



**GRASSROOTS**

REALTY GROUP

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**57 Uplands Ridge SW**  
**Rural Rocky View County, Alberta**

**MLS # A2308624**



**\$2,000,000**

**Division:** Springbank

**Lot Size:** 1.99 Acres

**Lot Feat:** -

**By Town:** Calgary

**LLD:** 30-24-2-W5

**Zoning:** R1

**Water:** Co-operative

**Sewer:** -

**Utilities:** -

Here's your chance to own nearly 2 acres in The Uplands, one of Springbank's most prestigious communities, where luxury meets breathtaking natural beauty. This exceptional lot offers unobstructed, panoramic Rocky Mountain views, arguably among the best in all of Calgary. Perfectly graded for a walkout basement, your future home will capture these stunning views from every level, ensuring a daily backdrop of nature's grandeur. Nestled in an exclusive enclave, this location provides the ideal balance of tranquility and convenience, with easy access to Calgary's top private schools, an abundance of nearby amenities, and a quick 20-minute commute to downtown. Plus, with seamless connections to Canmore, Banff, and the Rocky Mountains, weekend getaways are effortless. Part of a water co-op and with essential services readily available, this lot is primed for development. Imagine waking up to breathtaking mountain vistas, designing a home that maximizes the stunning natural surroundings, and experiencing the best of luxury rural living with the city just minutes away. Opportunities like this are rare—secure one of Springbank's last remaining premier development lots today and bring your forever home to fruition.