

\$1,700,000 - 154 Ave & 240 St W, Rural Foothills County

MLS® #A2090760

\$1,700,000

0 Bedroom, 0.00 Bathroom,
Land on 131.53 Acres

NONE, Rural Foothills County, Alberta

Serene country living awaits you on just over 131 acres surrounded by endless Alberta big sky and majestic mountain views! This unrivalled piece of paradise, just minutes west of Priddis and 15 minutes to Calgary, allows you to get away from the hustle and bustle of the big city without sacrificing any of its amenities. This property consists of a mixture of open fields, mature trees, seasonal stream and multiple fantastic building sites for your future home. This land is located on pavement and is perimeter fenced with existing well and gas/electric at the property line. Don't miss out on this incredible opportunity to build your dream home, subdivide with county approval, or hold onto this land and invest in the future! Be sure to check out the video in the links! The Purchase Price does not include GST. In the event that GST is payable and the Buyer is not a GST registrant, then the Buyer shall remit the applicable GST to the Seller's lawyer on or before Completion Day.

Essential Information

MLS® #	A2090760
Price	\$1,700,000
Sold Price	\$1,650,000
Bathrooms	0.00
Acres	131.53
Type	Land
Sub-Type	Residential Land



Status	Sold
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Community Information

Address	154 Ave & 240 St W
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T0L 1W2

Exterior

Lot Description	Corner Lot, Fruit Trees/Shrub(s), Few Trees, Gentle Sloping, Many Trees, Meadow, Native Plants
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Additional Information

Date Listed	November 1st, 2023
Date Sold	January 17th, 2024
Days on Market	76
Zoning	A
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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