



THE A-TEAM

RE/MAX FIRST

50063 TOWNSHIP ROAD 234 Road, Rural Rocky View County T0L0K0

MLS@#: A2189800 Area: NONE Listing Date: 01/23/25 List Price: \$565,000
Status: Active County: Rocky View County Change: None Association: Fort McMurray



General Information

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

Year Built: 0
Lot Information
Lot Sz Ar: 168,577 sqft
Lot Shape:

Access: Other,Public,Shared Access
Lot Feat: Gentle Sloping,Near Shopping Center,Interior Lot,Many Trees,Near Golf Course,Other,Paved,Private,Rectangular Lot,Secluded,See Remarks
Park Feat:

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

DOM 7
Layout
Beds: 0
Baths: 0.0 (0 0)
Style:
Parking
Ttl Park: 0
Garage Sz:

Utilities and Features

Roof:
Heating:
Sewer: None
Ext Feat:

Construction:
Flooring:
Water Source:
Well
Fnd/Bsmt:

Kitchen Appl:
Int Feat:
Utilities: Electricity at Lot Line,Phone Available,Natural Gas at Lot Line

Room Information

Table with 5 columns: Room, Level, Dimensions, Room Legal/Tax/Financial, Level, Dimensions

Title: Fee Simple
Legal Desc: 1612348

Zoning: CR

Remarks

Pub Rmks: This beautiful, treed lot overlooks the gorgeous rolling greens of Wintergreen golf course. Come build the home you've always imagined; surrounded by nature, yet only 5 minutes from charming Bragg Creek and 25 minutes from city limits. This 3.87 acre lot has it all-privacy, paved access, a drilled well, and is close to the many recreational possibilities offered by West Bragg Creek and Kananaskis. The current owners have enhanced the land, adding a driveway, improving the well, and

Inclusions:
Property Listed By:

clearing many of the trees. Custom building plans are available for purchase. Come and picture the possibilities!
N/A
MaxWell Canyon Creek

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







