



4827 47 Avenue, Entwistle, AB

Entwistle Storage Land



PROPERTY DETAILS

Address: 4827 47 Avenue, Entwistle, AB

Legal: 7922576; 16; 6

Zoning: IAR (Industrial Ag.Resource)

Site Size: 4.49 Acres (+/-)

Sale Price: Contact Agent



PROPERTY HIGHLIGHTS

- High exposure to highway 16
- Excellent access to major highways including Highway 16, Highway 16A and Highway 22 (Cowboy Trail)
- Short drive time to Evansburg, Wabamun Lake and Drayton Valley
- Surrounding businesses include: ESSO Gas Station, Subway, Journeyman Inn, Lighthouse Restaurant and Lounge and Liquor on 16



Jim McKinnon
 Broker / Partner
 780-719-8183
jim@aicrecommercial.com

Erin Oatway
 Partner / Associate
 780-218-7585
erin@aicrecommercial.com



PROPERTY PHOTOS

4827 47 Avenue, Entwistle, AB



PROPERTY DETAILS

Total Lot Size: 4.49 Acres (+/-)

Yard: Gravel, fenced and gated

Ideal for: Equipment Storage

Oil Field Service

Pipe & Mat Storage

Disclaimer: Property details provided are for general informational purposes only and may be subject to change without notice. While efforts are made to ensure accuracy, all information—including features, power, dimensions, availability, and other details—should be independently verified. Prospective tenants or buyers are advised to confirm all details directly with the property owner, landlord, or authorized representative before making any decisions.



NEIGHBORHOOD HIGHLIGHTS

- Highway 16 / Yellowhead Highway – Less than 1 km from the property, providing direct east-west access between Edmonton and western Alberta.
- Highway 22 / Cowboy Trail – Less than 1 km away, connecting the area to northern and southern Alberta.
- Highway 16A – Less than 1 km from the property, providing additional regional connectivity.
- CN Rail – The Canadian National main rail line is approximately 0.28 km
- Local Amenities – Nearby services include Sammy's Family Restaurant, Riverside Diner & Lounge, Lighthouse Restaurant & Lounge and local fuel/convenience services. Pembina River Provincial Park is nearby, offering camping, hiking, river access and other outdoor recreation.



Jim McKinnon
Broker / Partner
780-719-8183
jim@aicrecommercial.com

Erin Oatway
Partner / Associate
780-218-7585
erin@aicrecommercial.com