

\$1,500,000 - # 2 & # 72 # 2 & # 72 Highway N, Rural Rocky View County

MLS® #A1235902

\$1,500,000

0 Bedroom, 0.00 Bathroom,
Land on 41.73 Acres

NONE, Rural Rocky View County, Alberta

Excellent opportunity to acquire approximately 42 acres of land fronting on to # 2 highway next to highway # 72 overpass .There is a paved service road coming from Airdrie running parallel with # 2 highway that service the properties on the east side of # 2 highway up to the overpass .This is good solid ground with a gentle slope towards the highway creating good exposure to highway # 2 . There is close to \$ 10,000 in revenue attached to this property regarding the crop and gas lease.. There are properties next to this parcel being rezoned for alternate uses at this time . Opportunity knocks. Owner may be willing to discuss terms.



Essential Information

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|-----------|-----------------|
| MLS® # | A1235902 |
| Price | \$1,500,000 |
| Bathrooms | 0.00 |
| Acres | 41.73 |
| Type | Land |
| Sub-Type | Commercial Land |
| Status | Active |

Community Information

| | |
|-------------|---------------------------------|
| Address | # 2 & # 72 # 2 & # 72 Highway N |
| Subdivision | NONE |
| City | Rural Rocky View County |

| | |
|-------------|-------------------|
| County | Rocky View County |
| Province | Alberta |
| Postal Code | T4A 2X7 |

Amenities

| | |
|-----------|--|
| Utilities | Electricity Available, Natural Gas Available |
|-----------|--|

Additional Information

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|----------------|----------------|
| Date Listed | July 5th, 2022 |
| Days on Market | 1009 |
| Zoning | A-General |

Listing Details

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|----------------|------------------------|
| Listing Office | MAXWELL CAPITAL REALTY |
|----------------|------------------------|

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