# \$5,920,000 - Twp 555 Rr 223, Rural Sturgeon County

MLS® #E4379791

### \$5,920,000

0 Bedroom, 0.00 Bathroom, Land Commercial on 0.00 Acres

None, Rural Sturgeon County, AB

160 acres of prime heavy industrial land (IHH) in the Sturgeon Heartland. Cleared, dry, flat and level land, one mile east of HWY 825 and next to the Cando Rail Terminal expansion. TWP 555 and RR 223 to be upgraded to a 30m industrial grade road offering multi point access for large industrial users. Two additional 80 acre parcels available for a total of 320 acres of heavy industrial development land. See MLS E4379793 and E4383273.

Built in 2024

#### **Essential Information**

MLS® # E4379791 Price \$5,920,000

Bathrooms 0.00 Acres 0.00 Year Built 2024

Type Land Commercial

Status Active

## **Community Information**

Address Twp 555 Rr 223

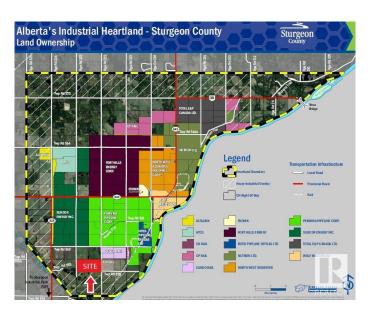
Area Rural Sturgeon County

Subdivision None

City Rural Sturgeon County

County ALBERTA

Province AB







Postal Code T0A 1N1

### **Exterior**

Exterior See Remarks
Construction See Remarks

### **Additional Information**

Date Listed April 2nd, 2024

Days on Market 441

Zoning Zone 60

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 17th, 2025 at 5:47am MDT