



Rural Strathcona County
RR 215 & Twp Rd 520

M 4 R 21 T 51 S 32 Q NW LP:
T8G 1B9

\$595,000
SP:

ACTIVE

Listing ID # E4462843
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 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						
		Acres Freehld				Acres Leasehld		
		Major Use						
Goods Incl		Env Assessmt				Type		
		Reg Wtr Rights				Acres Water Rights		
		Water Desc	None			Phone Desc	None	
		Water Supply	None					
Goods Excl		Sewer/Septic	None					
Site Features	Lake View, Private Setting, Partially Fenced	Power Service	None					
		Out Building						
Parking		Road Access	Paved					
		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 Incls						