

A sister publication to **The Review**, Redwater, Alberta

# Youth Emergency Services Academy inspires future first responders



By **Shelley Winger**

Thirty youth from across Sturgeon County spent three days exploring careers in emergency services during the 2025 Youth Emergency Services (YES) Academy, gaining hands-on experience alongside police officers, firefighters, paramedics and other emergency services professionals.

Held July 20 to 22, the academy introduced participants to the demands and rewards of emergency service careers through practical training, demonstrations and interactive activities.

The inaugural academy brought together

youth interested in emergency services for three days of learning and hands-on experiences with agencies from across the region. Participants worked alongside RCMP officers, firefighters, Community Peace Officers, paramedics, STARS Air Ambulance and members of the Canadian Armed Forces, giving them a broad look at the many career paths available in public safety.

Throughout the program, recruits took part in fitness testing, toured the RCMP's Real Time Operations Centre, learned about specialized policing units and participated in emergency response scenarios designed to build teamwork, communication and leadership skills.



Students participating in the Sturgeon County Youth Leadership Academy hear from an RCMP officer during a presentation on policing and community safety.

Beyond learning technical skills, the academy emphasized teamwork, communication and problem-solving through

realistic scenarios and physical challenges. Participants also had the opportunity to meet emergency services professionals, ask questions about their careers and gain insight into the day-to-day realities of working on the front lines.

Sturgeon County said the academy aims to help youth explore career opportunities while

building confidence and practical skills. For participant Dominic Kam, the experience confirmed his interest in emergency services.

"I learned a lot, met some awesome people, and got to challenge myself in new ways," Kam said. "It made me even more interested in a career in emergency services. It was an awesome experience."

The academy was supported by numerous community partners, including the RCMP, local fire departments, Community Peace Officers, STARS Air

Ambulance, the Canadian Armed Forces, the Rotary Club of Morinville Sturgeon and Sturgeon Rural Crime Watch. Rotary volunteers also provided meals for the 30 participants throughout the three-day event.

Sturgeon County said the academy was created to inspire the next generation of first responders by offering meaningful, real-world experiences. Based on the success of this year's program, the county plans to announce details about the next YES Academy in the future.



Participants in the Sturgeon County Youth Leadership Academy were recognized during a graduation ceremony at the conclusion of the week-long program.



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# Sturgeon County Council highlights

Press Release

PROCLAMATIONS

Mayor Hnatiw proclaimed July 13, 2026, as National Drowning Prevention Week in Sturgeon County.

Mayor Hnatiw August 15 and 16, 2026, as Open Farm Days in Sturgeon County.

Mayor Hnatiw proclaimed August 23, 2026, as Treaty No. 6 Recognition Day in Sturgeon County.

REGULAR COUNCIL MEETING

Public Hearing – Bylaw 1707/26 – Dynamic Demolition and Recycling Redistricting

Council held a public hearing to receive submissions regarding Bylaw 1707/26, a proposed amendment to the Land Use Bylaw 1385/17 to redistrict a portion of 26431 Township Road 540 from AG (Agriculture) District to DC26 (Direct Control 26) District to better accommodate an existing aggregate recycling yard business. This would bring this section of

land into compliance.

Council approved the Bylaw as amended, restricting the use to industrial sorting, handling, processing, consolidation and temporary storage of concrete and asphalt, which will allow the business to continue its current operations without expanding to other products. The amended DC26 district also time limits development permits to 5 years, after which a new development permit application will be needed.

Public Hearing – Bylaw 1715/26 – Prairie Gardens Redistricting

Council held a public hearing to receive submissions regarding Bylaw 1715/26, a proposed amendment to the Land Use Bylaw 1385/17 to redistrict Prairie Gardens & Adventure Farm from AG (Agriculture) District to AG2 (Agriculture 2) District to accommodate an existing agriculture support service operation. The purpose of this redistricting

application is to better align existing business operations, necessary infrastructure upgrades, and County policy and regulations.

Council will consider the public submissions received and decide at a future Council meeting.

