



**GRASSROOTS**  
REALTY GROUP

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4;12;9;22;NE  
Rural Forty Mile No. 8, County of, Alberta

MLS # A2271802



**\$3,600,000**

**Division:** NONE

**Cur. Use:** Agricultural

**Style:** -

**Size:** 0 sq.ft. **Age:** -

**Beds:** - **Baths:** -

**Garage:** -

**Lot Size:** 160.00 Acres

**Lot Feat:** -

**Water:** -

**Sewer:** -

**Near Town:** Burdett

**LLD:** 22-9-12-W4

**Zoning:** Agriculture

**Utilities:** -

**Heating:** -

**Floors:** -

**Roof:** -

**Basement:** -

**Exterior:** -

**Foundation:** -

**Features:** -

**Major Use:** Grain

160 Acres. Must be sold with 4;12;9;21;NE - 80.91 Acres. Total Package Priced at \$22,500 / acre. 160 acres + 80.91 Acres = 240.91 acres. Total Price \$5,420,475. Price includes 66 acres water rights (SMRID) (4;12;9;21;NE) and 127 acres water rights (SMRID) (4;12;9;22;NE). No irrigation equipment included.