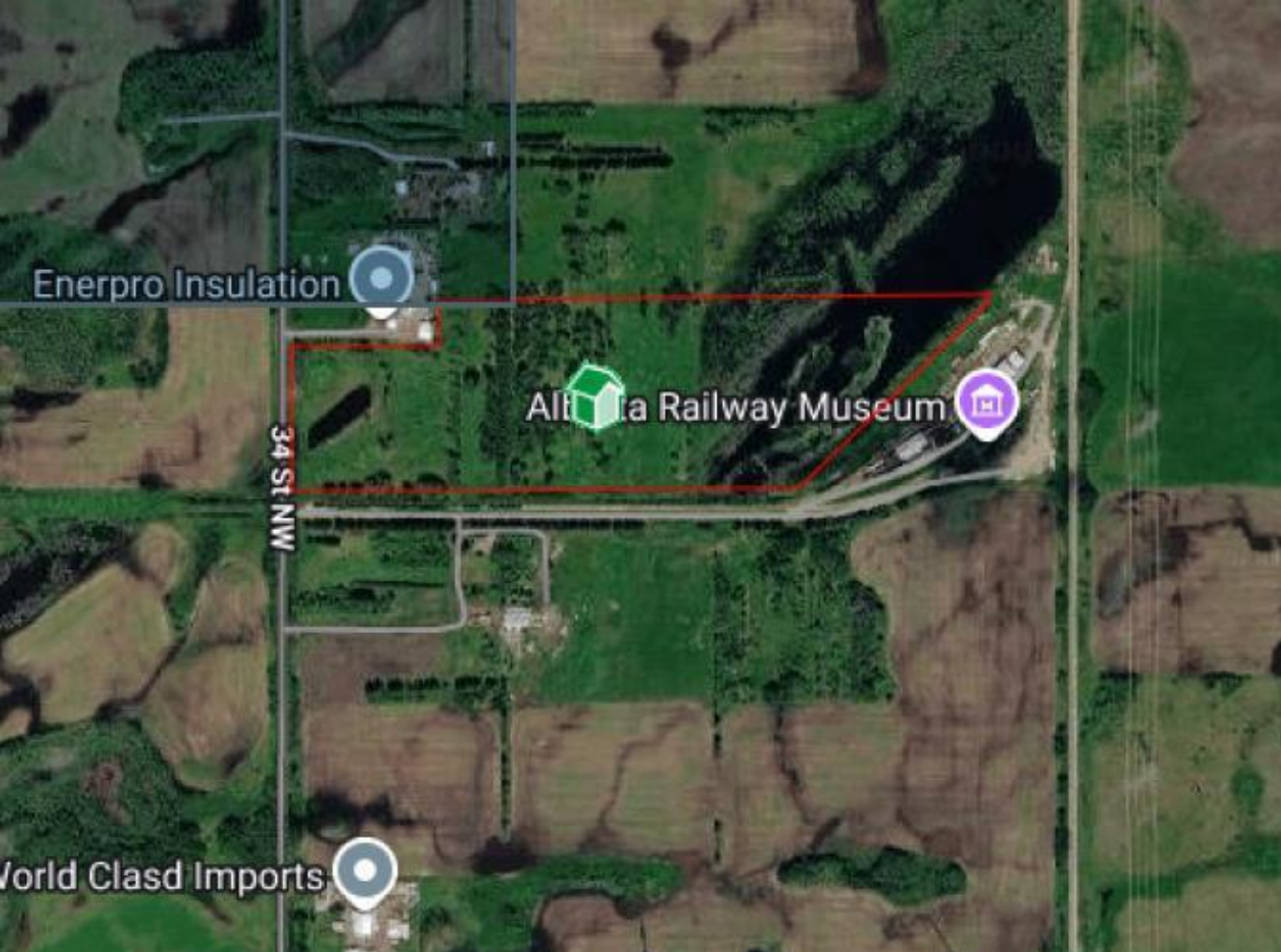


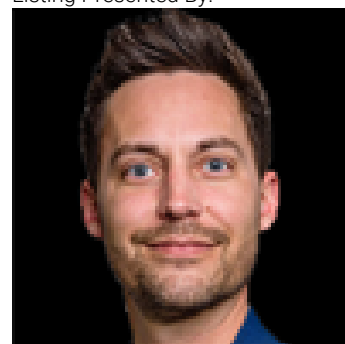


Edmonton Alberta

\$549,900

Utilize this opportunity to secure 30.13 acres of agricultural-zoned land in Edmonton's Horse Hill area. Positioned directly beside the Alberta Railway Museum. Horse Hill is one of Edmonton's designated Urban Growth Areas, with long-term planning supporting future development throughout the district. The property offers excellent accessibility with paved public road access directly to the parcel and an existing power pole installed on the property. EPCOR is currently completing infrastructure improvements along the property line, including culvert and ditch/swale upgrades, further enhancing drainage and access. Located within northeast Edmonton's evolving growth corridor, Horse Hill benefits from connectivity to Manning Drive/Highway 15, Anthony Henday Drive, Highway 28A and Highway 37, providing strong regional access. The property's proximity to existing rail infrastructure, agricultural operations and planned future development makes it an attractive opportunity for land investors, agricultural users or buyers seeking a strategic long-term land holding. (id:6769)

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