



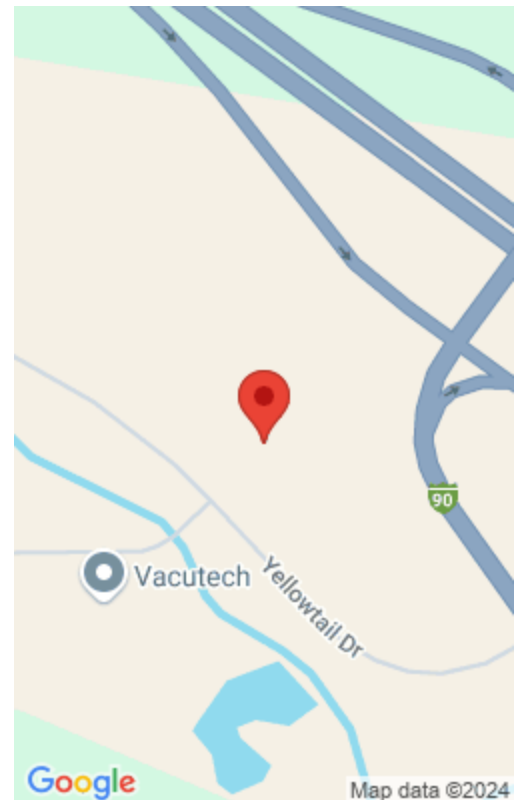
## 1201 YELLOWTAIL DRIVE, SHERIDAN, WY 82801

<https://conceptzhomeandproperty.com>

Commercial Lot I90/N Main visibility. NEW INFO – Seller has already installed Pathway, fiber, MDU natural gas & power along lots fronting on Yellowtail Drive, Municipal water and sewer nearby. Priced @ \$3.78/sf Gateway District – Live Here, Work Here! Sheridan’s premier commercial development area with I-90 visibility and quick access at Exit 20. Located [...]

\$1,400,000

- 0 baths
- Commercial Sale, Other
- Commercial Sale
- Active



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## Basics

**MLS ID:** 22-36

**Status:** Active

**Bathrooms:** 0 baths

**Lot size, sq ft:** 392040 sq ft

**Lot Size Acres:** 9 acres

**Lot Size Area:** 403801.2 sq ft

**Date added:** Added 4 weeks ago

**Category:** Commercial Sale

**Type:** Commercial Sale, Other

**Subdivision Name:** Wrench Ranch Properties - Third Development Phase One

**County:** Sheridan

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## Building Details

**Building Area Total:** 0 sq ft

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## School Information

**HighSchool:** School District #2

**Middle Or Junior School:** School District #2

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## Courtesy of

**List Office Name:** J Ventures Realty, LLC