Consolidated Contract Award Report – May 11, 2026, to July 6, 2026

Council received the Consolidated Contract Award Report of May 11, 2026, to July 6, 2026, as information.

Award of the 2026 Dale MacMillan Memorial Scholarship for Community Leadership

Council awarded the 2026 Dale MacMillan Memorial Scholarship for Community Leadership to Madelyn Roe and Kylie McGuire.

Dark Sky Policy Initiative Terms of Reference

Council approved the Dark Sky Policy Initiative Terms of Reference with costs

for stakeholder engagement to be funded through departmental reallocation of the existing 2026 Operating Budget.

Land Management Policies and Bylaw 1720/26 – Repeal of Licence of Occupation Bylaw 955/02 and Temporary Road Lease Bylaw 610/87

Council approved the Land Transactions Policy, Leases and Licences of Occupation Policy, Road Closure Policy, and Road Licence Policy.

Council rescinded the Lease or Purchase of Environmental Reserve Policy, the Lease or Purchase of Municipal Reserve Policy, and the Municipal Reserve Cemetery Policy.

The Lease or Purchase of Environmental Reserve Policy was specifically rescinded due to its redundancy with the

Municipal Government Act.

Council approved Bylaw 1720/26, which would repeal Bylaw 955/02, and support consistent, transparent, and legislatively compliant decision-making for more than 4,000 acres of County-owned lands.

Currently, land-related decisions are made through a combination of legacy policies, departmental processes, and legislative requirements, resulting in inconsistencies, inefficiencies, and missed opportunities to maximize long-term public value.

Neighbourhood Area Structure Plan Submission Criteria – Sturgeon Valley South Policy

Council approved the Neighbourhood Area Structure Plan Submission Criteria – Sturgeon Valley South

Policy. This policy outlines when NASP’s (Neighbourhood Area Structure Plans) for Planning Areas 3 to 5 in the Sturgeon Valley South Area Structure Plan can be submitted for Council’s consideration.

Bylaw 1713/26 – 2026 Event Venue Redistricting

Council gave first reading of Bylaw 1713/26, 2026 Event Venue Redistricting, which would redistrict a portion of land within SE 13-55-23-4 from an AG (Agriculture) District to AG2 (Agriculture 2) District allowing the landowner to proceed with a development permit application for an event venue.

The application will proceed to a Public Hearing to allow an opportunity for the public to provide input to Council.

Continued on page 7

Outstanding Acreage Auction

Alex Bilobrowka, Newbrook, AB

Saturday, August 22, 2026 10:00 AM

**DIRECTIONS:** 19302 Twp. Rd. 631B or Newbrook Corner on Highway 63, 6 Miles East on Sec. 661 to Sec. 831 and North to Long Lake Turnoff. Auction North and West of Trailer Court Park or South of Boyle on 831. Watch for Signs.

