

# \$1,799,444 - Rr290 Twp 264, Rural Rocky View County

MLS® #A2208962

**\$1,799,444**

0 Bedroom, 0.00 Bathroom,  
Land on 20.02 Acres

NONE, Rural Rocky View County, Alberta

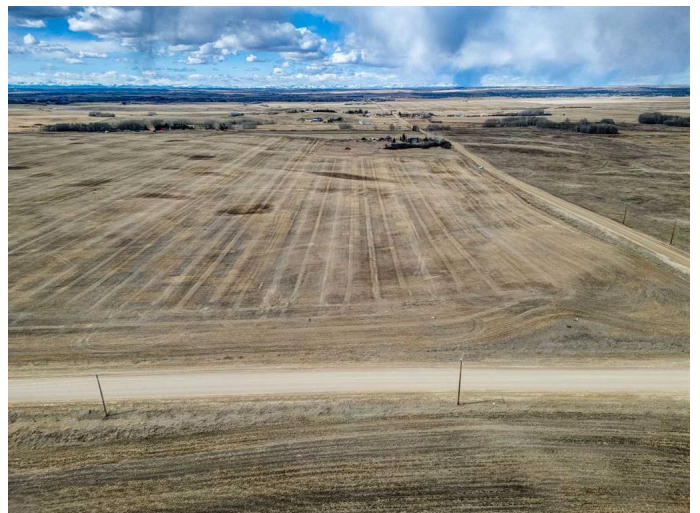
Price reduced!! Unique Opportunity on the east side of Balzac. 20 Acres of flat land, just minutes to Calgary and Airdrie, 10 minutes to Cross Iron Mall. Great location to build your dream home or operate your business with easy access to QEII, Stoney Trail and Highway 9. Limitless possibilities. There is a well on the property that has not been tested in a few years, natural gas, power, and telephone to the property. Property is 6 KM East of Cross Iron Mall on Hwy 566, North on Range Rd 290 2km. Please do not drive on to the property neighbor farmer has sown the field. List of permitted uses and discretionary uses go to supplements

## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2208962         |
| Price     | \$1,799,444      |
| Bathrooms | 0.00             |
| Acres     | 20.02            |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | Rr290 Twp 264           |
| Subdivision | NONE                    |
| City        | Rural Rocky View County |
| County      | Rocky View County       |



|             |         |
|-------------|---------|
| Province    | Alberta |
| Postal Code | T4A 0P7 |

**Amenities**

|           |                         |
|-----------|-------------------------|
| Utilities | Natural Gas at Lot Line |
|-----------|-------------------------|

**Exterior**

|                 |       |
|-----------------|-------|
| Lot Description | Level |
|-----------------|-------|

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 8th, 2025 |
| Days on Market | 117             |
| Zoning         | A-SML           |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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