



GRASSROOTS
REALTY GROUP

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**NE-16-77-21-W5 Range Rd 213
Falher, Alberta**

MLS # A2285465



\$500,000

Division: NONE

Lot Size: 160.00 Acres

Lot Feat: -

By Town: -

LLD: 16-77-21-W5

Zoning: AG

Water: -

Sewer: -

Utilities: -

On March 5, 2025, PricewaterhouseCoopers Inc. LIT was appointed as receiver and manager ("Receiver") of Long Run Exploration Ltd. The Receiver has engaged the listing brokerage to market and sell the property legally described as NE16-77-21-W5, located in the Municipal District of Smoky River, Alberta on an "as is, where is" basis. Full quarter section of productive farmland located just south of Falher, offering an excellent opportunity to expand an existing farming operation or secure a solid land investment. This full 160 acre parcel features open, workable acres with good access and strong agricultural potential in a well established farming area. Whether you're looking to add to your cultivated land base or invest in northern Alberta farmland, this property presents long term value and versatility. Opportunities to acquire a full quarter in this region are limited. Don't miss your chance to secure quality land in a desirable agricultural location.