

10 ACRES

Industrial Land in Wheatland County

FOR SALE

Lead Agents:

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**CUSHMAN &
WAKEFIELD**



// PROPERTY DETAILS

LEGAL DESCRIPTION

Meridian 4, Range 26, Township 24, Section 9 (the east halves of legal subdivisions 1 & 8 in the SE quarter)

SITE SIZE

10 Acres (to be subdivided)

ZONING

I-G (Industrial General)

SALE PRICE

\$1,025,000 (\$102,500 per acre)

AVAILABLE

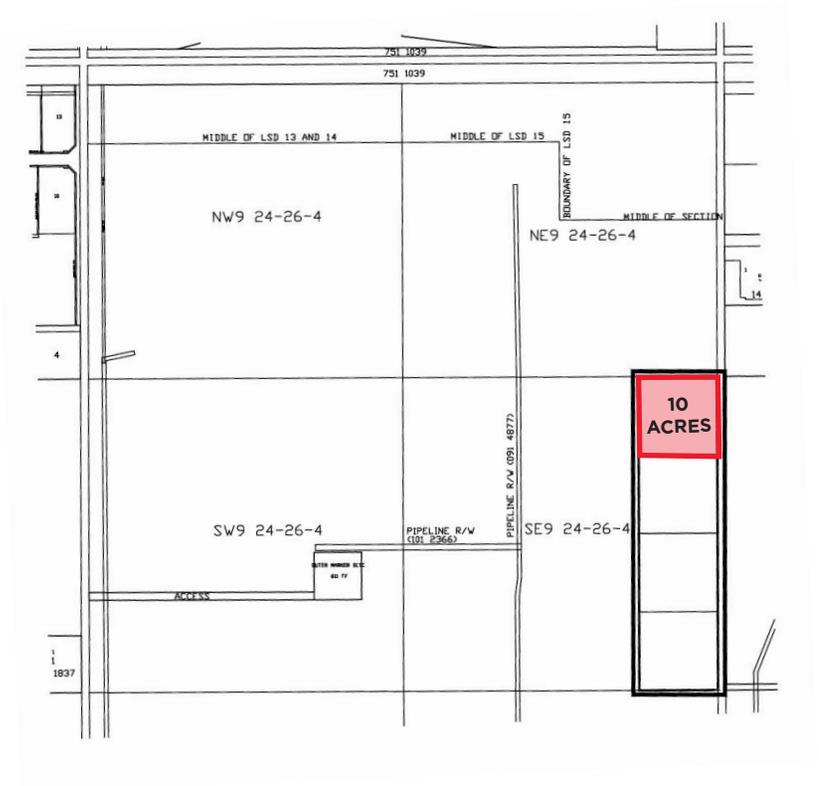
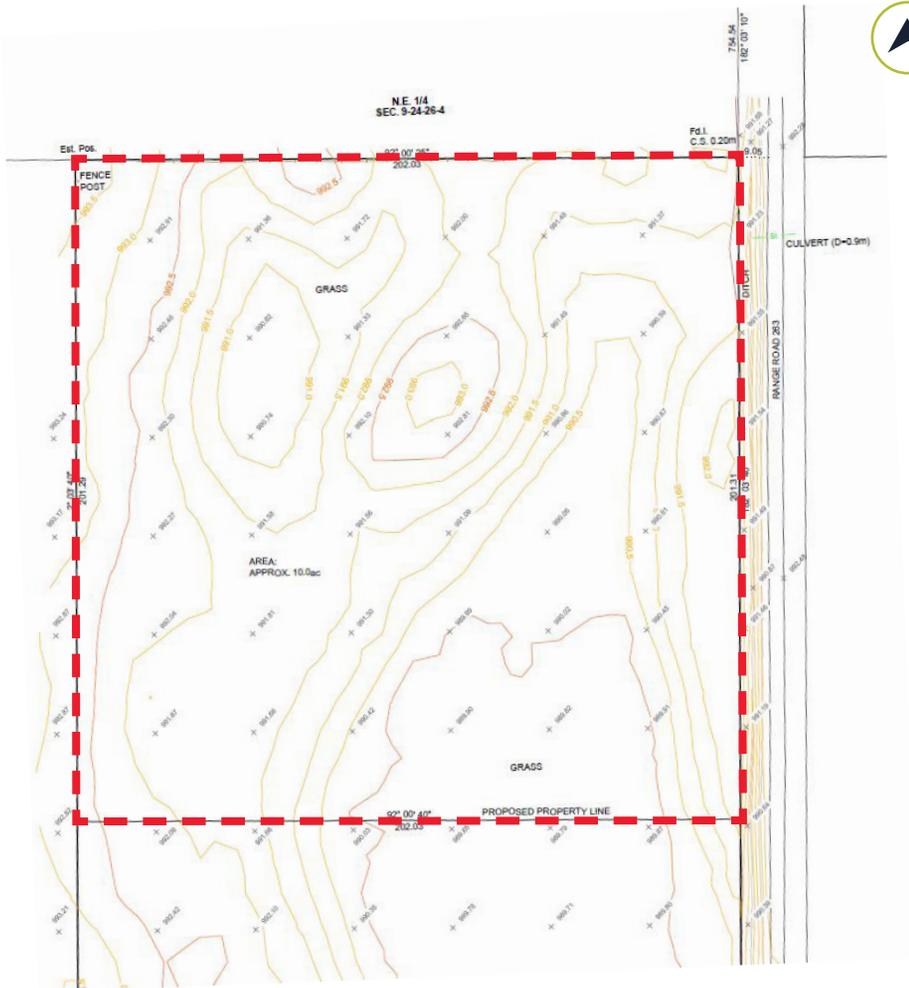
Upon completion of subdivision

