

Land for Sale by Tender – Special Areas #4

Land
NW.SW.SE 3-36-7-W4M

Acres
403.51

FURTHER DETAILS AVAILABLE BY CONTACTING REID A. WILKIE AT 403.577.2539 OR REID@SMITHHERSEY.COM

1. The land is located 7 miles W of Hw 41 northwest of Consort off Twp Rd 36.
2. The land is comprised of approximately 100 acres tame grass with the balance in native grass. The land has 2 dugouts, is well fenced, and has excellent grass (corral are not included).
3. Bids must be submitted to Smith & Hersey Agribusiness Law by 4:00pm **no later than February 25th, 2026.**
4. Bids must be accompanied by a certified cheque, bank draft, or electronic transfer to Smith & Hersey Agribusiness Law of \$15,000.00 deposit.
5. If a bid is accepted and the bidder does not proceed with the sale, the deposit of the bidder will be forfeited to the owner of the Parcels. All bids must be unconditional. All bids received shall constitute an unconditional offer to purchase the land.
6. The balance of the bid price will be payable and the purchase and sale transaction will be completed on or before May 1st, 2026.
7. Property taxes will not be adjusted. Each party will be responsible for their own legal fees.
8. The Parcels are sold on an “as is, where is” basis with no representations and warranties being provided by the owner. Bidders must rely on their own research and inspection of the Parcels to confirm acreage, condition, taxes, and other particulars.
9. The owner will not be obligated to accept the highest or any bid submitted for consideration.

Please forward all tenders and inquiries to:

Smith & Hersey Agribusiness Law

In Person Deliveries to Office at Roger E Johnson Enterprises Building – Wednesday Each Week
Box 95 Consort, AB T0C 1B0
Attn: Reid A. Wilkie - Lawyer
reid@smithhersey.com
403.577.253