

\$1,200,000 - 80th Street W, Rural Foothills County

MLS® #A2110913

\$1,200,000

0 Bedroom, 0.00 Bathroom,
Land on 140.43 Acres

NONE, Rural Foothills County, Alberta

Ideally positioned between Okotoks and Diamond Valley on Highway 7, this expansive 140-acre land parcel is a captivating canvas of natural beauty and strategic location. The property offers majestic views of the Rocky Mountains, creating an awe-inspiring backdrop to the gentle rolling hills that define its character. Adding to its allure, a small spring-fed pond graces the landscape, providing a serene focal point and potential for various build sites or outdoor activities, such as fishing. This unique parcel is also home to an established row of flourishing trees, enhancing both its environmental appeal and potential for sustainable land use. Immerse yourself in the tranquility of the surroundings while appreciating the convenience of proximity to Okotoks and Diamond Valley, ensuring easy access to amenities, schools, and recreational facilities. Imagine the possibilities as you explore the potential for development on this generous canvas – whether crafting an exquisite private estate, engaging in agricultural pursuits, or exploring various development & investment opportunities. Seize this rare opportunity to own a piece of pristine land that perfectly balances natural tranquility with the convenience of nearby urban amenities.



Essential Information

MLS® #

A2110913

Price	\$1,200,000
Sold Price	\$1,150,000
Bathrooms	0.00
Acres	140.43
Type	Land
Sub-Type	Residential Land
Status	Sold

Community Information

Address	80th Street W
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T0L 0H0

Amenities

Utilities	Electricity at Lot Line
-----------	-------------------------

Exterior

Lot Description	Farm, Rolling Slope
-----------------	---------------------

Additional Information

Date Listed	March 13th, 2024
Date Sold	June 28th, 2024
Days on Market	107
Zoning	A
HOA Fees	0.00

Listing Details

Listing Office	Sotheby's International Realty Canada
----------------	---------------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.