



Canada Real Estate Event - Mar 26, 2024

Lot #	Details	Lot #	Details
1001	<p>Portage La Prairie, MB SE 15-14-8-W1 160 +/- Acres on Title Roll 447200 Farmland</p> <p>S/N: PARCEL1 C/W: This 1/4 section has approximately 100 acres of cultivated land with the rest in pasture, bush and marsh. Great addition or starter land. Previous crops are barley and canola. Taxes \$1462.12. GPS 50.185597, -98.474476 Usage: Not Available</p> <p>Notes: Property may be viewed without appointment. Visit rbauction.com/realestate for more info. Bidders must satisfy themselves as to the exact current acres, property lines, fence locations, taxes, assessments, zoning, & permitted uses. Property titles available upon request. The info provided is a guide only.</p>	1011	<p>Hilbre, MB DESC NE 26-29-9W 23.92 +/- Acres on Title Residential Acreage</p> <p>S/N: PARCEL1 C/W: 23.92 +/- acre property, home, barn and shop. Home is 3 bedroom + den, 1.5 bath, renovated galley kitchen w/dining room, large mud room and living room, electrical and woodstove heating, appliances, laminate flooring. Basement under original house, w /crawl space under addition. Heated 1900 +/- sq ft shop, 200 amp power, and 2000 +/- sq ft barn w/tin roof. Cattle gates and fenced for move in ready farm. Water well, above ground septic, taxes \$1,185.82. GPS 51.521199, -98.613776 Usage: Not Available</p> <p>Notes: MAY BE VIEWED BY APPOINTMENT. THE HOME IS LEASED UNTIL JULY 2024, AND ANY RENTAL PROCEEDS WILL BE PAID TO THE NEW OWNER AS OF MAY 1, 2024. LEASE DOCUMENTS ARE ATTACHED FOR YOUR REVIEW. Visit rbauction.com/realestate for more info. Bidders must satisfy themselves as to the exact current acres, property lines, fence locations, taxes, assessments, zoning, & permitted uses. Property titles available upon request. The info provided is a guide only.</p>
1002	<p>Portage La Prairie, MB SW 36-13-8-W1 & 2-31119 259 +/- Acres on Title Roll 440850, 440800, & 440600 Farmland</p> <p>S/N: PARCEL2 C/W: 1/2 Section with over 250 acres of cultivated land. The total acreage is 259, with the east side being government land. There is bush in the NW portion of the land, which has power. Google maps shows grain bins that are no longer available. A mixture of Red River clay and Osbourne clay, with previous crop history of barley and canola. Taxes \$5321.18. GPS 50.141153, -98.434229 Usage: Not Available</p> <p>Notes: Property may be viewed without appointment. Visit rbauction.com/realestate for more info. Bidders must satisfy themselves as to the exact current acres, property lines, fence locations, taxes, assessments, zoning, & permitted uses. Property titles available upon request. The info provided is a guide only.</p>	1012	<p>Hilbre, MB NE & SE 35-29-9W 256.64 +/- Acres on Title Farmland</p> <p>S/N: PARCEL2 C/W: Pasture and bush, partially fenced, 14.6 ac are located on the West side of Hwy 6, taxes \$575.37. GPS 51.52886, -98.613222 Usage: Not Available</p> <p>Notes: MAY BE VIEWED WITHOUT APPOINTMENT. Visit rbauction.com/realestate for more info. Bidders must satisfy themselves as to the exact current acres, property lines, fence locations, taxes, assessments, zoning, & permitted uses. Property titles available upon request. The info provided is a guide only.</p>
