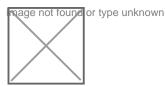


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 703064B RANGE ROAD 82 FOR SALE

Commercial Real Estate > Commercial Property for Sale

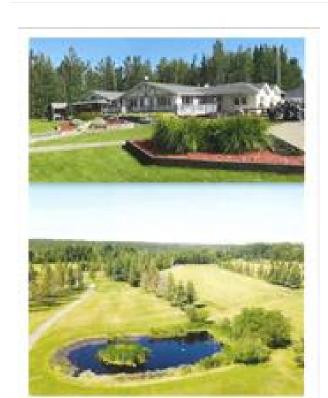


**Location**Wembley, Alberta

Listing ID: 27649

MLS ID: A2075881

\$2,300,000



- **△** WAYNE LOCK
- **(780)** 831-7573
- RE/MAX Grande Prairie
- **2** 780-538-4747

rPn

703064B Range Road 82, Wembley, Alberta T0H 3S0

Transaction Type Title Days On Market

For Sale Fee Simple 738

ZoningSubdivisionNearest TownIRNONEWembley

Building Type Year Built Structure Type

See Remarks 1987 None

Property Type Property Sub Type Building Area (Sq. Ft.)

Commercial Mixed Use 4000.00

Building Area (Sq. M.) Lot Size (Sq. Ft.) Lot Size (Acres)

371.61 5350474 122.83

Inclusions
Chattel and Equipment List shall be
Restrictions
Reports

Provided upon request

None Known

Chattel/Equipment,Financial Statements

Pipestone Golf Course. Located west of Grande Prairie and south of Wembley, this is a very well known and scenic course, which is suited to both the avid golfer as well as beginners. It is a par 71 course with lots of trees, water and sand. It offers a practice green and a sand bunker. Attractive flower beds, seating areas and signage throughout the course. Well cared for greens and driving range. There is an RV campground with power and water services. The spacious clubhouse is set up with a golf pro-shop, full service dining area and a room used for private socials or meetings. The seller boasts of their clubhouse staff and green's keeper!! What a dream come true to own a business like this!! Comes with everything needed to purchase, walk-in, take over and enjoy the many benefits!!!

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