

# FOR SALE

## PRICE REDUCED

# MILLIGAN Farms

56318 HWY 28, Sturgeon County

#### **± 68 ACRES OF PREMIUM AGRICULTURAL LAND FOR SALE**

**Kyle McLeod** Senior Sales Associate 780 710 2915 kyle.mcLeod@cwedm.com Kyle Nielsen Associate 780 203 1874 kyle.nielsen@cwedm.com Co-listed with Ryan Gillen, Lux Real Estate 780 700 8355 gillenrealty@gmail.com

Cushman & Wakefield Edmonton is independently owned and operated / A Member of the Cushman & Wakefield Alliance. No warranty or representation express or implied is mad to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s As applicable, we make no representation as to the condition of the property for properties in question. November, 2024



**Goose Hummock Golf Resort** 

> **McLeod Creek Farm** & Campground

> > AB N

> > > 8

### PROPERTY HIGHLIGHTS

5 Minutes to Gibbons

40 Minutes to Edmonton

**Jurassic Forest** 

**TWP 564** 



### PROPERTY DETAILS

Municipal Address: 56318 HWY 28

Legal Description:

Meridian 4, Range 23, Township 56, Section 22

Market:	Land
Site Size:	68.34
2022 Taxes:	\$11,500
Zoning:	Agriculture
Price Reduced:	\$599.000

\$599,000

# LAND PHOTOS





**Kyle McLeod** Senior Sales Associate 780 710 2915 kyle.mcLeod@cwedm.com

IAAT I AN IS MANDING TAALA

Kyle Nielsen Associate 780 203 1874 kyle.nielsen@cwedm.com Co-listed with Ryan Gillen, Lux Real Estate 780 700 8355 gillenrealty@gmail.com

Cushman & Wakefield Edmonton is independently owned and operated / A Member of the Cushman & Wakefield Alliance. No warranty or representation express or implied is mad to the accuracy or com information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the As applicable, we make no representation as to the condition of the property for properties in question. November, 2024