



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

218044 72 Street E
Rural Foothills County, Alberta

MLS # A2279860



\$649,900

Division: NONE

Lot Size: 5.66 Acres

Lot Feet: Creek/River/Stream/Pond, Garden, Irregular Lot, Landscaped, Many Trees

By Town: De Winton

LLD: 12-22-29-W4

Zoning: CR

Water: Well

Sewer: -

Utilities: -

A rare opportunity to purchase this fantastic 5.66 acre lot by itself or part of a total package with home, shop and fish pond. On its own this property holds a great amount of potential as a blank slate for whatever your future designs may be. With easy paved road access to the property and close proximity to Calgary and Okotoks there are plenty of amenities not too far away but the quiet draw of the country is here to be absorbed and appreciated. From the back of this property the Bow River is just a short walk away. Bring your fishing rod and you can explore fantastic fishing spots and private river hideouts. If you are envisioning a private retreat, a family estate, or a custom home this land provides an exceptional opportunity for your future plans and the unobstructed mountain views will go perfectly with whatever you decide.