



GRASSROOTS

REALTY GROUP

587-777-7276
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252117 Range Road 281
Rural Rocky View County, Alberta

MLS # A2298723



\$2,500,000

Division: NONE

Lot Size: 40.00 Acres

Lot Feat: -

By Town: Conrich

LLD: 14-25-28-W4

Zoning: A-GEN

Water: Well

Sewer: Septic Field, Septic Tank

Utilities: -

Discover an incredible opportunity in the heart of industrial growth! This expansive 40-acre lot is part of the approved Conrich Area Structure Plan, promising a thriving future for your business endeavours. The package includes a well maintained house and shop, providing a comfortable and convenient workspace. At an unbeatable price of just \$62,500 per acre, this is a remarkable deal that ensures you'll maximize your investment. But that's not all – an adjacent lot is also available, offering the potential for a rail spur, further enhancing the logistics of your operations. Seize the moment and secure your business's future on this prime industrial parcel today!