HIGHLIGHTS

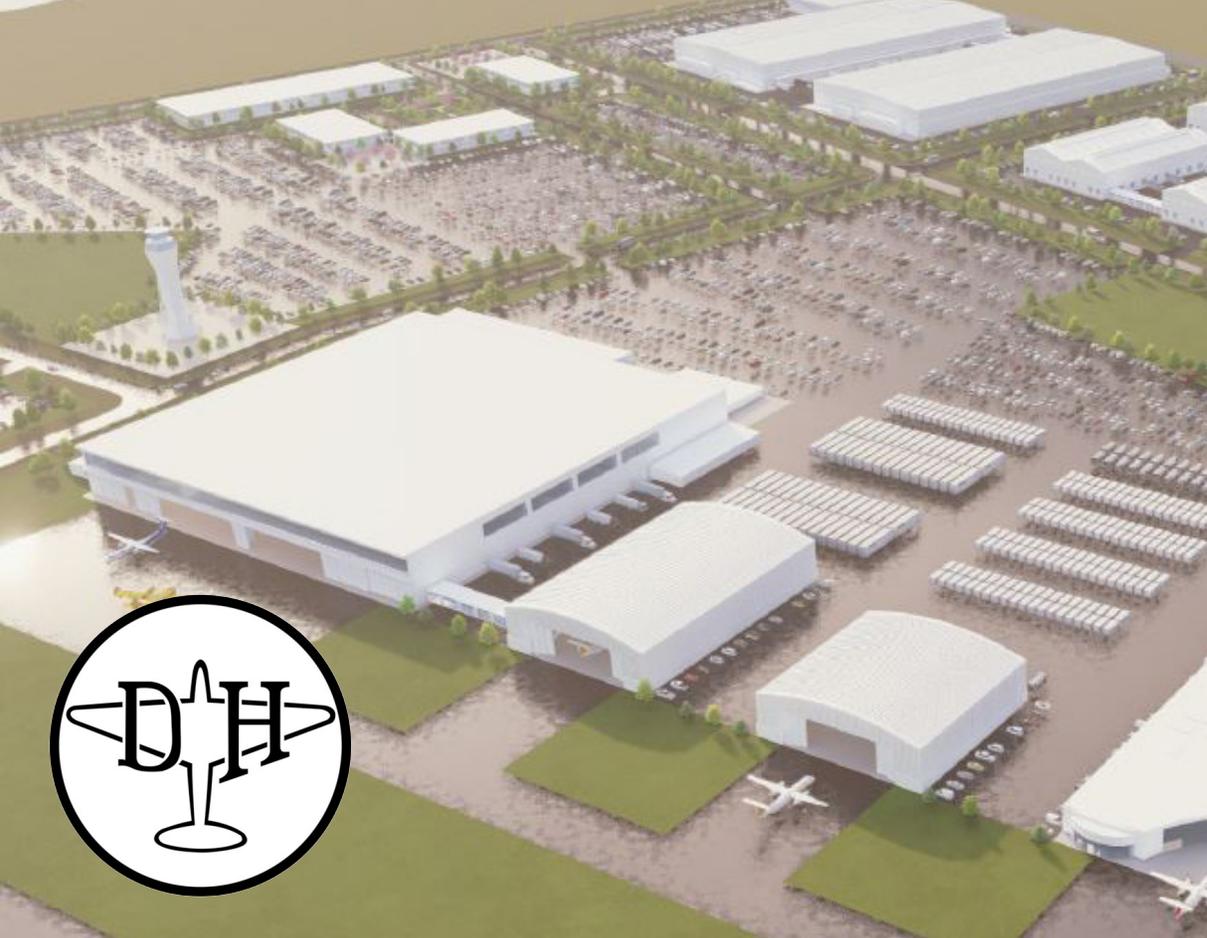
- Located in Wheatland County's West Highway 1 ASP and directly adjacent to De Havilland Field's Cell 2 Development
- Wetland assessment and other reports have been completed for the lands
- Lands are 800m south of the TC-1 (Trans Canada Highway)
- Industrial zoned and allows for a wide variety of uses
- Low property tax and no business taxes
- Proximity to future CP and existing CN intermodals

// **10 ACRES OF INDUSTRIAL LAND**
Wheatland County, AB

// SITE PLAN



*Not to scale, not exactly as shown.



