

TOWNSHIP ROAD 554



Vista Estates 1  
157.23 Acres

Vista Estates 3  
157.57 Acres

Vista Estates 2  
43.6 Acres

HIGHWAY 825

TOWNSHIP ROAD 552

## VISTA ESTATES LAND

Sturgeon County, AB

# FOR SALE

## PROPERTY HIGHLIGHTS

- Adjacent to Heartland Industrial Area
- Vendor financing is available
- Services within mile of site
- Development land plan available
- Heavy industry transportation corridor
- Located on Highway 825 across from Sturgeon Industrial Park
- Vendor willing to sell smaller portions of land as little as 20 acres (Purchase will be responsible for subdivision and servicing costs)

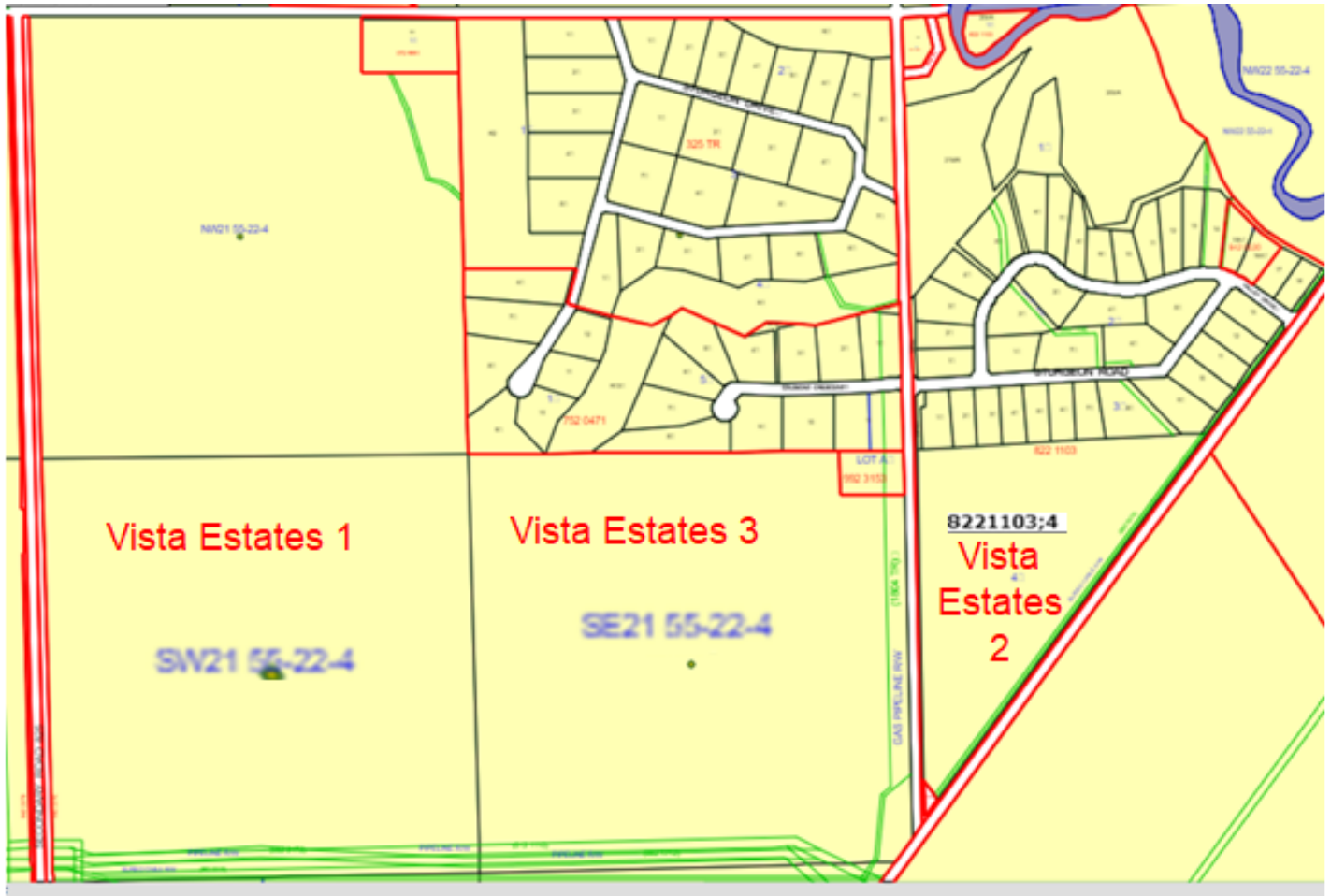
**LIZOTTE**  
AND ASSOCIATES REAL ESTATE INC

**780.488.0888**

[www.lizotterealestate.com](http://www.lizotterealestate.com)

#1200, 10117 Jasper Avenue Edmonton, AB T5J 1W8

# VISTA ESTATES LAND FOR SALE





# VISTA ESTATES LAND LAND FOR SALE

## PROPERTY INFORMATION

**MUNICIPAL ADDRESS:** Sturgeon County, AB

**SIZE:** Vista Estates 1 - 157.23 Acres (+/-)  
Vista Estates 2 - 157.57 Acres (+/-)  
Vista Estates 3 - 43.6 Acres (+/-)

**ZONING:** Development Land

**POSSESSION:** Immediate/Negotiable

**PURCHASE PRICE:** \$75,000/acre

## MORE INFORMATION

**KARIM BENSALAH**  
ASSOCIATE

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**LIZOTTE**  
AND ASSOCIATES REAL ESTATE INC

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