1003	<p>Portage La Prairie, MB SW & SE 31-13-7-W1 319 +/- Acres on Title Roll 341100, 341000 Farmland</p> <p>S/N: PARCEL3 C/W: 1/2 section with 319 acres, 250 cultivated acres. The rest is marsh land and wasteland. Land is accessible by the south side on range road 77. Mixture of Red River clay and Osbourne clay with previous crop history of barley and canola. Taxes \$3454.71. GPS 50.141107, -98.410873 Usage: Not Available</p> <p>Notes: Property may be viewed without appointment. Visit rbauction.com/realestate for more info. Bidders must satisfy themselves as to the exact current acres, property lines, fence locations, taxes, assessments, zoning, & permitted uses. Property titles available upon request. The info provided is a guide only.</p>	1021	<p>Sonningdale, SK SW 13-39-14-W3 161.9 +/- Acres on Title PID 118468435 Farmland</p> <p>S/N: PARCEL1 C/W: 158 +/- ac cult, Class "G" soil, SAMA FVA \$250,600., taxes TBC Usage: Not Available</p> <p>Notes: MAY BE VIEWED WITHOUT APPOINTMENT. Visit rbauction.com/realestate for more information. Bidders must satisfy themselves as to the exact current acres, property lines and fence locations, building sizes, taxes and assessments, zoning and permitted uses & surface lease revenue details. Property titles are available upon request. The information provided is a guide only.</p>

Lot #	Details	Lot #	Details
1022	<p>Sonningdale, SK SW 10-39-14-W3 158.6 +/- Acres on Title PID 118468334 Farmland S/N: PARCEL2 C/W: 100+/- ac cult, Class "H" soil, SAMA FVA \$157,300., taxes TBC Usage: Not Available Notes: MAY BE VIEWED WITHOUT APPOINTMENT. Visit rbauktion.com/realestate for more information. Bidders must satisfy themselves as to the exact current acres, property lines and fence locations, building sizes, taxes and assessments, zoning and permitted uses & surface lease revenue details. Property titles are available upon request. The information provided is a guide only.</p>	1041	<p>Pigeon Lake, AB Lot 8 Block 5 Plan 0821185 1.01 +/- Acres on Title Residential Acreage S/N: PARCEL1 C/W: This undeveloped, residential parcel in Pigeon Lake, AB, is perfectly suited for fun country recreation or building a retirement home. At approximately 1.01 title acres, the land resides within the growing Beachside Estates community and is located mere steps from Pigeon Lake and its beaches, including Norris Beach and Ma-Me-O Beach. The Village of Pigeon Lake is also within walking distance and boasts ample shopping, eateries, bike shop, banking, spa, and so much more! If a retirement home is your flavor, Black Bull Golf Course is located directly across from the property, taxes \$346.70. Usage: Not Available Notes: MAY BE VIEWED WITHOUT APPOINTMENT. Visit rbauktion.com/realestate for more info. Bidders must satisfy themselves as to the exact current acres, property lines, fence locations, taxes, assessments, zoning, & permitted uses. Property titles available upon request. The info provided is a guide only.</p>
1023	<p>Sonningdale, SK SE 10-39-14-W3 160.51 +/- Acres on Title PID 118468323 Farmland S/N: PARCEL3 C/W: 134+/- ac cult, Class "H" soil, SAMA FVA \$238,900., taxes TBC Usage: Not Available Notes: MAY BE VIEWED WITHOUT APPOINTMENT. Visit rbauktion.com/realestate for more information. Bidders must satisfy themselves as to the exact current acres, property lines and fence locations, building sizes, taxes and assessments, zoning and permitted uses & surface lease revenue details. Property titles are available upon request. The information provided is a guide only.</p>	1051	<p>Sangudo, AB Lot 12 Block 12 Plan 6252NY & 1.65 +/- Acres on Title Lot 2 Block 14 Plan 8720165 Commercial Property S/N: PARCEL1 C/W: Property utilities have been off for 3-4 years. Motel, Car Wash & Laundromat, 11,975 +/- sq ft in 6 buildings, 17 unit motel, self contained in 5 buildings, 6th building has office, laundromat, car wash and manager's suite, renovations will be required, taxes \$7746.64 Usage: Not Available Notes: MAY BE VIEWED BY APPOINTMENT. Visit rbauktion.com/realestate for more information. Bidders must satisfy themselves as to the exact current acres, property lines and fence locations, building sizes, taxes, and assessments, zoning and permitted uses & surface lease revenue details. Property titles are available upon request. The information provided is a guide only.</p>