**Major Items Sell @ 1 PM, Viewing Sale Day Only from 8 AM.**

**Major Items:** \* M.F. 294 Diesel Tractor w/ M.F.W.D. Showing 6126 Hrs. & M.F. 236 F.E.L. W/ 7' Bucket, 540 P.T.O., 3 pt. 18.4 X30 Rear, 12.4 X 24 Front, Needs Work. S/N 2236A77 \* Cockshutt 30 Gas Tractor, Parts Only \* 2007 Dodge Ram 1500 Quad Cab w/ 5.7 L. 65,000 miles, Hemi, Larimie, Leather, Loaded, Roll Tarp & 5th Wheel Hitch (will be detailed by Sale) S/N 1D7HU18287J600486 \* 1979 Rawhide Blue Color 16' T. Axle Stock Trailer w/ Ball Hitch, Spare Tires, ST20575, R15 Rubber, SN 7929 \* 2007 Baja 400 Light Brown ATV Wheeled Quad, Parts Only S/N LWGZCSZ047A080405 \* 2001 Honda 350 4X4 Red ATV Quad., 3345 km S/N 478TE25661A100115 \* Custom Built T. Axle Trailer w/ 8'X20' Deck, Ball Hitch, Mobile Home Axles & Frame, NO VIN \* Single Axle Enclosed Trailer w/ 80" Wide, 10' Long, 65" High, Insulated, Ball Hitch, NO VIN \* Quad Trailer, 34" Wide & 52" Long; NO VIN \* Util. Trailer w/ 7' Long X 56" Wide, 2' Sides, NO VIN **Yard & Garage (Brief & Partial Listing):** \* Gun Safe for 8-10 Rifles \* 14.5 H.P. Yard Works R. Mower w/ 36 Cut. \* J.D. 118 Pressure Washer \* Mastercraft & Beach 2 Piece Tool Box w/ Some Contents \* 3 Powered Gas Ice Augers \* Delta 12" Planer \* Chain Saws \* Gas Trimmers \* Stair Climber Appliance Dolly \* New Power Sewage Pump \* Ryobi Sawzall \* Battery Charger \* Large Assortment & Good Selection Various Power & Hand Tools \* Chain Boomers \* Loggan Chains \* Fishing Tent \* 1 Ton Chain Fall \* 3 Air Compressors \* Quan. Of Lumber & Metal Roofing \* John Wood 2 Compart. 300 Gal. Fuel Tank w/ S. Stands \* 8" I.H.C. Bench Vise \* Jackalls \* Jacks \* 2-72" Alum. Ramps \* Elec. Wood Splitter \* 2-12' Steel Gates \* 8' Steel Gates \* Mastercraft 10" Bench Saw \* Jobmate 24" Drill Press \* 6" Bench Grinder \* Tires & Rims \* Steel Shelving Units \* Scaffolding \* 4' Underslug Mount Util. Blade \* Flow Thru Tailgate \* Alum. Ladders \* Golf Clubs \* Fishing Gear \* Various Lawn & Garden Equip. \* Water Barrels \* Gerry Cans \* Numerous Other Common Farm & Acreage Items, Etc. **Households (Brief & Partial Listing):** \* Mini Freezer \* Karaoke Machine \* Rodgers Silverware Set \* Lots of Ukrainian House Goods \* Furniture, Yard, Patio Misc., Etc.

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# Skin Revive by Avery brings personalized skincare to Morinville



By Shelley Winger

Less than a year after graduating as a certified medical aesthetician, Avery Armstrong has already turned a longtime dream into reality. In March, the 23-year-old opened Skin Revive by Avery in Morinville, offering professional skincare treatments in a space designed to help clients feel at ease.

Armstrong graduated from La Vie Academy in July 2025 before beginning her career at a local medical spa in Morinville. The experience allowed her to build her skills in client care, laser treatments and facial services while confirming that she wanted to eventually



Avery Armstrong, owner of Skin Revive by Avery, performs a facial treatment at her Morinville clinic.

open a business of her own. "I always knew my goal was to start my own business and create a space where clients could receive skincare treatments in a welcoming and relaxing environment," Armstrong said.

Armstrong officially opened Skin Revive by Avery in March 2026. Today, Armstrong specializes in facial treatments designed to improve skin health while also providing clients with an opportunity to slow down and enjoy

a little self-care. Her services include customized facials, dermaplaning facials and microneedling treatments, with every appointment tailored to the individual's skin concerns, goals and comfort level. While she enjoys performing a variety of treatments, Armstrong said dermaplaning has become her favourite because clients often notice smoother, brighter skin immediately after their appointment. "I believe skincare should feel both results-driven and relaxing," she said. "Every treatment is customized to the client's individual skin concerns, goals and comfort level." Operating independently has also

allowed Armstrong to build the kind of business she envisioned. Rather than rushing appointments, she enjoys taking the time to get to know each client, answer questions and educate them about their skin. "My focus is on education, honesty and helping clients feel comfortable and confident throughout their skincare journey," she said. For Armstrong, the most rewarding part of her work is seeing clients leave feeling refreshed and more confident than when they arrived. Whether clients notice healthier-looking skin, enjoy a moment of self-care or simply feel heard, she hopes every appointment is an experience

they look forward to repeating. Although Skin Revive by Avery has only been open for a few months, Armstrong is excited about the future. She hopes to continue growing her client base, expand awareness of professional skincare services within the community and build lasting relationships with those who trust her with their skincare needs. As a new local business owner, Armstrong said she is grateful for the support she has already received and looks forward to welcoming new clients while continuing to grow her business in Morinville. Skin Revive by Avery is currently accepting new clients.



