



Rural Strathcona County

RR 215 & Twp Rd 520

M 4

R 21

T 51

S 32

Q NW LP:

\$569,000

SP:

T8G 1B9

ACTIVE

Listing ID #

E4476062

Building Type

Vacant Lot/Land

Style

Year Built

Total Acreage

64.200

Community

None

Nearest Town

Sherwood Park

Dist to Town

Agricultural

Sold Date

Beds Above/Total 0 /

Baths Half/Full 0 / 0

Total Baths

Tot Floor AG SqM

Tot Floor AG SF

It is rare to find a property of this size and character - a true gem in the heart of Strathcona County. Offering exceptional privacy and beauty, this 64-acre parcel/farmland blends open hayfield and the natural landscape surrounding South Cooking Lake. Enjoy picturesque views and breathtaking sunsets each evening. Ideally located on a quiet, well-paved road, this peaceful retreat is just minutes from Sherwood Park and Edmonton, offering the perfect balance of rural charm and urban convenience. The land is fenced on the north, west, and east sides and is ideal for your dream home, hobby farm, or simply for recreational enjoyment. Owned by the same family for generations, this land has been cared for with pride and purpose. Properties like this - rich in size, beauty, and legacy - truly come along once in a lifetime.

Directions

Living Room	Bedroom 3	Bath#	#pcs	Lvl	Ens	Level	SqM	SF
Dining Room	Bedroom 4	1				Main		
Kitchen		2				Upper		
Family Room		3				Above Grd		
Den		4				Lower		
Bonus Room		5				Below Grd		
Primary Bedrm		6				Tot Flr AG		
Bedroom 2		7				# Finished		

Heat Source	HS Desc None	Construction	
Heat Type		Basement/Dev	/
Foundation		Separate Ent	
Roof Type		Lot Shape	Front Exp
Exterior		Front x Depth	(m) x (m)
Flooring		Zoning	
Features		Tax Amount	\$10.00 / 2025
		Fireplace	Fuel
		FP Type	

Goods Incl	Acres Freehld	Acres Leasehld
	Major Use	
	Env Assessmt	Type

Goods Excl	Reg Wtr Rights	Acres Water Rights
	Water Desc None	Phone Desc None
	Water Supply None	

Site Features Lake View, Private Setting, Partially Fenced	Sewer/Septic None
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	Power Service None
	Out Building

Parking	Road Access Paved
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	Park Encl/Tot /	Garage Dim
Conform/Yr /	2nd Suite	Permit By Seller
Condo Name	Garden Suite	Garage Suite
Condo Fee /	HOA Fee	HOA Fee/Sched /
Fee Includes	HOA Fee Incl	