

Courtesy Of Darin B Baxandall Of RE/MAX Elite

# **\$930,000 - 76 51401 Rge Road 221, Rural Strathcona County**

MLS® #E4439932

**\$930,000**

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

None, Rural Strathcona County, AB

Executive 7350 Sq Ft Hanger located at Cooking Lake Airport! This amazing opportunity features a 60' 10" x 120' 9" main floor hanger space with 52' x 18' High HYDRO SWING DOOR with a remote control. Space for several planes. 50' x 17' 7" RV bay accessible from the front with 14' x 16' overhead door and 220 Wiring. 2nd level PILOTS LOUNGE boasting 1789 SQFT featuring 2 bedrooms, large kitchen, dining area, living room with fireplace & 4 piece bath. Access to a full length deck and access to the loft overlooking the hanger. Main floor also features a large workshop/boiler room complete with 2 new NTI boilers for the in floor heating throughout. Storage room w/1250 gallon cistern & 3 piece washroom. The garage bay is accessible from the front with a 10x16 door. Cooking Lake Airport is Canadas oldest operating Public Airport with a 2950 Foot Runway, 24/7 refueling station, 11 taxiways, and over 250 aircraft based at the airport. This hanger/man cave/amazing space is meticulous & very well maintained.

Built in 2007

## **Essential Information**

MLS® #                      E4439932



|            |            |
|------------|------------|
| Price      | \$930,000  |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 2007       |
| Type       | Industrial |
| Status     | Active     |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 76 51401 Rge Road 221   |
| Area        | Rural Strathcona County |
| Subdivision | None                    |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8E 1H1                 |

### Exterior

|              |       |
|--------------|-------|
| Exterior     | Mixed |
| Construction | Mixed |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 30th, 2025 |
| Days on Market | 63             |
| Zoning         | Zone 80        |

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 August 1st, 2025 at 9:02pm MDT