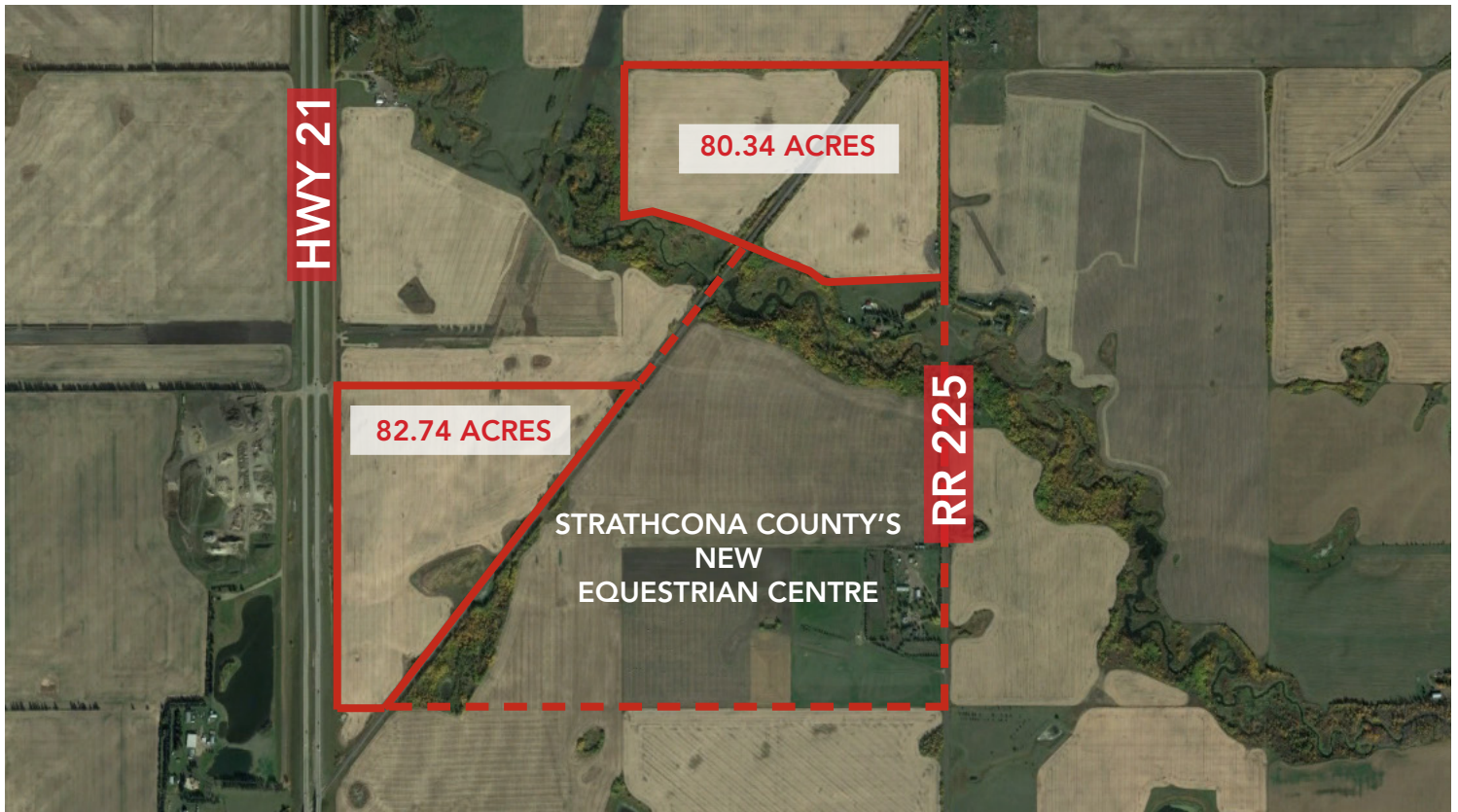


# FOR SALE

## 80.34 - 163.08 ACRES

South of TWP 540, West of RR 225, Strathcona County, AB



## HIGHLIGHTS

- 80.34 - 163.08 Acres (+/-) agriculture land located in Strathcona County
- Fronting Highway 21
- Parcels can be purchased separately
- Minutes from Sherwood Park, Fort Saskatchewan and Edmonton
- Adjoining Bremner Growth Node
- Next to Strathcona County's new Equestrian Centre

## CONTACT

### JOEL WOLSKI

Director, Associate

T 780.423.7599

C 780.904.5630

joel@royalparkrealty.com

### ERIC STANG

Director, Associate

T 780.423.7585

C 780.667.9605

eric@royalparkrealty.com

### SCOTT ENDRES

Director, Associate

T 780.423.7588

C 780.720.6541

scott@royalparkrealty.com

### JOANNA LEWIS

Associate

T 780.423.7580

C 780.999.9642

joanna@royalparkrealty.com

### TYLER WEIMAN

Associate

T 780.423.7578

C 780.995.0028

tyler@royalparkrealty.com



ROYAL PARK  
REALTY™

T 780.448.0800 F 780.426.3007  
6940-76 Avenue NW Edmonton, AB T6B 2R2

royalparkrealty.com

## PROPERTY DETAILS

MUNICIPAL ADDRESS	South of TWP 540, West of RR 225, Strathcona County
LEGAL DESCRIPTION	Portion of 4; 22; 53; 30; NW & 4; 22; 53; 31; SE
TYPE OF SPACE	Land
ZONING	AG (Agriculture)
LAND SIZE	80.34 - 163.08 Acres (+/-)

## ADDITIONAL INFO

- Located in Strathcona County
- Fronting Highway 21
- Parcels can be purchased separately
- Excellent access
- Minutes from Sherwood Park, Fort Saskatchewan and Edmonton
- Scenic Pointe-Aux-Pins Creek adjacent to parcel

## FINANCIALS

ASKING PRICE	Market
--------------	--------

## PROPERTY LOCATION



ROYAL PARK  
REALTY™

T 780.448.0800 F 780.426.3007  
6940-76 Avenue NW Edmonton, AB T6B 2R2

[royalparkrealty.com](http://royalparkrealty.com)