

Sturgeon Farms

445.37 Acres Sturgeon County



Alberta, Sturgeon County

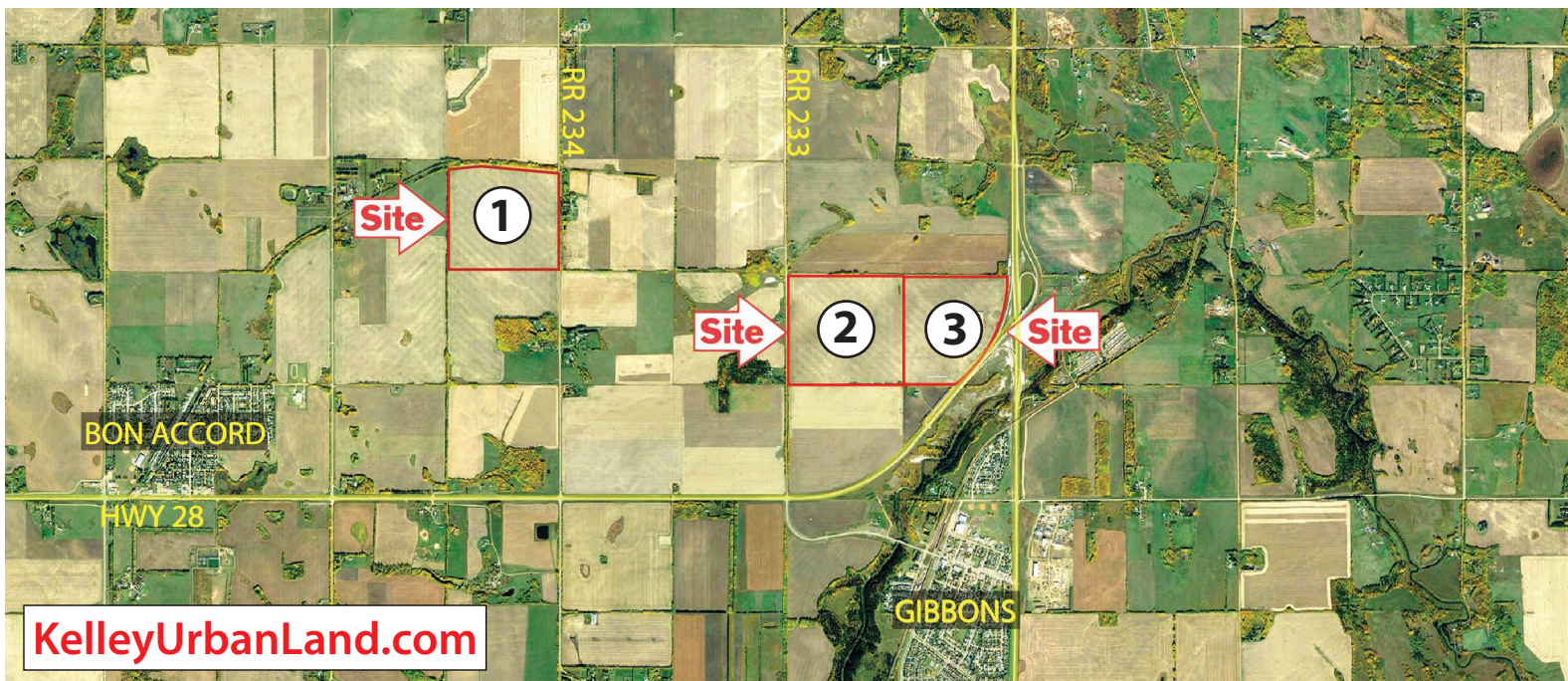


Sturgeon Farms

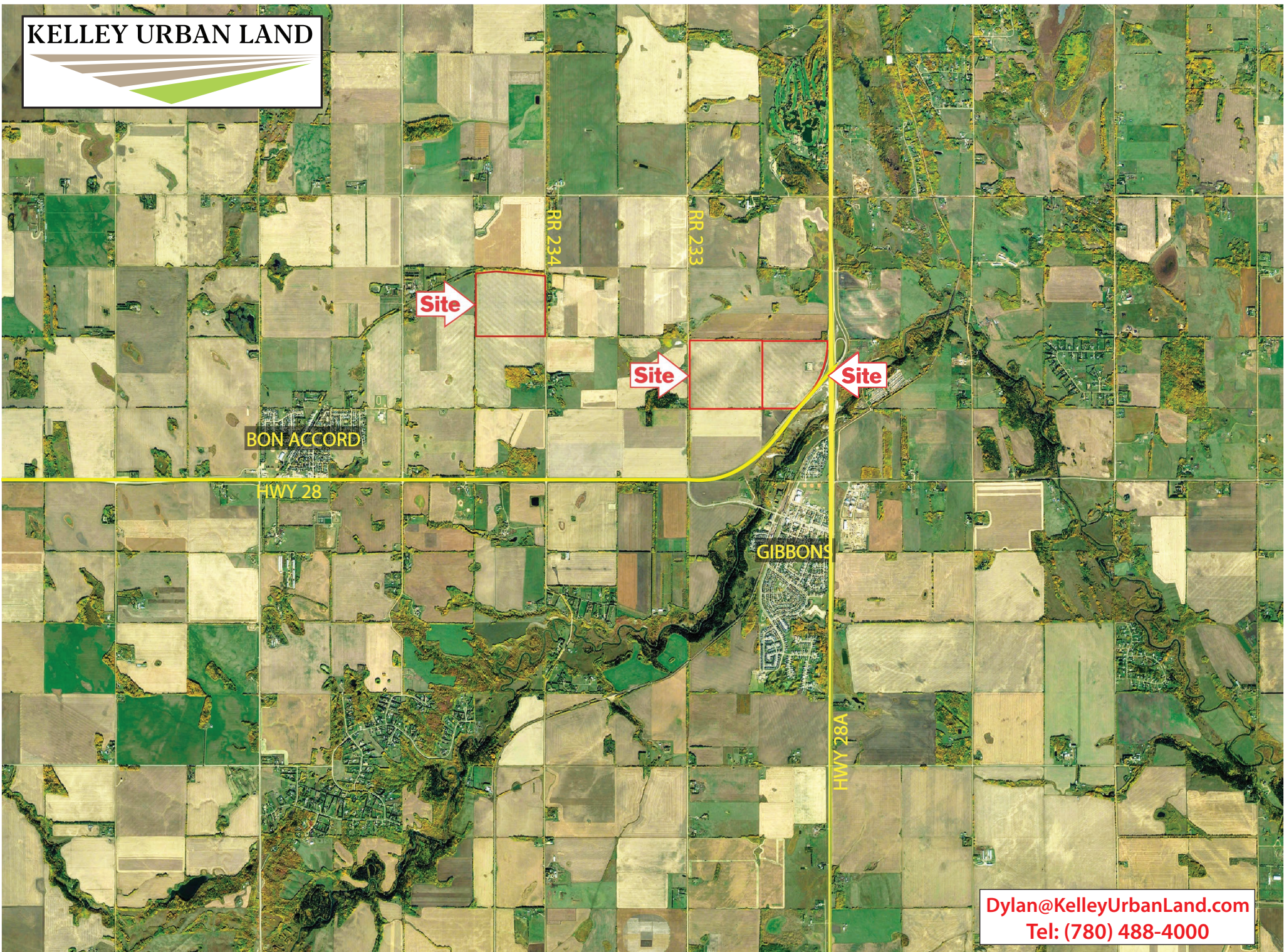
| | <u>Acres:</u> | <u>Price/Acre:</u> | <u>Price:</u> |
|---------------|---------------|--------------------|---------------|
| ① | 153.98 Ac | \$6,475/Ac | \$997,000 |
| ② | 160 Ac | \$7,000/Ac | \$1,120,000 |
| ③ | 131.39 Ac | \$7,040/Ac | \$925,000 |
| <hr/> | | | |
| <i>Total:</i> | 445.47 Ac | \$6,830/Ac | \$3,042,000 |

Features:

- *Highly productive farmland !*
- *Great Location with proximity to highway 28 and town of Gibbons and Bon Accord !!*
- *Parcel #3 has \$4200 in annual income from oil and gas operation !*



