

\$775,000 - Lot 3 Whitetail Road, Rural Rocky View County

MLS® #A2102439

\$775,000

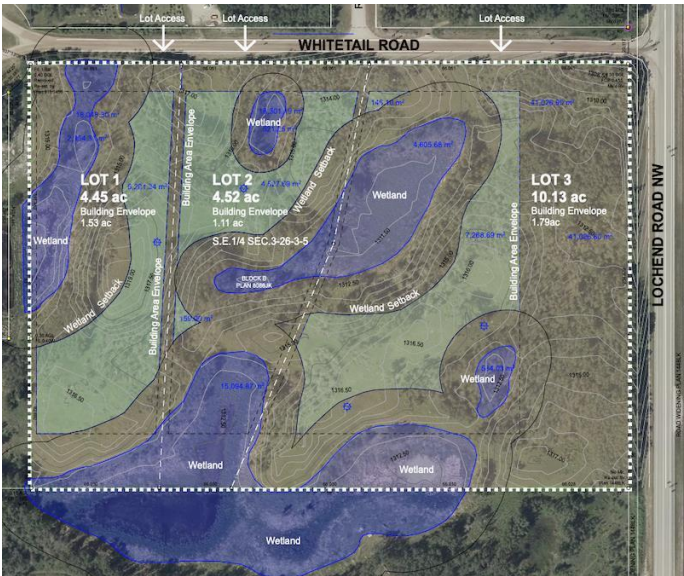
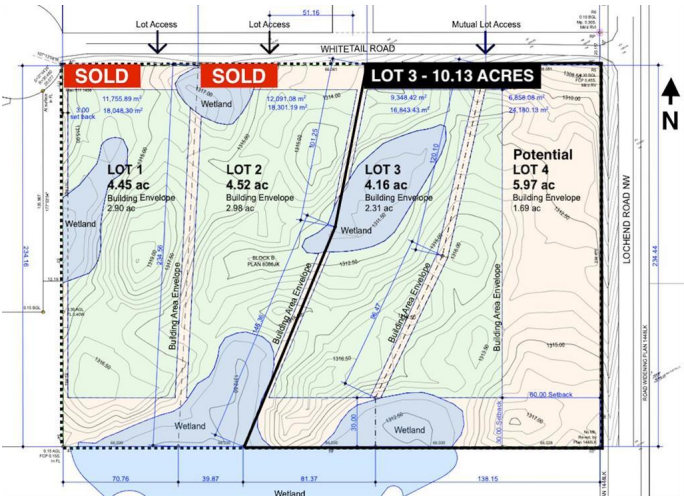
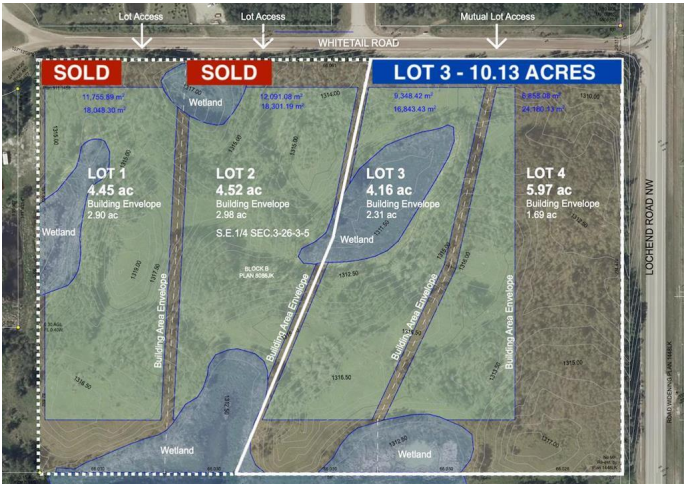
0 Bedroom, 0.00 Bathroom,
Land on 10.13 Acres

Bearspaw_Calg, Rural Rocky View County,
Alberta

Exceptional 10.13 Acre Lot in the heart of BEARSPAW, just 8 minutes west of Calgary! Lot is zoned R-RUR with 2 WELLS and can be sub-divided! BUY + BUILD and enjoy the land + PRIVACY or sub-divide. Prime location with quick access to Crowfoot, LRT, Schools, Stoney, Crowchild, COP and the Rockies. Great mix of usable LAND and TREES providing both privacy and a gorgeous BACKDROP. Priced to Sell and includes GST! Enjoy the ESCAPE of COUNTRY LIFE with AMENITIES just minutes away. Nestled on a quiet road with underground services to property line (GAS, POWER, TELEPHONE, WELL) Lot allows for potential walk-out if desired. Common sense Architectural Guidelines and Covenants apply to preserve value and consistency of the development. Desirable R-RUR zoning to allow for a 2,045+/- sqft accessory building (Shop/Studio/Carriage House). New to Market. Call to view Today!

Essential Information

MLS® #	A2102439
Price	\$775,000
Sold Price	\$750,000
Bathrooms	0.00



Acres	10.13
Type	Land
Sub-Type	Residential Land
Status	Sold

Community Information

Address	Lot 3 Whitetail Road
Subdivision	Bearspaw_Calg
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T4C2Y5

Exterior

Lot Description	Brush, No Neighbours Behind, Many Trees, Private, Secluded, Treed, Wetlands, Wooded
-----------------	---

Additional Information

Date Listed	January 18th, 2024
Date Sold	February 27th, 2024
Days on Market	40
Zoning	R-RUR
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.