



THE
A-TEAM

**RE/MAX
FIRST**

MORNING VISTA RANGE ROAD 32 , Rural Rocky View County T3Z 0B2

MLS®#: **A2167625** Area: **Springbank** Listing Date: **09/20/24** List Price: **\$589,000**
 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: **186,001 sqft**
 Lot Shape:

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

DOM

62
Layout
 Beds: **0**
 Baths: **0.0 (0 0)**
 Style:

Parking

Ttl Park: **0**
 Garage Sz:

Access:
 Lot Feat:
 Park Feat:

Utilities and Features

Roof: Construction:
 Heating: Flooring:
 Sewer: Water Source:
 Ext Feat: Fnd/Bsmt:
 Kitchen Appl:
 Int Feat:
 Utilities:

Room Information

Room	Level	Dimensions	Room Legal/Tax/Financial	Level	Dimensions
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Title: Zoning:
Fee Simple **R-1**
 Legal Desc: **811193**

Remarks

Pub Rmks: **MORNING VISTA ESTATES - a beautiful community in Springbank - featuring 2 to 4 Acre Lots THAT ARE SERVICED WITH WATER, ELECTRICITY & GAS. Boasting majestic surroundings with Life Changing Experiences for Young Children. Pure Alberta Prairie Air. The Best Public & Private Schools. Large Lot Sizes. Bring your**

favorite builder. Quick Mountain Access. 3 Nearby Golf Courses. Higher end Shopping Experiences. Like Minded Estate Community. Healthier Living via Westside Recreation Centre. THIS 4.27 ACRE LOT IS PERFECT FOR HORSES AS WELL!!! GST due diligence is required.

Inclusions:

N/A

Property Listed By:

Real Broker

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



