



Provided as a courtesy of
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Non-Public: _____ **Start Showing Date:** _____

Acres: 1.36	Lot Size:	Senior Community YN:
Horses Allowed: No	# Horses Allowed:	List Price Per SqFt:
Sold Price Per SqFt:		

Common Name:	County: Lincoln	Area: 11B - Central Star Valley, Lincoln County
Subdivision: Star Valley Springs	Lot #:	Zoning: Mixed Use
Flood Zone:	Flood Class:	Ann. HOA Fee \$: 800
Association Fee: Annually	Taxes: 500	Tax Year: 2025
Frequency:	Latitude: 42.939234	Longitude: -110.973552
Possession: Upon Recording		

In-House Listing #: _____

Legal Description: STAR VALLEY SPRINGS SUBD L 01 TOTAL 1.23 ACRES T34 R119 S12, Lincoln County, Wyoming
Public Remarks: Positioned at the highly visible entrance to Star Valley Springs, this versatile commercial-residential lot offers exceptional exposure and accessibility just off Muddy String. The flat, build-ready parcel is clearly defined and ideally suited for a wide range of opportunities—from a home-based business or shop to a mixed-use development or income-producing property. With paved road access on two sides, the lot benefits from excellent traffic flow and usability, making it an ideal setting for both residential and commercial applications. Infrastructure is already in place, including access to the Bedford water system and irrigation risers to each parcel, streamlining the building process. Surrounded by a blend of residential homes, agricultural land, and light commercial properties,

Water: Public Sewer: Septic(not existing)	Property Features: Corner Lot; Electric to Property; Fiber Optic to Property; Flat; Minimum Sq Ft Req.: 800; Paved; ST Rental Allowed; Year Round Access View: Mountain View	Lifestyle: Mountain
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Agent Owned: N

Seller Concessions: _____

Listing Price: 249,000

LO: Keller Williams Jackson Hole

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