

\$3,200,000 - 24016 Bow River Bottom Trail E, Rural Foothills County

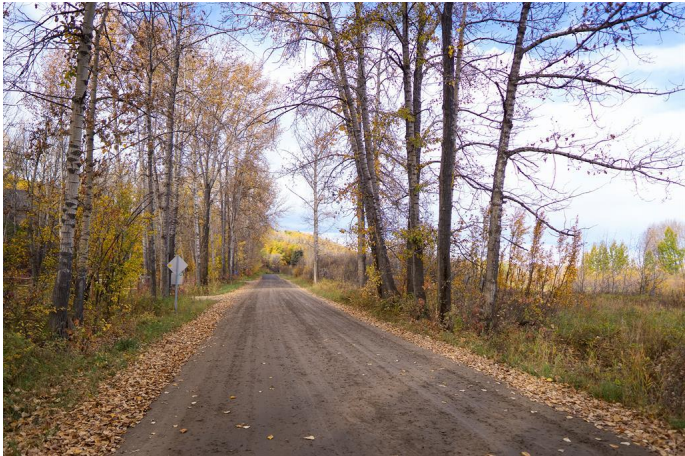
MLS® #A2005251

\$3,200,000

0 Bedroom, 0.00 Bathroom,
Land on 30.90 Acres

NONE, Rural Foothills County, Alberta

It is rare to have a piece of land on the Bow River, at the edge of the City of Calgary come to the market. Almost 30 acres with a half mile of riverfront, this parcel offers country living on the edge of the City. Ideally located on Bow River Bottom Trail, with its country lane feel, you have ease of access and privacy. Despite “being in the country” you are minutes from Heritage Pointe and all the amenities in Cranston and Seton including the South Health Campus. The 100 year old house on the property was originally built as a fishing lodge but now operates as a single family home. The barn has been updated and functions well with a combination of box and tie stalls, a tack area and large, open hay loft above. The buildings are serviced by two wells and septic tank and field for the house. The land is fenced with most of it covered in natural grasses, ideal for horses. Come and walk the land, select a location on which to build your dream home and maximize this unique opportunity.



Essential Information

MLS® #	A2005251
Price	\$3,200,000
Sold Price	\$2,625,000
Bathrooms	0.00

Acres	30.90
Type	Land
Sub-Type	Residential Land
Status	Sold

Community Information

Address	24016 Bow River Bottom Trail E
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 4V9

Amenities

Waterfront	River Front
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Additional Information

Date Listed	October 7th, 2022
Date Sold	October 29th, 2024
Days on Market	749
Zoning	A
HOA Fees	0.00

Listing Details

Listing Office	Sotheby's International Realty Canada
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