

# \$450,000 - Sw-28-53-6- W5, Rural Parkland County

MLS® #E4412022

**\$450,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 184.58 Acres

None, Rural Parkland County, AB

184.58 acres of fenced & cross fenced land that touches onto Lake Isle at the back of the property. Seller recently spent \$70,000 on fencing. Great set up for cattle with a creek going through the middle of the property top to bottom. Average pasture of 40 cows/calf. If you are thinking of leasing the land for pasture it could bring in an additional value of \$5,000. There is a small dug out. The raised area would be a great place to build a home and have a view of Lake Isle. Power is close by. You can see the power line on the north side of property. Gas Co-op pipeline is across Hwy 633 on north side. Seller belongs to the Alus Parkland program and receives \$1,600 per year in revenue. To review what the Alus program is all about google ALUS PARKLAND. You are not tied to this program. It is optional.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4412022        |
| Price     | \$450,000       |
| Bathrooms | 0.00            |
| Acres     | 184.58          |
| Type      | Rural           |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | Sw-28-53-6- W5        |
| Area        | Rural Parkland County |
| Subdivision | None                  |
| City        | Rural Parkland County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T0E 1H0               |

## Exterior

Exterior Features    Backs Onto Lake, Fenced

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 28th, 2024 |
| Days on Market | 218                |
| Zoning         | Zone 70            |

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Listing information last updated on June 3rd, 2025 at 3:17am MDT