Avery Armstrong photos

The treatment room at Skin Revive by Avery is designed to provide clients with a relaxing skincare experience.



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Brooklyn (right) enjoys an ear of raw Taber corn while Nya relaxes nearby. The girls stopped by their family's Taber corn stand for a fresh summer snack. - Keisha Bailey photo



# The 30<sup>th</sup> annual Rock'N August festival

The 30th annual Rock'N August festival officially kicked off with a Show 'N Shine on Aug. 4 at the Century Casino in St. Albert.

Recognized as Alberta's largest car and music festival, Rock'N August runs from Aug. 3 to 8 and raises funds in support of diabetes research.

A new addition to this year's 30th anniversary celebrations was the Mayhem in Morinville & Swap Meet, held Aug. 6 at the Morinville Leisure Centre.

Sponsored by Twisted Landscaping and CS Management, the event attracted more than 100 people.

E n t e r t a i n m e n t

throughout the evening was provided by LCP (Last Call Promises), with the live performance sponsored by OK Tire Morinville.

Visitors also enjoyed approximately 100 classic cars on display, a car-part swap meet, vendor booths, food trucks and prize draws.

Continued on **page 5**



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Rock'N August festival

Continued from page 4

Rock'N August is an annual celebration of classic vehicles and live music that takes place in St. Albert and the surrounding area, with proceeds supporting diabetes research.



Gib Boddez of Morinville with his car on display.



Photos by Lucie Roy

# "MEAT" AND GREET SUMMER BBQ

**DATE:** Sunday, August 16<sup>th</sup>  
**TIME:** 12:00 pm to 2:00 pm  
**NEW LOCATION:** St. Albert Legion Parking Lot  
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Morinville Fire Department photo

Morinville Fire Department firefighters spent the latter half of July strengthening their open-water rescue skills during training exercises at Heritage Lake. The training helps prepare crews to respond safely and effectively to water-related emergencies.

## PUBLIC HEARING – BYLAW 1713/26 LINGHAM EVENT VENUE REDISTRICTING

**Sturgeon County Council requests public input on proposed Bylaw 1713/26.**

The property owner would like to operate an event venue on their land at 55202 Range Road 230. This land is zoned as AG-Agriculture, which does not allow this type of activity.

The applicant is requesting the land be rezoned to AG2 – Agriculture 2 District, which would allow them to apply for an event venue development permit.

Each time land is rezoned, a bylaw is needed to amend the Land Use Bylaw, and a public hearing must be held.

**Legal land description:** SE-13-55-23-W4

**Learn more:**  
sturgeoncounty.ca/public-hearing-bylaw-1713-26

**Questions? Contact us!**  
**Kimberly Mickelson**  
Planner, Current Planning  
(587) 200-4322  
kmickelson@sturgeoncounty.ca

### Public Hearing details

The Public Hearing will be held in person and via videoconference:

**Tuesday, August 25, 2026 at 1 p.m.**  
(or as soon as practical thereafter)

**Sturgeon County Council Chambers**  
(9613 100 St., Morinville)

### Important information about Public Hearings

#### Requirements for speakers

All speakers have five minutes to speak and are encouraged to provide a written copy of their submission before the Public Hearing.

#### Speaking in person

To speak at the Public Hearing in person, contact Legislative Services at **780-939-8029** to register.

#### Speak via videoconference (phone or video call-in)

To speak at the Public Hearing via videoconference, you must register by **August 24, 2026 at 1 p.m.** by contacting Legislative Services at **780-939-8029**. This ensures you receive instructions to access the videoconference.

### Written submissions

Email your written submission to Legislative Services at [legislativeservices@sturgeoncounty.ca](mailto:legislativeservices@sturgeoncounty.ca).

