



GRASSROOTS
REALTY GROUP

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**10 Acres - Township Road 240A
Rural Rocky View County, Alberta**

MLS # A2340158



\$998,950

Division: Springbank

Lot Size: 9.80 Acres

Lot Feat: Cleared, Level, Rectangular Lot

By Town: Calgary

LLD: 5-24-3-W5

Zoning: R-RUR

Water: Well

Sewer: -

Utilities: -

This is your chance to own a newly subdivided, large acreage with mountain views on which to build your dream home -offering scale, flexibility, and long-term value! A rare, nearly 10 acre lot just waiting for your imagination to transform it into a secluded paradise -- with an established rural community feel. With wide frontage, excellent access, and just minutes from the west end of Calgary, this large tract balances privacy with convenience. Zoned R-RUR with a pre-drilled water well and brand new approach, this lot is ready for your vision on development. Don't wait on this scarce commodity -- call today!