1031	<p>Stony Plain, AB SE 5-53-01-W5 14.6 +/- Acres on Title Residential Acreage S/N: PARCEL1 C/W: 6000+/- sq ft (7) bedroom, (5) bathroom home & 1850+/- sq ft (2) bedroom, (2) bathroom home, 27 ft x 23 ft garage, 40 ft x 60 ft shop, greenhouse, (2) water wells, above ground septic, zoned Agricultural General District. Municipal address 53014 & 53014A Rge Rd 14 Usage: Not Available Notes: Open House March 2 & 16 2-4 PM. Visit rbauktion.com/realestate for more information. Bidders must satisfy themselves as to the exact current acres, property lines and fence locations, building sizes, taxes, and assessments, zoning and permitted uses & surface lease revenue details. Property titles are available upon request. The information provided is a guide only.</p>	1061	<p>Dixonville, AB Lot 1 Block 3 Plan 7920066 0.19 +/- Acres on Title Commercial Property S/N: PARCEL1 C/W: Turn-key business, grocery store, liquor store, cafe/bistro, Canada Post sublet (\$200± per month rental income), 2624+/- building, (1) washroom, (1) office, walk-in cooler, storage room, overhead door, taxes \$2495.96 Usage: Not Available Notes: MAY BE VIEWED BY APPOINTMENT. Visit rbauktion.com/realestate for more info. Bidders must satisfy themselves as to the exact current acres, property lines, fence locations, taxes, assessments, zoning, & permitted uses. Property titles available upon request. The info provided is a guide only.</p>

Lot #	Details	Lot #	Details
1071	<p>Prince Albert, SK Condo Plan 99PA24002 Ext 0 Commercial Property</p> <p>S/N: PARCEL1 C/W: Don't waste an opportunity to purchase this office condominium centrally located in the heart of Prince Albert, SK. The building, constructed in 1999, totals 879 square feet and features a bright and spacious reception area with abundant front window lighting. This area sets the tone for a professional space that includes three generously sized offices, a break room with kitchenette, two-piece restroom, and a dedicated storage/network room. Two exclusive parking stalls add to the convenience and sit directly in front of the building. Located in proximity to downtown, the property is highly accessible with all essential amenities, including public transit. In 2023, the property tax amounted to \$1,805, while the estimated condominium fees stand at \$4.00 per square foot. The property falls under RMU Zoning, accommodating a long list of professional uses. Municipal address 142 12 St E Usage: Not Available Notes: MAY BE VIEWED BY APPOINTMENT. Visit rbauction.com/realestate for more information. Bidders must satisfy themselves as to the exact current acres, property lines and fence locations, building sizes, taxes, and assessments, zoning and permitted uses & surface lease revenue details. Property titles are available upon request. The information provided is a guide only.</p>		
1081	<p>Westlock, AB Lot 7 Block 2 Plan 0928394 Industrial Property</p> <p>S/N: PARCEL1 C/W: 3.098+/- Acres on Title, Westlock Industrial Park, undeveloped, adjacent lots available for expansion, Hwy 44 access, municipal water, zoned I - Industrial, taxes \$3166.27. Municipal address 306 59422 Hwy 44. GPS 54.1339872, -113.8587782 Usage: Not Available Notes: MAY BE VIEWED WITHOUT APPOINTMENT. Visit rbauction.com/realestate for more information. Bidders must satisfy themselves as to the exact current acres, property lines and fence locations, building sizes, taxes, and assessments, zoning and permitted uses & surface lease revenue details. Property titles are available upon request. The information provided is a guide only.</p>		