



Robert Young

Broker - HomeLife Prairies Realty Inc.
"Your European Connection in Saskatchewan"

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Farm Customer Full

MLS@# : 533881
Status : Active

Address : Rm Edenwold
Area/Sub Area: R8/

Price : \$990,000
S.Price :

City / Town: Regina
App Size :
Zone :
Postal: SOG 4G0
Tax :
T. Year :
List Date : 05/06/2015
Listing Broker: HOMELIFE PRAIRIES REALTY INC.

Built :
Poss: Cod
PCDS : No
GST :



SaskMatrix

Freehold : 48
Leasehold :
Terms of LeaseHd:
Summer Fallow :
First Crop :
Other :
Metal Granaries :
Capacity :
Wood Granaries :
Capacity :
Other Outbuildings:
Topography : Flat
Total Acres : 47.72
Quota :
Quota Details :
Distance to Elev :

Distance to Town:
Dist. to High Sch :
Dist to Elem :
Bush :
Stones :
Sloughs :
Fences :
Water Supply :
Drinking Water :
Power :
Yard Light :
Sump Pump :
Propane Tank :
Info Package :
Garage :

Style :
Approx Size :
Year Built :
Bedrooms :
Bathrooms :
Exterior :
Roof :
Heating :
Basement :
Basement Walls :
Sewage Disposal:
Water Heater :
W. Heater Type :
Water Softener :
Water Purifier :
Water Supply :

RM	RM#	PRCL	SC	TW	RG	MER	CI	SC	ASSE	TAX	CULTI	NOT CULTI	TOTAL ACRES
Edenwold	158	110420660	29	16	18	W2		B	39905	165	47		47.72

Internet Comments :

47.72 acres of Heavy Regina Clay Soil that runs parallel along Hi-way 33. This property is just minutes outside of the Regina city limits. Natural Gas, Power and City Water all near by. Perfect for future development along Hi-way # 33. PTN of NE 29-16-18-W2 - Parcel #110420660 (South of Hi-way #33. Application to remove parcel ties has been sent into RM office for review and approval. All offers should be made subject to application for parcel ties being approved. Please note in offer that mineral rights are not included in sale of land. Note taxes and assessment are estimated (Buyer to confirm). Land is currently zoned as Agricultural use, but has huge potential for future commercial or residential use (Buyer to confirm). If land is seeded prior to sale, Vendor will rent land from buyer for \$80/acre for 2015 crop year. Contact Tim Graham -306-526-8196 for more information and viewings.

This information is believed to be reliable but should not be relied upon without verification.