Written submissions are accepted up to the close of the Public Hearing. If making a written submission, you must include your name, state your interest in the matter (such as a County resident directly impacted by the proposed bylaw), and indicate if you are in favour of or opposed to the proposed bylaw.

### Watching the Public Hearing

You can view the Public Hearing in person or online at [sturgeoncounty.ca/CouncilMeetings](http://sturgeoncounty.ca/CouncilMeetings).

To view the livestream, click on the meeting date on the calendar, then click on the video link.

By submitting comments on this bylaw, either orally or in writing, the personal information you provide may be recorded in the minutes of the public hearing or otherwise made public. This information is collected under section 4(c) of the Protection of Privacy Act (POPA). If you have any questions about the collection, use or disclosure of your personal information, please contact the Sturgeon County Access and Privacy Advisor at 780-939-1306 or [accessandprivacy@sturgeoncounty.ca](mailto:accessandprivacy@sturgeoncounty.ca).

# Opening the window: Insights from the Fixed Income, Currencies, and Commodities team

## ATB Economics

It's no secret that Canada has a lot of work to do to build its economic muscles.

This has to be a group effort, with businesses of all sizes, non-profit organizations, investors, workers, educators, community leaders, and policymakers all pulling together.

Easier said than done, especially with uncertainty running high.

To this end, Greg

Greer from the ATB Cormark Capital Markets Fixed Income, Currencies, and Commodities (FICC) team put together some thoughts in a recent Globe and Mail article on how businesses can push through the uncertainty and achieve growth for themselves and the Canadian economy.

As Greer argues, "Canada holds some distinct advantages that offer potential growth and investment opportunities

through the remainder of 2026 and beyond."

### Advantage #1: Stability

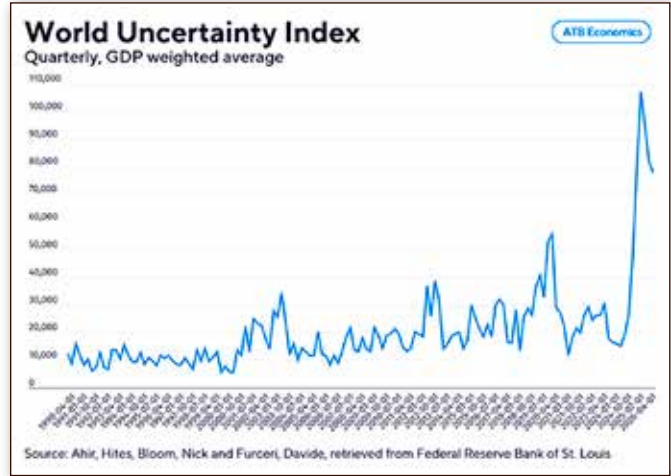
- Long-term borrowing costs in Canada have remained stable, and the participation of global investors in Canadian-dollar bond issues indicates that Canada remains a safe destination for capital.

- The loonie has weakened, but it has been an orderly decline and one that can be helpful

in times of trade disruption.

- Despite periods of market anxiety over energy pricing, geopolitical conflict, and trade, Canadian bond yields have largely returned to levels from the beginning of the year. That suggests a predictable and supportive landscape for investors and issuers alike.

- A cornerstone of the investment environment is the Bank of Canada and its monetary policy,



which has kept short-term interest rates low and core inflation near the 2% target. While also enhancing our national credibility, it helps to stabilize long-term borrowing costs that are key to most major projects.

- These conditions create a window of opportunity for companies looking to secure capital and fund major projects—investment Canada needs in order to fuel its long-term growth.

### Advantage #2: Reliable energy

- While the energy sector could be said to present the most challenges, it also holds the greatest opportunities.

- For Canadian

producers who have been actively monitoring events, turbulence has provided them with an opportunity to use the increased cash flow to invest in new opportunities and strengthen their balance sheets.

- The closure of the Strait of Hormuz has demonstrated the importance of secure supply. This positions Canada well. However, because of constraints in existing infrastructure, we are unable to take full advantage of the increased demand across the world.