KELLEY URBAN LAND



BON ACCORD

HWY 28

RR 234

RR 233

GIBBONS

HWY 28A

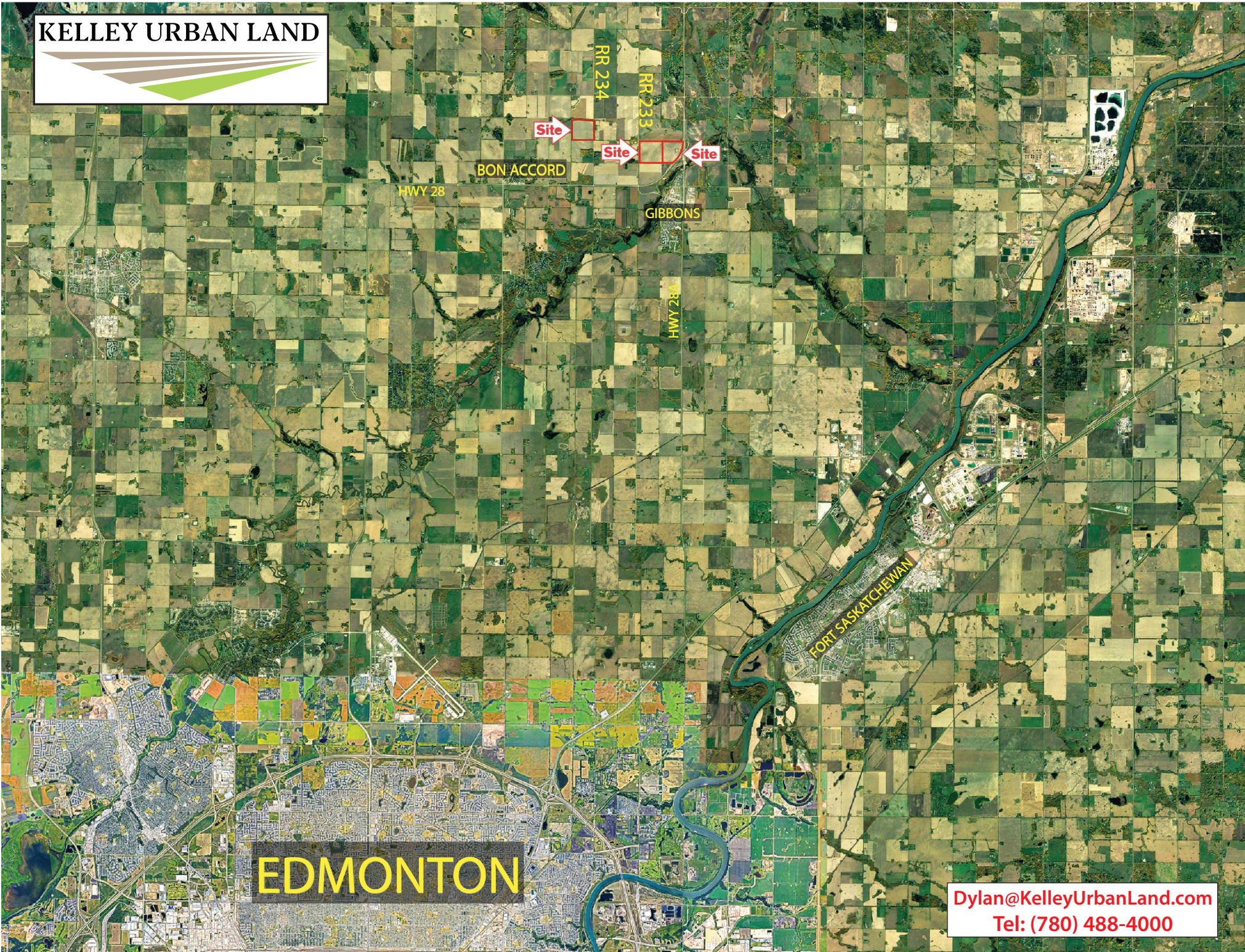
Site

Site

Site

Dylan@KelleyUrbanLand.com
Tel: (780) 488-4000

KELLEY URBAN LAND



RR 234
RR 233

Site

Site

Site

BON ACCORD

HWY 28

GIBBONS

RR 238

FORT SASKATCHEWAN

