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Build a Life You Love.
Bring your own builder or ask us about our preferred builder list and spec homes.

Get away from it all without leaving city limits!

WALKING/BIKING PATHS

Teal Spring connects directly to Sheridan's extensive trail system, making it easy to step outside and hop on the path. Whether you're out for a morning jog, a bike ride, or a sunset walk, the trails offer a peaceful way to stay active and connected to nature, right from your doorstep.

PRIVATE ACCESS

Residents enjoy exclusive access to the newly restored Little Goose Creek, a key feature of the Teal Spring landscape. This natural waterway offers a quiet space for reflection, relaxation, and a deeper connection to the surrounding environment.

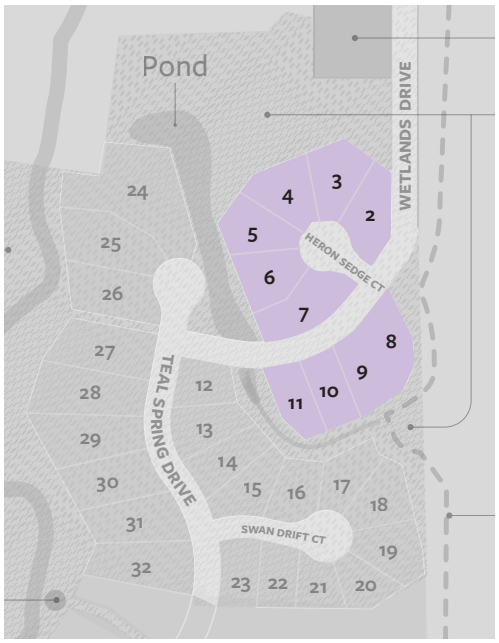
BIGHORN MOUNTAIN VIEWS

The iconic Bighorn Mountains frame the horizon, offering stunning views in every season. From your future front porch or backyard, the landscape reminds you daily of the beauty that defines life in Sheridan, Wyoming.

QUICK ACCESS

While Teal Spring feels tucked away in nature, you're never far from what you need. Enjoy close proximity to shopping, dining, schools, healthcare, the interstate, and the Sheridan County Airport.

Heron Sedge Court



Lot Pricing & Acreage

LOT 2: $183,000 | .43 acres

LOT 3: $183,000 | .43 acres

LOT 4: $183,000 | .43 acres

LOT 5: $183,000 | .4 acres

LOT 6: SOLD | .4 acres

LOT 7: $183,000 | .5 acres

LOT 8: $179,000 | .39 acres

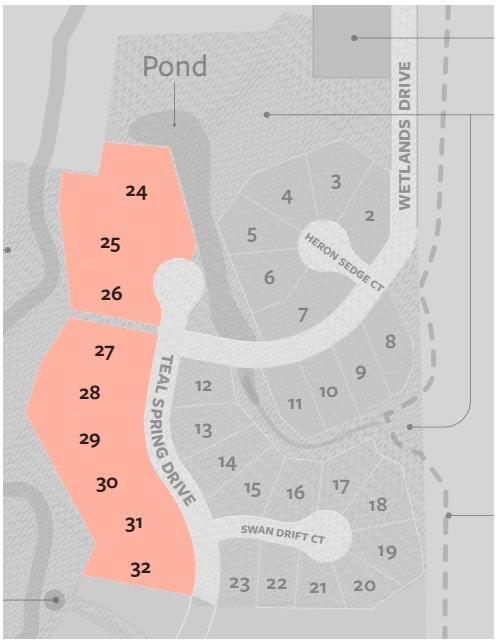
LOT 9: $179,000 | .35 acres

LOT 10: $179,000 | .34 acres

LOT 11: $179,000 | .34 acres

Heron Sedge Court provides the perfect combination of privacy and natural beauty. With stunning Bighorn Mountain views to the south and picturesque pond to the west, these lots provide ever-changing views right from your doorstep. Situated at the northern edge of Teal Spring, you'll enjoy easy access to the City of Sheridan's extensive public pathways. With over 20 miles of walking and biking trails waiting to be explored, this cul-de-sac truly provides an exceptional outdoor lifestyle, all from the comfort of your own property.

