

# \$1,595,000 - 292 Rr292 Acres, Rural Rocky View County

MLS® #A2173258

**\$1,595,000**

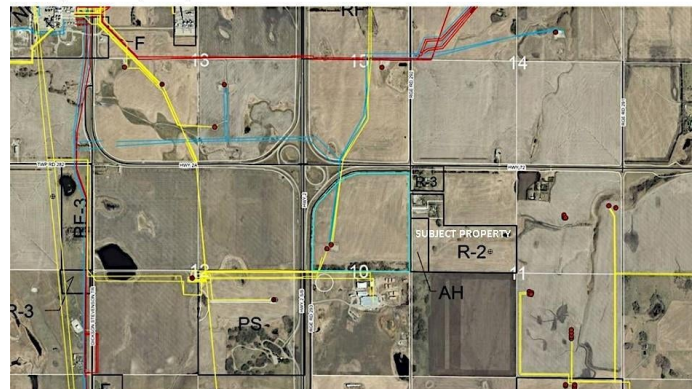
0 Bedroom, 0.00 Bathroom,  
Land on 75.07 Acres

NONE, Rural Rocky View County, Alberta

75 Acres in MD of Rockyview, a Great INVESTMENT Opportunity, the perfect place to build your dream home, Minutes from Booming Airdrie, Balzac Mega Mall, and 15 minutes from Calgary City Limits. It is Currently Zoned R-RUR / A-SML. With county approval, you may be able to subdivide into 9-15 Parcels. A minimum of 4-acre parcels each and one 13-acre parcel for your dream home. This Beautiful parcel of rolling land offers unobstructed Mountains, partial Calgary views, and a pond. This location has easy access just off Hwy QE2 easy. Minutes from the Cross Iron Mills Shopping Centre in Balzac. Already Zoned for R-RUR / A-SML. The land could be rented to a local farmer. for \$95 per acre. Don't Miss this Opportunity!!!!



Subject Property 75.07 Acres



Zoning: AH, Agricultural Holding District (13.9 Acres)  
R2, Residential Two District (61.1) Acres, Minimum of 4 Acres Lots

75.07 ACRES OF LAND, MD OF ROCKY VIEW, ALBERTA

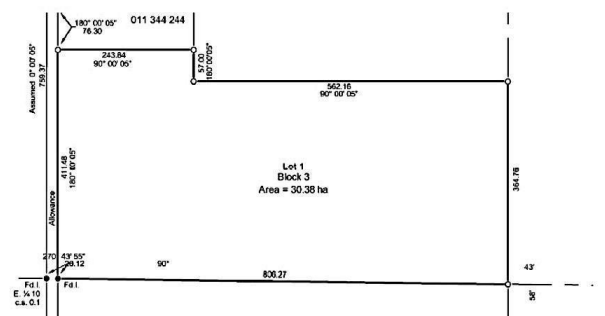
PROPERTY DETAILS

## Essential Information

MLS® #	A2173258
Price	\$1,595,000
Bathrooms	0.00
Acres	75.07
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	292 Rr292 Acres
Subdivision	NONE



City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T0M 0S0

### **Amenities**

Utilities	Electricity at Lot Line, Natural Gas at Lot Line, See Remarks
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### **Exterior**

Lot Description	Creek/River/Stream/Pond, Rectangular Lot, See Remarks, Views
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### **Additional Information**

Date Listed	November 21st, 2024
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Days on Market	174
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Zoning	A-SML / R-RUR
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### **Listing Details**

Listing Office	Real Estate Professionals Inc.
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