

# \$1,599,900 - 96 Street East (west Parcel 140.2 Acres), Rural Foothills County

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MLS® #A2180682

**\$1,599,900**

0 Bedroom, 0.00 Bathroom,  
Land on 140.20 Acres

NONE, Rural Foothills County, Alberta

A stunning piece of land within 20 minutes of Calgary or Okotoks. When you think of Alberta this is what comes to mind. Beautiful topography allows for numerous building sites that will give you a mountain and city view. A gentle slope gives character to the property which should allow for a walkout basement. The property is currently being looked after by a local farmer who has taken amazing care of the land. This location is private and secluded yet so close to all amenities. If you are looking for an investment, this would be a fantastic holding property. The opportunities on a parcel of land like this are endless. 149.2 acres across the street is also for sale (A2180663) if you would like something even larger. It would be super easy to drive your equipment across the street and farm both pieces. Large parcels of land this close to the city are hard to come by. Although the photos are beautiful this property is best enjoyed in person.

## Essential Information

MLS® #	A2180682
Price	\$1,599,900
Bathrooms	0.00
Acres	140.20
Type	Land
Sub-Type	Residential Land



Status                      Active

**Community Information**

Address                      96 Street East (west Parcel 140.2 Acres)  
Subdivision                NONE  
City                            Rural Foothills County  
County                        Foothills County  
Province                     Alberta  
Postal Code                T1S 3Y6

**Additional Information**

Date Listed                November 22nd, 2024  
Days on Market          247  
Zoning                        A

**Listing Details**

Listing Office              RE/MAX Realty Professionals

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