



## Wapiti Lodge, Park County, Wyoming, 4.68 Acres

**\$2,500,000**

- Equestrian, Fishing, House, Income producing, River Frontage, Stream/River

Located in the heart of Wapiti Valley, come enjoy the warm comfortable atmosphere that is Wapiti Lodge. Wapiti Lodge sets the bar high for other lodging establishments on the North Fork. Stay in the River House or one of the two cabins or enjoy one of the six suites in the main building, all equipped with wifi, cable TV & kitchenettes. Bring your RV and use one of the five RV spots with full hookups. Full bar available along with home cooked meals. Take a stroll down to the river or fish the private stretch of water, enjoy a board game in the parlor or relax in the bar/restaurant or rock away the evening on the covered porch. This listing includes the Main Lodge, River House, Sportsman's Cabin, Hunter's Cabin, several out buildings along with an extensive inventory. Sellers willing to train. Purchasers of this offering could step into a turnkey business or this could be used as a corporate retreat for large corporations. NOTE: One parcel is zoned Commercial, one parcel is zoned Multi-Use.

### Main Info

- Street Address : 3189 North Fork Hwy
- Lot Size Acres : 4.68 Acres
- Postal / Zip Code : 82414
- Dwelling : Yes
- State / Province : Wyoming
- County : Park
- Closest City : Cody

### Taxes

Tax Year : 2023

Estimated Taxes per year are \$9,952.00

There are two parcels totaling 4.68 acres



**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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