



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**HWY #1 , Rural Wheatland County T1P 0K4**

MLS® #: **A2106084**

Area: **NONE**

Listing Date: **02/06/24**

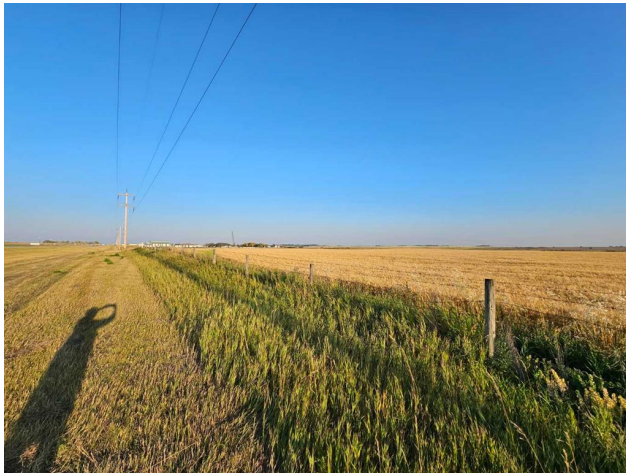
List Price: **\$1,400,000**

Status: **Active**

County: **Wheatland County**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type:

**Land**

Sub Type:

**Industrial Land**

City/Town:

**Rural Wheatland  
County**

Finished Floor Area

Abv Sqft: **0**

Low Sqft:

Ttl Sqft:

Year Built:

**0**

Lot Information

Lot Sz Ar:

**1,022,788 sqft**

Lot Shape:

DOM

**102**

Layout

Beds: **0**

Baths: **0.0 (0 0)**

Style:

Parking

Ttl Park: **0**

Garage Sz:

Access:

Lot Feat:

Park Feat:

Utilities and Features

Roof:

Heating:

Sewer:

Ext Feat:

Kitchen Appl:

Int Feat:

Utilities:

Construction:

Flooring:

Water Source:

Fnd/Bsmt:

Room Information

Room

Level

Dimensions

Room

Level

Dimensions

Legal/Tax/Financial

Title:

**Fee Simple**

Legal Desc:

**815359**

Zoning:

**410**

Remarks

Pub Rmks:

**Great investment or development property located 3 miles west of Strathmore on southside of #1 HWY. 23.48 acres zoned Industrial general, currently used as cropland. This property is part of the West Highway 1 Structure Area.**

Inclusions:  
Property Listed By:

**N/A**  
**KIC Realty**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**