Teal Spring Drive



Lot Pricing & Acreage

LOT 24: SOLD | 1.09 acres

LOT 25: SOLD | .61 acres

LOT 26: SOLD | .53 acres

LOT 27: SOLD | .59 acres

LOT 28: SOLD | .64 acres

LOT 29: SOLD | .59 acres

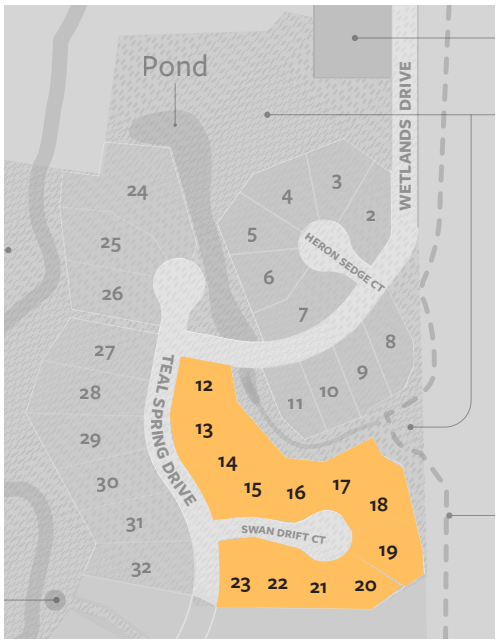
LOT 30: SOLD | .53 acres

LOT 31: $240,000 | .52 acres

LOT 32: $240,000 | .57 acres

Teal Spring Drive lots offer some of the most exceptional and exclusive amenities found in all of Sheridan. These remarkable properties not only provide breathtaking, panoramic views of the majestic Bighorn Mountains but also feature nearly 1/3 mile of private HOA access along both sides of the pristine Little Goose Creek right from your own backyard. Surrounded by mature trees, vibrant wildlife, these lots are truly one-of-a-kind offering a lifestyle that blends the beauty of the outdoors with the comfort of private, scenic living.

Swan Drift Court



Lot Pricing & Acreage

LOT 12: $179,000 | .32 acres

LOT 13: $179,000 | .39 acres

LOT 14: $179,000 | .39acres

LOT 15: $179,000 | .4 acres

LOT 16: SOLD | .33 acres

LOT 17: $179,000 | .35 acres

LOT 18: $179,000 | .4 acres

LOT 19: Spec home coming soon | .41 acres

LOT 20: $160,000 | .3 acres

LOT 21: $160,000 | .26 acres

LOT 22: $160,000 | .31 acres

LOT 23: $160,000 | .34 acres

Nestled in the heart of Teal Spring, Swan Drift Court offers some of the most breathtaking views of the Bighorn Mountains found anywhere in Sheridan. Ideally situated just to the west of the City's expansive trail system and to the east of the serene Little Goose Creek, these lots are perfectly positioned to take in all that nature has to offer. Mature trees line the north and west sides of the cul-de-sac, creating a tranquil backdrop that provides a sanctuary for the abundant wildlife that roams through Teal Spring. This location offers an unparalleled blend of privacy, stunning views, and direct access to the outdoors.

Commercial Lots

Tract 2 $925,000 | 1.96 acres

1.96 acre commercial site zoned B1 located across from Sheridan College on busy Coffeen Ave. With beautiful Bighorn Mountain views, the zoning provides great flexibility for a variety of commercial, multi-family or residential possibilities. To get your creativity flowing, the seller has a potential site layout for offices and multi-family buildings. The site's topography provides a great opportunity for underground parking or walk-out space. As part of Teal Spring's HOA, this property has exclusive access to both sides of Little Goose Creek for nearly 1/3 mile and is located directly next to the Sheridan's extensive trail system. The site has water and power directly to the site, with sewer available on the east side of Coffeen Ave.

Commercial Lot 1 $599,000 | 1.45 acres

An impressive 1.45-acre commercial lot zoned B1 overlooking green space in the new Teal Spring development. The site has great access to the busy Brundage Road and is adjacent to other professional buildings, yet feels like a quiet retreat away from the city. With B1 zoning, the site has great flexibility for a variety of commercial, multi-family or residential possibilities. As part of Teal Spring's HOA, this property has exclusive access to both sides of Little Goose Creek for nearly 1/3 mile. Located right next to the City of Sheridan's extensive trail system, the site offers many possibilities. This site has sewer, water, power, and internet connections directly to the site.

Lot 52 $250,000 | .4 acres

Exceptional .4 acre commercial site zoned B1 located across from Sheridan College on busy Coffeen Avenue. With beautiful Bighorn Mountain views, the zoning provides great flexibility for a variety of commercial, multi-family or residential possibilities. To get your creativity flowing, the seller has a potential site layout for a drive through coffee shop/restaurant. As part of Teal Spring's HOA, this property has exclusive access to both sides of Little Goose Creek for nearly 1/3 mile and is located close to the City of Sheridan's extensive trail system. The site has water and power directly to the site, with sewer available on the east side of Coffeen Avenue.

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