- The momentum from growing governmental support for

Continued on **page 7**

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Economic muscles

Continued from page 6

expanding Canada’s energy sector is coinciding with an advantageous financing window. Canada is known as a stable and reliable partner.

That reputation, along with global demand for energy and other key commodities, provides an opportunity for increased investment and expanded export capacity.

Moving forward

Canada is entering the second half of 2026 from a position of credibility, diversification and growing confidence. With the right preparation and a greater sense of urgency, that position can serve as the basis for stronger and more durable growth.

For more insight from the ATB Cormark Capital Markets FICC team, check out their recently released report here.

NOTICE TO CREDITORS AND CLAIMANTS

Estate of DANIELLE NICOLE SANDERS, also known as Danielle Nicole Griswold, who died on May 28, 2026.

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and provide details of your claim.

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Sturgeon County Regular Council Meeting

Continued from page 2

Broadband Program Construction Additions

Council deferred consideration of new broadband fibre extension locations to the 2027 Capital Budget deliberations, at which time consideration can be given to a Phase 3 Broadband project.

Regionalization of Fire and Emergency Services with the Town of Gibbons

Council approved the motion that the Mayor will provide the Business Case for the regionalization of Fire and Emergency Services to the Town of Gibbons Council for its consideration.

Council directed that, pending the response from the Town of Gibbons, the Chief Administrative Officer (CAO) be directed to advance discussions with the Town of Gibbons regarding the agreements necessary to implement the regionalization of fire and emergency service, substantially in accordance with the recommended cost sharing framework, with any final agreements to come forward to Council for final approval.

Cardiff Golf and Country Club New Clubhouse Funding Request

Council authorized up to \$600,000 from the Municipal Tax Stabilization Reserve to the Cardiff Golf and Country Club for capital construction costs related to the foundation and septic system of the new clubhouse, and contingency, subject to validation of tender pricing and

providing proof of expenses incurred.

Emergency Access to the North Saskatchewan River

Due to time constraints, Council postponed the Emergency Access to the North Saskatchewan River item to the August 25, 2026, Regular Council meeting.

COMMITTEE OF THE WHOLE

Sturgeon Data Centre Update

The Committee received the Sturgeon Data Centre presentation as information.

2026-2029 Corporate Business Plan

The Committee received the 2026-2029 Corporate Business Plan as information.

Due to time constraints, the Committee postponed the following items to the August 25, 2026, Committee of the Whole meeting:

Privacy Management Program Update  
Governance Framework Review Phase 1 Update  
Operator Engagement on Agritourism and Agribusiness Review Report

NOTICES OF MOTION

Councillors gave notice that they will introduce the following notices of motion at the August 25, 2026, Regular Council Meeting:

Responsible Management of Ongoing and One-Time Municipal Revenues Generated by Forecasted Development and Infrastructure Investments (Councillor Boissonneault)

That Administration bring forward a strategy for the

responsible management of ongoing and one-time municipal revenues generated by forecasted development and infrastructure investments, including options for specific allocations to long-term reserves, new capital and community investments, annual reporting, and appropriate taxation levels that support competitiveness, fiscal sustainability, and risk mitigation including mechanisms, ensuring that a portion of net new municipal revenue is directed toward long-term infrastructure and community benefit rather than being fully absorbed into ongoing operations.

Review of Home-Based Business Regulations (Councillor Papadopoulos)

That Administration undertake a review of the regulations for home-based business permits in the Land Use Bylaw, outline which land use districts they are allowed in, provide recommendation on any changes that might be required to address concerns of compatibility of home-based businesses with neighbouring properties, and report back to Council in Q4 2026.

Municipal Reserve in the Sturgeon Valley (Councillor Papadopoulos)

That Administration prepare a presentation to Council by Q4 2026 that explores how Municipal Reserve (MR) is acquired by the County, how it can be utilized, when cash-in-lieu of MR dedication is obtained, and the possible impacts of a policy of only allowing land dedication and not cash-in-lieu for MR in the Sturgeon Valley.

