Service: 259-7155
To Report a Wildfire: 259-1850
Poaching Hotline: 800-662-3337

LOCAL SHUTTLES

Coyote: 259-8656
Porcupine Shuttle: 260-0896

CITY INFO:

Moab City: 259-5121
www.moabcity.org
Monticello: 587-2271
www.monticelloutah.org
Blanding: 678-2791
www.blandingutah.org

GRAND COUNTY

Building Inspector: 259-1344
Economic Development: 259-1248
Water and Sewer: 259-8121
Sanitarian: 259-5602
Assessor: 259-1327
www.grandcountyutah.net

SAN JUAN COUNTY

Building Inspector: 587-3225
Economic Development: 587-3235 x5006
Water and Sewer: 587-3221
Sanitarian: 587-2021
Assessor: 587-3221

PEST INSPECTORS

Spanish Valley Pest Control 259-8255
Orkin Pest Control: 877-250-1652

INSURANCE COMPANIES

Farmers Insurance: 259-6192
Central Utah Insurance: 259-5981
Markle Insurance: 259-5241
State Farm Insurance: 259-5161

LENDERS

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www.fidelitymortgage.com
Primary Residential Mortgage: 259-0259
www.primaryresidentialmortgage.com
Eastern Utah Comm. Credit Union: 259-8200
www.euccu.com
Mountain America Credit Union: 259-1500
www.macu.com
Zion's Bank: 259-5961
www.zionsbank.com
Wells Fargo Bank: 435-2708
www.wellsfargo.com

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Moab Property Management: 259-5955
www.moabutahlodging.com
Premier Properties Management: 355-0269
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Vacasa: 866-937-6622

CONTRACTORS

Ben Byrd: 259-0224
Chuck Garlett: 259-5014
Henderson Builders: 259-4111
Craig Haren: 259-1537
Jared Ehlers: 259-9499
Jim Keogh: 260-8127
Joe Sorensen: 260-5948
Triple J: 259-9988
Moab Construction: 259-8529
Lawson: 259-4079
Eco Logic: 259-6264
Jude Tuft, General Contractor: 719-5082

WELL DRILLING

Balsley: 259-4289
Beeman: 259-7281
Shumway: 259-8180

SURVEYORS

Souder, Miller & Associates: 243-6067
Red Desert: 260-0104

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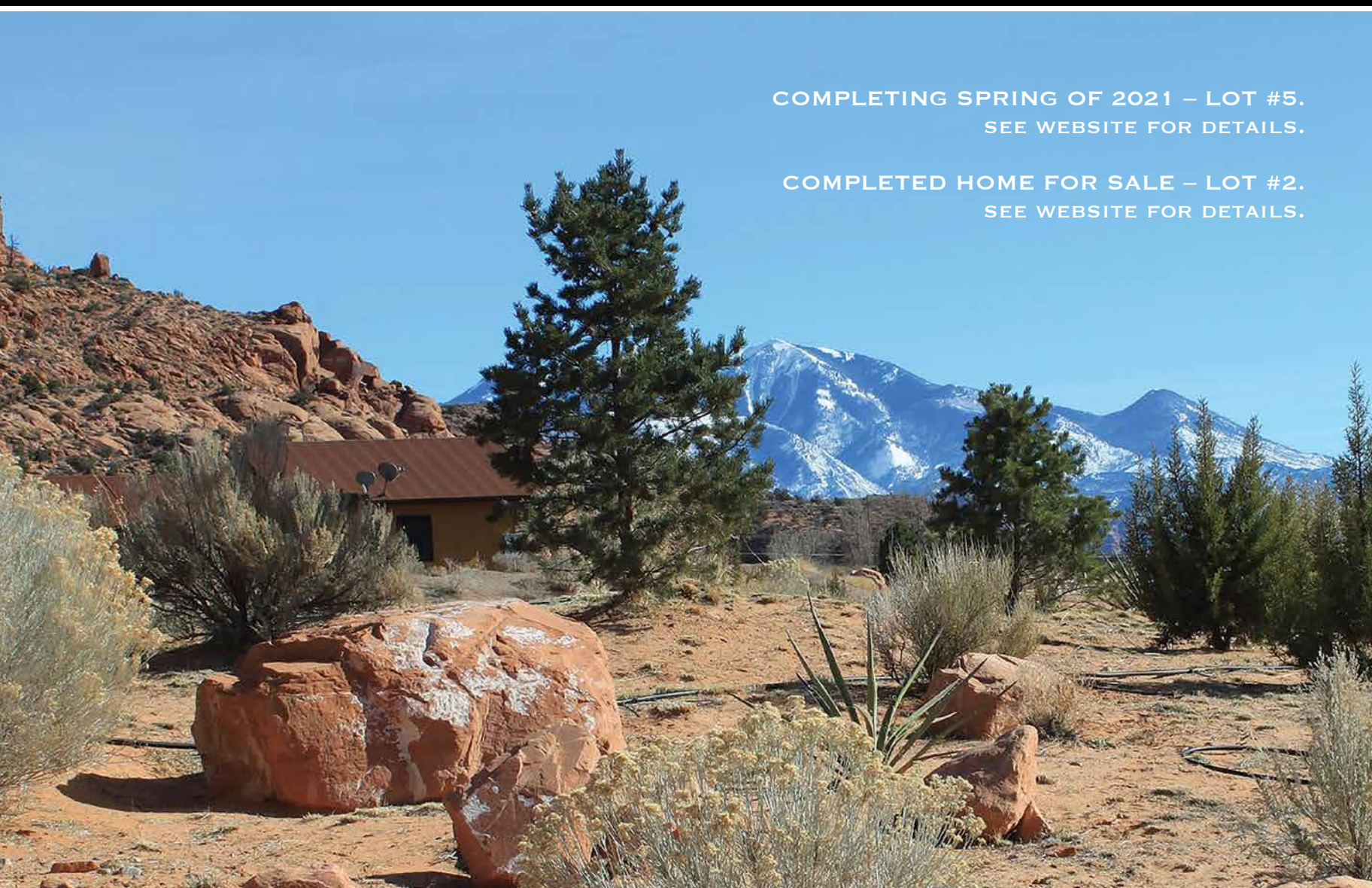
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