

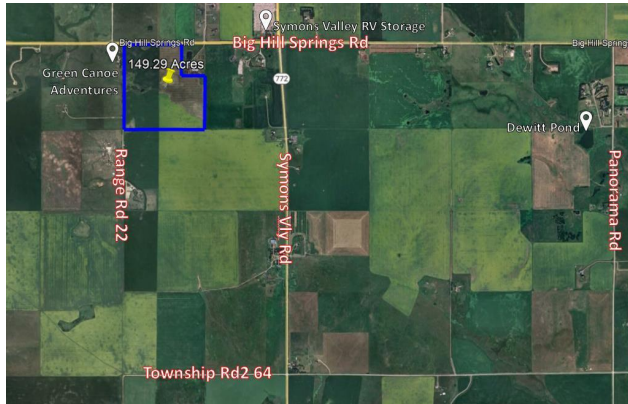


THE A-TEAM

RE/MAX FIRST

Big Hill Springs Road RGE 22 , Rural Rocky View County T4B 4R7

MLS® #: A2188257 Area: NONE Listing Date: 01/17/25 List Price: \$2,999,000
Status: Active County: Rocky View County Change: None Association: Fort McMurray



General Information

Prop Type: Land Sub Type: Commercial Land City/Town: Rural Rocky View County Year Built: 0 Lot Information Lot Sz Ar: 6,503,072 sqft Lot Shape:

Access: Accessible to Major Traffic Route Lot Feat: Park Feat:

DOM

15 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: None Fnd/Bsmt:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Includes sub-headers for Legal/Tax/Financial.

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

Remarks

Pub Rmks: 150 acres+/- rolling land with a seasonal pond, north boundary fronts onto Big Hill Springs Rd and between Range Road 21 and 22. Prime location with both country quiet and city convenient. Great investment opportunity as development is happening right now-within the City of Airdrie- Big Hill Springs Road-(West side). Located just 10 km west of Airdrie- Cross Iron Mills, Balzac and COSTCO are just minutes away.

Inclusions:

**N/A**

Property Listed By:

**RE/MAX Complete Realty**

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