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**RADWAY COMMERCIAL LOTS**

3 commercial lots on main street, all adjacent to each other. Middle one has services. Prices range from \$9,900 to \$13,900. One large lot in west end of Radway (4 lots have been amalgamated into one title). This one has water & sewer at the corner of the property. **\$29,900. Call Heather for more information.**



**SOLD**

**UPDATED BON ACCORD BUNGALOW WITH DOUBLE GARAGE**

Pride of ownership shines in this FULLY UPDATED bungalow! This 5br3ba home offers 3 bedrooms upstairs, including a primary bedroom with a 2-piece ensuite, plus a 4-piece main bath featuring an AIR JET JACUZZI tub. The dine-in kitchen includes CEILING HEIGHT CABINETS, while the east-facing living room welcomes bright morning light. The finished basement has a large family room, laundry and storage, 2 additional bedrooms, and an updated 3-piece bathroom. Enjoy HEATED FLOORS in both bathrooms, AIR CONDITIONING, and INSTANT HOT WATER. Outside, relax or entertain on the impressive 20'x18' COVERED DECK with BUILT-IN BBQ, roll-down sun screen, sunken hot tub, and a WALL FOUNTAIN! A detached double garage, large parking pad, and back lane access add extra space for vehicles and toys. Located across the street from a playground, this home is ideal for families and entertaining alike. Too many upgrades to list - come see what this home has to offer! **\$450,000. Call Glenn to view.**



**YOUR DREAM BUILD AWAITS!**

1.52 Acres of sloped land in the Hillsborough subdivision! Great opportunity to build a beautiful walk out home, with mature trees at the back of the property offering privacy from the neighbors. ON PAVEMENT all the way to Hwy 28, 10 mins from Gibbons and 30 mins from Edmonton. **\$180,000. Call Glenn for more info.**



**THORHILD COMMERCIAL LOT**

1.24 acres of commercial land in the Hamlet of Thorhild, just about an hour north of Edmonton. Great community with lots of business opportunities. Right across the road from the local Arena and community hall so lots of visible exposure. Build your own building to your needs. **\$49,900. Call Heather to view.**



**YEAR ROUND LAKE LIVING**

Step into your own piece of Paradise at Bonnie Lake Resorts. This all season 900 sq foot bungalow and double garage are nestled amongst the trees in this 0.75 acre lot. Featuring a wrap around deck with wheelchair ramp that goes along the side and back of the house, 3 bedrooms, galley kitchen, and spacious living room. There is a fire pit and plenty of trees and privacy to enjoy your back yard in peace. Clean beaches, docks, a boat launch, playground, tennis courts, beach volleyball, walking trails and Vilna Golf Course are all within walking distance of your new home. Upgrades over the years include interior doors, flooring, furnace, hot water tanks and more. Bonnie Lake Resort is approximately 1 1/2 hours to Edmonton, just over a half hour to St Paul. **\$269,000. Call Janine to view.**



**SOLD**

**VACANT RESIDENTIAL LOT**

Great opportunity here to buy a large serviced lot in Newbrook. The older building on this 50'x150' lot was recently taken down to leave a lot ready to build on. There is municipal water and sewer on site and also gas. Newbrook is a small hamlet in Thorhild County and is a little over an hour to Edmonton. This is a quiet hamlet with a library, post office, drop in centre and active community centre. Close to lots of recreational opportunities with Long Lake Provincial Park, golf course, ski hill all just a few minutes away. **\$9,900. Call Heather for more info.**



**74 ACRES OF LAND**

74 Acres of land bordered by the Hamlet of Radway and Highway 28, less than an hour to Edmonton. Approx 25 acres of this land is high while the rest is wetland. May be able to have it rezoned to agricultural or country residential and use as pasture land or get a few acres of grain land with the possibility of building a house on the high land at south end. Creek runs through the property. Was pasture land at one time but old fence is in poor condition. Possibly use as a weekend getaway and go fishing at the Radway Fish Pond next door. Seller had trees cleared on some of it a few years ago but some have started to grow back. **\$120,000. Call Heather to view.**



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