



THE
A-TEAM

**RE/MAX
FIRST**

RR 281 , Rural Rocky View County T1Z0C4

MLS®#: **A2099622**

Area: **NONE**

Listing Date: **01/03/24**

List Price: **\$2,800,000**

Status: **Active**

County: **Rocky View County**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Land**
Sub Type: **Residential Land**
City/Town: **Rural Rocky View County**

Year Built: **0**

Lot Information

Lot Sz Ar: **6,969,600 sqft**
Lot Shape:

Access:
Lot Feat:
Park Feat:

Finished Floor Area

Abv Sqft: **0**
Low Sqft:
Ttl Sqft:

DOM

353
Layout
Beds: **0**
Baths: **0.0 (0 0)**
Style:

Parking

Ttl Park: **0**
Garage Sz:

Utilities and Features

Roof:
Heating:
Sewer:
Ext Feat:
Kitchen Appl:
Int Feat:
Utilities:

Construction:
Flooring:
Water Source:
Fnd/Bsmt:

Room Information

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
			<u>Legal/Tax/Financial</u>		

Title: **Fee Simple**
Legal Desc:
Zoning: **A-GEN**

Remarks

Pub Rmks: **Great investment opportunity! This quarter section is 1.5 miles north of Country Hills Blvd (Highway 564) and 8 minutes from Stoney Trail. Income producer that's perfect for Investors/Developers. Located near the OMNI area structure plan and East of Prairie Royal Estates. Land has alternating crops of wheat and barley.**

Inclusions:

None

Property Listed By:

CENTURY 21 BAMBER REALTY LTD.

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123