EDMONTON

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KELLEY URBAN LAND



HWY 28A

GIBBONS

HWY 28

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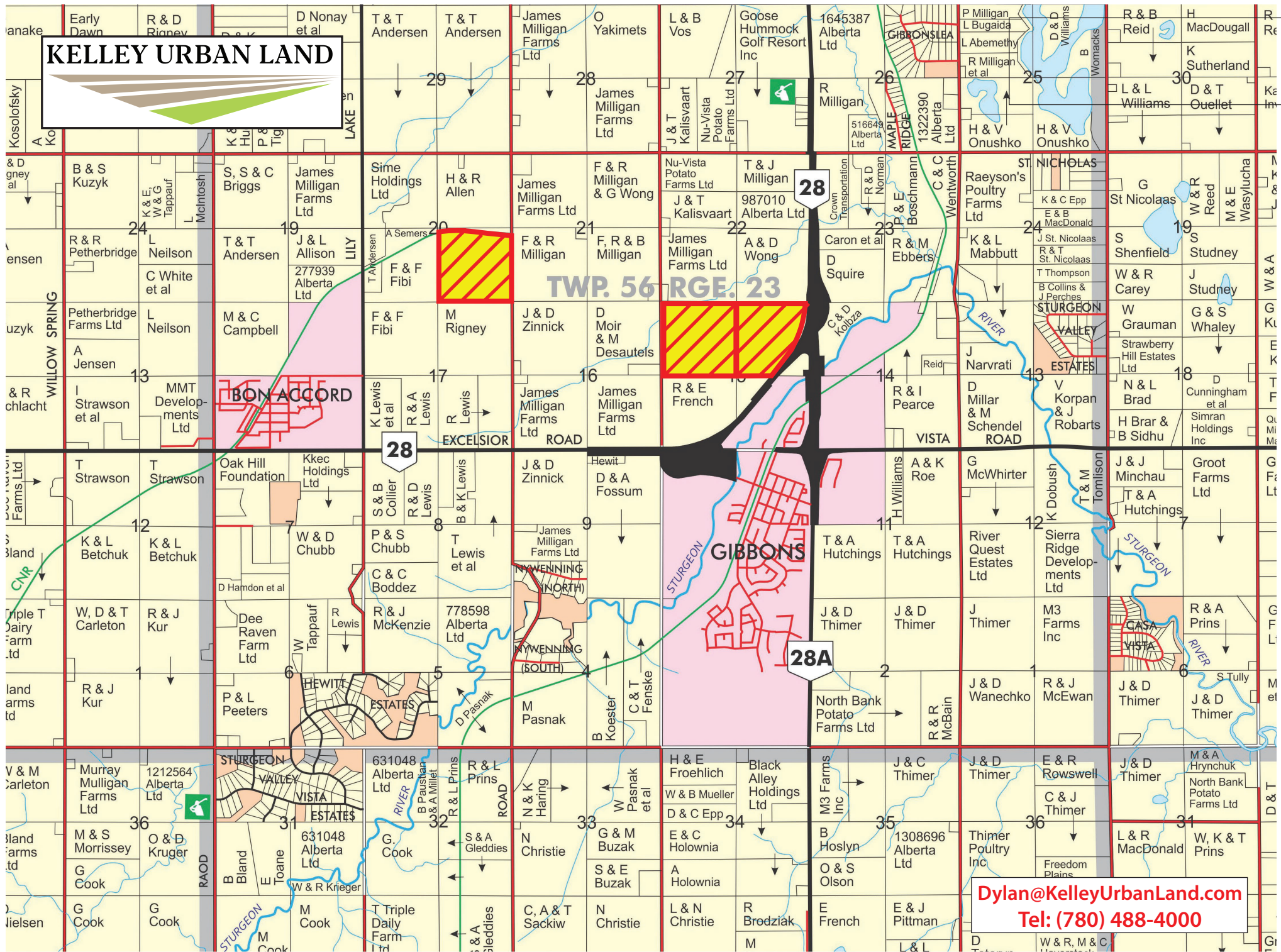
KELLEY URBAN LAND

HWY 28

BON ACCORD

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