// DE HAVILLAND FIELD

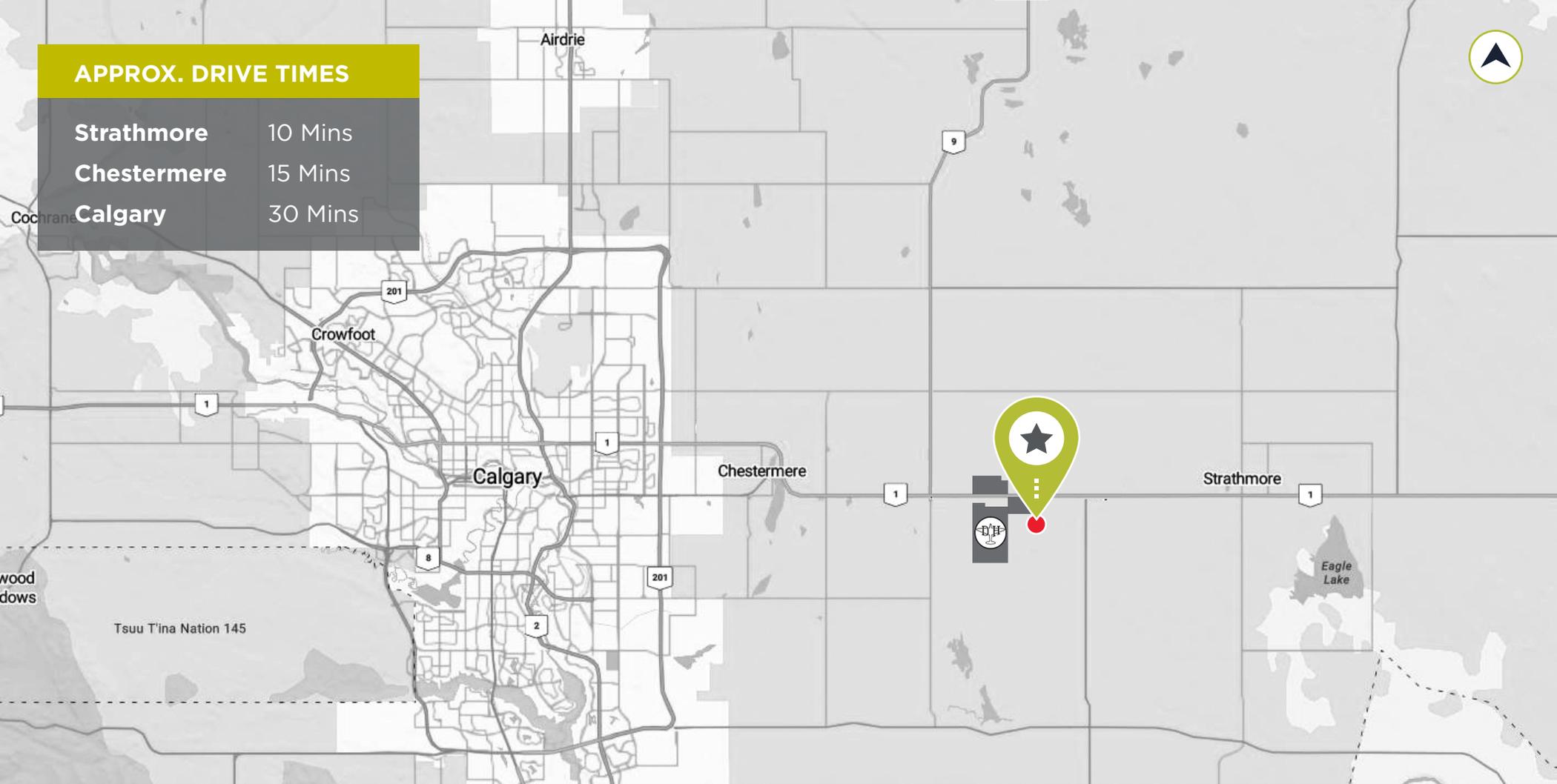
The subject property is located directly adjacent to the future home of the De Havilland Field in Wheatland County.

The new aircraft manufacturing facility will consist of: a new, state-of-the-art aircraft assembly facility, runway, parts manufacturing and distribution centres and maintenance repair and overhaul centre.

Additionally, the De Havilland Field will provide educational space for training the workforce as well as general office buildings and a De Havilland Canada aircraft museum.

APPROX. DRIVE TIMES

Strathmore	10 Mins
Chestermere	15 Mins
Calgary	30 Mins



CONTACT

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