

**PRICE
REDUCED!
NOW: \$755,000**

53324 RANGE ROAD 55

PARKLAND COUNTY, ALBERTA

22,012 SQ.FT.± ON 2.73 ACRES±

EXCESS LAND OF 76.27 ACRES±

Property Highlights

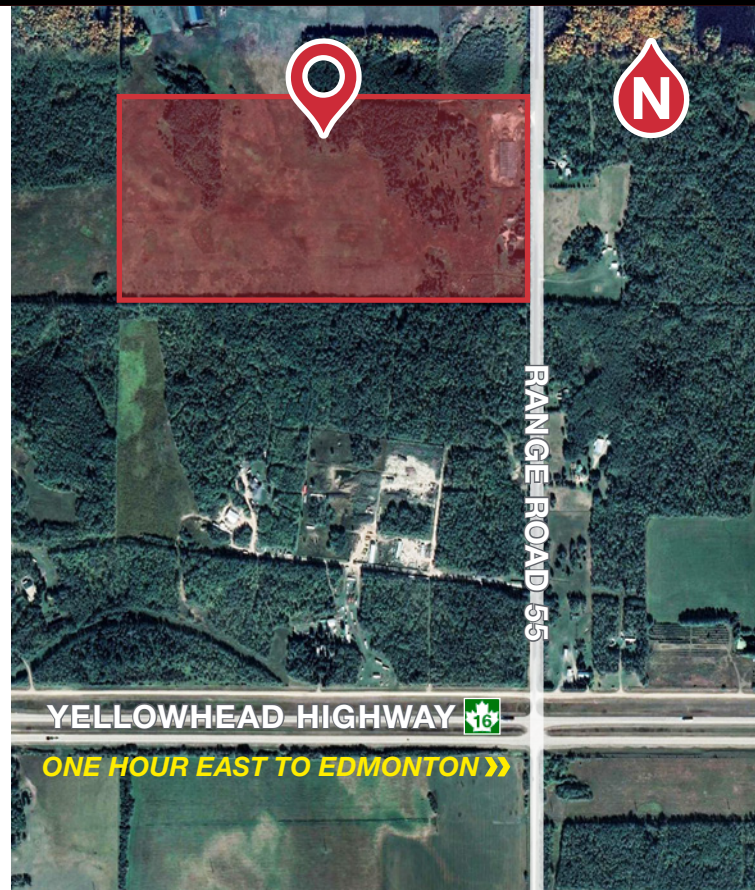
- Serviced land parcel with partially developed production facility
- Property currently demised as follows: 22,012 sq.ft.± steel frame building on 2.73 acres± with services intended for a cannabis cultivation or food production upon completion
- Excess land of 76.27 acres±
- All building plans and transferable permits included as part of the sale
- Located just off HWY 16, North of Wabamun Lake and ~40 minutes from Edmonton city limits

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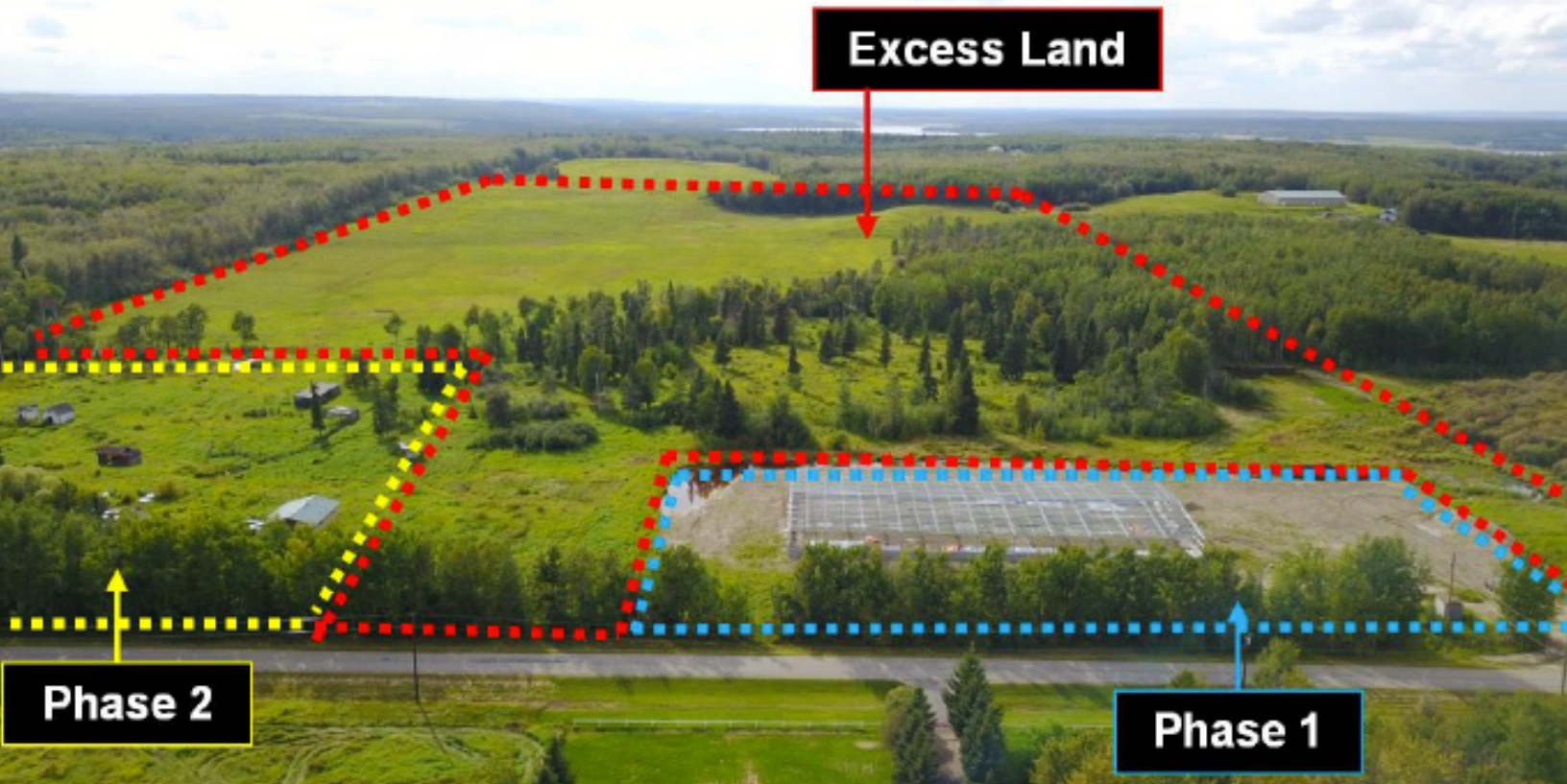
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FOR SALE

PARKLAND COUNTY DEVELOPMENT LAND

SERVICED LAND PARCEL & PARTIALLY DEVELOPED FACILITY



Property Highlights

BUILDING SIZE 22,012 sq.ft±

SITE SIZE 79 acres±

LEGAL DESCRIPTION NE-19-53-5-W5

ZONING AGG - Agriculture General District

AVAILABLE Immediately

SALE PRICE \$755,000

PROPERTY TAXES \$134.41 (2021)

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