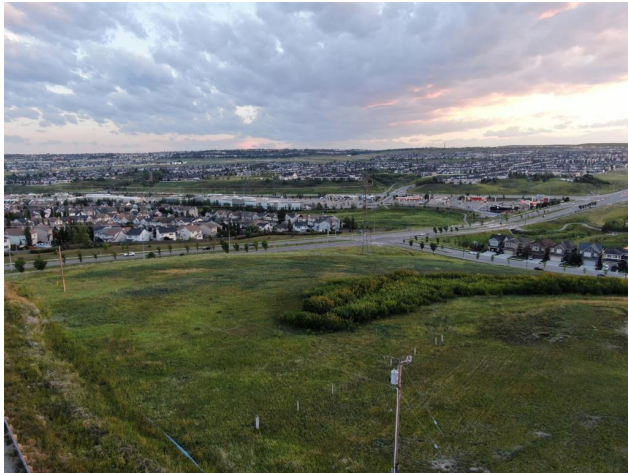


**180 EVANSVIEW Road, Calgary T3P 0J5**

MLS®#: **A2104200**      Area: **Evanston**      Listing Date: **01/29/24**      List Price: **\$5,390,000**  
 Status: **Active**      County: **Calgary**      Change: **None**      Association: **Fort McMurray**



General Information

Prop Type: **Land**  
 Sub Type: **Residential Land**  
 City/Town: **Calgary**  
 Year Built: **0**  
Lot Information  
 Lot Sz Ar: **176,418 sqft**  
 Lot Shape:

Finished Floor Area  
 Abv Sqft: **0**  
 Low Sqft:  
 Ttl Sqft:

DOM

**298**  
Layout  
 Beds: **0**  
 Baths: **0.0 (0 0)**  
 Style:

Parking

Ttl Park: **0**  
 Garage Sz:

Access:  
 Lot Feat:  
 Park Feat:

Utilities and Features

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

Construction:  
 Flooring:  
 Water Source:  
 Fnd/Bsmt:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
			Legal/Tax/Financial		

Title: **Fee Simple**      Zoning: **S-UN**  
 Legal Desc: **9110025**

Remarks

Pub Rmks: **Situated atop Evanston Ridge NW in Calgary, this exceptional 4.05-acre parcel offers panoramic views and is positioned for development. The site is approved to accommodate 19 homes, and there's potential to explore rezoning options for multifamily or townhouse development.**

Inclusions:  
Property Listed By:

**NA**  
**RE/MAX Real Estate (Central)**

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

