



**GRASSROOTS**  
REALTY GROUP

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**283055 Township Rd 250**  
**Rural Rocky View County, Alberta**

**MLS # A2250639**



**\$2,499,000**

**Division:** Conrich Meadows

**Lot Size:** 4.00 Acres

**Lot Feat:** -

**By Town:** Calgary

**LLD:** 33-24-28-W4

**Zoning:** R-1

**Water:** None

**Sewer:** -

**Utilities:** -

Excellent opportunity to own 4 acres of prime land ideally located just south of McKnight Boulevard and Range Road 283, directly across from the CN office. This property offers outstanding future potential given its proximity to major routes, including McKnight Boulevard, Stoney Trail, and Highway 1 (16 Avenue NE). Conveniently situated only 6 minutes from 68 Street NE and McKnight Boulevard, and less than a minute from the gas station at the corner of McKnight Boulevard and Range Road 284 (Conrich Road). A strategic location with endless possibilities.