

SE32

Residential
Development Land

Asking Price
\$4,999,000

136.43
Acres

Residential Mixed Development Land adjoining the Current Hazelwood Residential Development and the Innisfail Golf Club right in the Heart of Innisfail Alberta.

CENTURY 21
COMMERCIAL.

All Stars Realty Ltd.

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Location

Located in the town of Innisfail, adjoining the Hazelwood Residential Development and the Innisfail Golf Club



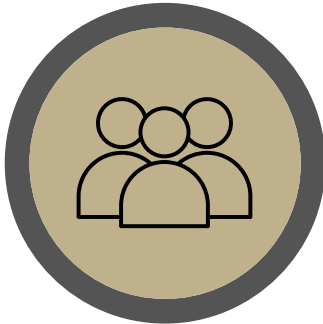
Innisfail
Alberta

Potential Development

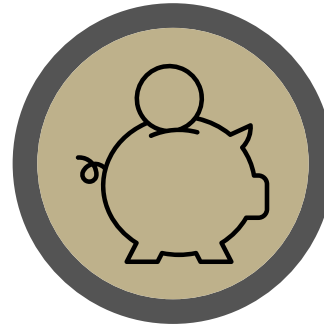
Residential mixed use

Specifications

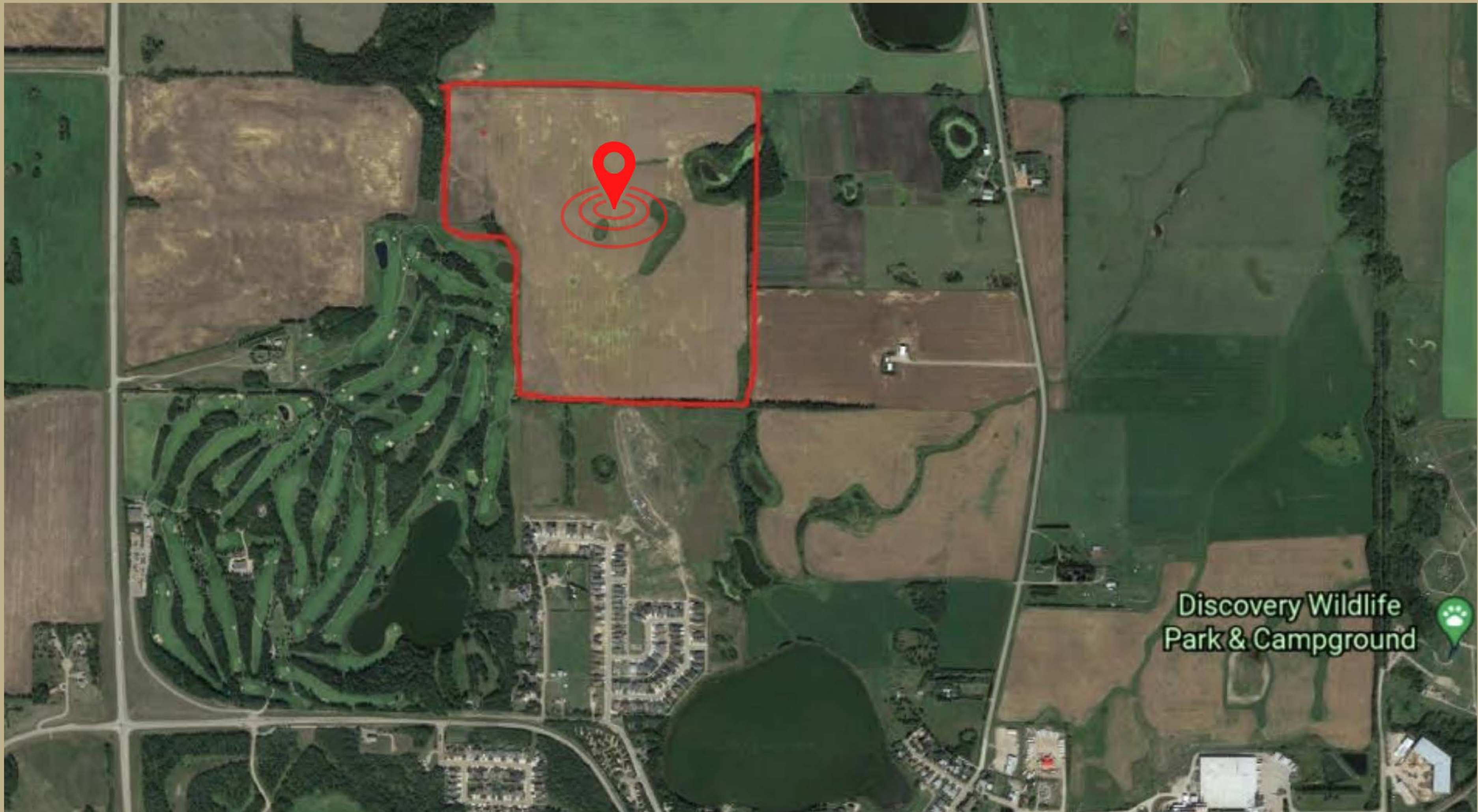
ADDRESS	TWP 360 - RR 283C
SITE AREA	136.43 acres
LOCATION	Town of Innisfail
MUNICIPALITY	Rural Red Deer County
ZONING	RD - Reserved for future development
PROPERTY TAXES	\$260



7,865
Population



\$76,160
**Median household
income**



Discovery Wildlife
Park & Campground



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Surrounding Amenities

1. Discovery Wildlife Park
2. Innisfail Pro Rodeo
3. Dinos Centre Inc.
4. Aquatic Centre
5. Spray Park
6. Library & Learning Centre
7. Innisfail Bowling Lanes
8. Century Theatre
9. Napoleon Lake/ Centennial Park
10. Alberta Skydive Central
11. RCMP Dog Training Facility
12. River Float
13. Double Tree Village Museum
14. Western & Wildlife Art Gallery
15. Historical Village
16. Historic Markerville
17. Danish Canadian National Museum & Gardens
18. Stephansson House - Provincial historic site
19. Dickson Store Museum
20. Bowden Pioneer Museum
21. Local Farmers Market
22. Edgar Farms, The Jungle Farm, Pearsons Berry Farm, Nixon Honey farm, and Eagle Creek Farms
23. Bowden Sun Maze
24. Innisfail Golf Club
25. Bowden Golf Course
26. Gleniffer Lake & Country Club
27. Whispering Pines Golf & Country Club Resort
28. Dodd's Lake - Active use
29. Napoleon Lake - Passive use
30. Mud/Hazelwood Lake - No public access
31. Off Leash Dog Park
32. Anthony Henday Campground
33. Red Lodge Guest Ranch
34. River Ridge RV Park & Campground
35. Gleniffer Lake Reservoir
36. Bowden Heritage Rest Area
37. Trail system - 20 KM trail network

