

\$3,000,000 - 173030 Hwy 875, Tilley

MLS® #A2185378

\$3,000,000

2 Bedroom, 1.00 Bathroom, 1,044 sqft
Agri-Business on 246.46 Acres

NONE, Tilley, Alberta

Good irrigated land 250 acre m/l along
highway 875 south east of Brooks near Tilley.

Surface revenue \$17,580 a year, total acres
246.46 acres and 195 acre EID water rights

Older yard site with trees on paved highway
875 north of Rolling Hills & west of Tilley.

Pivot not included, wheels and puming unit
included, Pressurised EID outlets for water (3)

Great parcel to look for parceling out &
optimizing the potential of the land.

Rented for the 2024 crop year., 4 parcels total

Built in 1940

Essential Information

MLS® #	A2185378
Price	\$3,000,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,044
Acres	246.46
Year Built	1940
Type	Agri-Business
Sub-Type	Agriculture
Style	Bungalow



Status	Active
--------	--------

Community Information

Address	173030 Hwy 875
Subdivision	NONE
City	Tilley
County	Newell, County of
Province	Alberta
Postal Code	T0J3K0

Additional Information

Date Listed	January 6th, 2025
Days on Market	113
Zoning	ag

Listing Details

Listing Office	Real Estate Centre - Coaldale
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.