



EYCAT LODGING CO., Park County, Wyoming, 5.58 Acres

\$3,350,000

- House, Income producing

Charming 3-Season Campground & Lodge Near Yellowstone*

Located just 15 minutes from Cody, WY, and 38 miles to the East Entrance of Yellowstone National Park, this picturesque 5.5-acre property offers a unique opportunity to own a thriving campground with numerous amenities. The property features a spacious lodge, 7 RV hookups, and 5 custom overnight lodging Conestoga Covered Wagons, offering guests a memorable stay in a serene setting.

Additional accommodations include 10 cozy guest cabins, providing ample space for visitors, 1,200 square foot, 2 bed 2 bath cottage, a large 3800 square foot dwelling consisting of a 1900 square foot 2nd floor owners living quarters and the main level consists of state of the art bath houses, laundry rooms, office area and utility room/storage area laundry rooms. The lodge also has a spacious 800 square foot deck and guest area offering the perfect retreat after a day of outdoor adventures.

With easy access to Yellowstone, this property is an outdoor lover's dream, perfect for a seasonal campground or as a private retreat. The location near Cody adds convenience, with shopping, dining, and entertainment just a short drive away. Enjoy the best of Wyoming living and outdoor recreation on this one-of-a-kind property!

- Street Address : 1 Streamside
- Lot Size Acres : 5.58 Acres
- Postal / Zip Code : 82450
- Dwelling : Yes
- State / Province : Wyoming
- (Assessor) Parcel Number : R0035870
- County : Park
- Closest City : Cody

Taxes

Tax Year : 2024

Estimated Taxes per year are \$2,568.00

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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