



**Saddlestring Ranch, Park County, Wyoming, 2.64 Acres**

**\$2,125,000**

- Equestrian, House, Income producing, Wildlife Viewing

Nestled in Russian olive trees and the Bureau of Land Management, where horses graze during the morning hours, Saddlestring Ranch is southeast of the town of Cody, Wyoming, one mile from the COD Yellowstone Airport in the heart of Cody Yellowstone Country at U.S. Highway Junctions 14 & 120 near Alkali Lake and Beck Lake.

Surrounded by rugged mountains, Saddlestring Ranch can be accessed year-round and boasts panoramic mountain views and skyline. [Bird watching](#) is plentiful at Alkali Lake, along with fishing and non-motorized water sports at nearby Beck Lake. Walking trails and dirt bike tracks are also available sports activities. You may even spot a local plein air artist at work!

William F. (“Buffalo Bill”) Cody laid out the original townsite of Cody, Wyoming, which was named in his honor, and now we enjoy all that his vision has to offer, the east gateway city to Yellowstone National Park!

Visit Village Cody, with its beautifully restored cottages and establishments featuring western fashions or Cody’s local art galleries, as well as restaurants, craft cocktail bars and several unique coffee shops with outdoor seating. Some of Wyoming’s most enjoyable hotels are located in Cody, such as the historic [Irma](#), [Chamberlain Inn](#). Enjoy the neighborhood downtown bookstore, florists, jewelry and home décor stores and much more. Located near the world’s largest thermal mineral hot springs, [Thermopolis](#), offering fun and relaxation for the entire family, there’s also access to Cody’s many nearby hiking, fishing and camping spots, including stadium seating to view world-famous rodeo riders and performers at the [Cody Stampede Rodeo](#).

Scattered throughout the District are some of Cody’s popular or earliest buildings, including [Cassie’s](#), The [Buffalo Bill Center of the West](#) museums and the [Bill Cody Ranch](#). This is just a taste of what living at the east entrance to Yellowstone National Park is all about.

## Main Info

- Street Address : 16 Saddle String
- Lot Size Acres : 2.64 Acres
- Postal / Zip Code : 82414
- Lot Size Square Feet : 114999 square feet
- State / Province : Wyoming
- Dwelling : Yes
- County : Park
- (Assessor) Parcel Number : R0036462
- Closest City : Cody

## Home Info

- Year Built : 1998
- Building Features : Shop, Outbuildings, Garage
- Square Feet Main House : 2868 square feet
- Baths : 3
- Bedrooms : 3
- Elevation : 5140

Experience country living with quick access to Cody and Yellowstone Regional Airport. Three custom Randy Olson WY log home cabin structures and bonus cabin. Panoramic mountain views from 2.64 acres. Short/long-term year-round rent approved mixed-use property via special PUD (see documents). 1200 SF shop/garage with three bays. EXCELLENCE!

## Taxes

Tax Year : 2020

Estimated Taxes per year are \$3,254.00

## Broker Info



### Jim Williams

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Jim Williams' real estate career started at an early age mowing lawns for the family rental properties. Since graduating from Texas Tech University with a degree in Real Estate Finance, Jim has enjoyed high levels of success as an Escrow Officer, Agency Manager, Vice President, and State Manager for First American Title Insurance Company in West Virginia. Jim has also provided commercial underwriting/consulting services for First American Title, Old Republic Title, and Stewart Title in complicated litigation proceedings and large commercial transactions. Most recently, Jim managed Dr. Lisa Williams' OB/GYN medical practice in Cody, WY. Jim has served on the City of Cody Planning and Zoning Board. Other community service includes Park County Youth Hockey, Absaroka Figure Skating Club, Park County Arena Board, Yellowstone Quake Junior Hockey Club, and USA Hockey Level IV youth coach. Jim is an avid outdoorsman with interests in archery hunting, camping, golf, and shooting sports. He has hunted and fished in 27 of the continental United States as well as Argentina and South Africa. Customers can rest assured Jim will meet their every real estate need. He is a consummate businessman with a sincere side that enables him to work to achieve the goals he and his clients share. Three-plus decades of market experience combined with a unique business sense: That's Jim Williams.

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