

# **\$225,000 - 47 51401 Rge Rd 221, Rural Strathcona County**

MLS® #E4418622

**\$225,000**

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

None, Rural Strathcona County, AB

Fully Serviced Hangar at Cooking Lake Airport! Canada's oldest operating public airport is CBSA approved (CANPASS), is home to two Transport Canada approved flight schools, offers a 2,950 foot runway, 11 taxiways & 24/7 aircraft refueling. All properties at the airport are bare-land condominiums, your low annual fee ensures that the runways, taxi-ways & roads are maintained 365 days a year. With all lots sold this is a great opportunity. This hangar was built in 2000 and offers a full kitchen (with antique gas stove), bathroom with shower & laundry, office, shop area, loft with murphy bed & large hangar space with concrete floor. The furnace & water pump were just replaced in 2022, Other features are a 300 gal cistern & 900 gal septic. The hangar doors slide manually along each side to offer maximum door width. An overhead door could easily be added to the road side as the opening is framed and ready. Perfect personal aircraft storage spot or aviation business with visibility from the road.

Built in 2000

## **Essential Information**

MLS® #                      E4418622



Price	\$225,000
Bathrooms	0.00
Acres	0.00
Year Built	2000
Type	Industrial
Status	Active

### Community Information

Address	47 51401 Rge Rd 221
Area	Rural Strathcona County
Subdivision	None
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8E 1H1

### Additional Information

Date Listed	January 20th, 2025
Days on Market	101
Zoning	Zone 25

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 1st, 2025 at 5:02am MDT