

# \$1,799,444 - Rr290 Twp 264, Rural Rocky View County

---

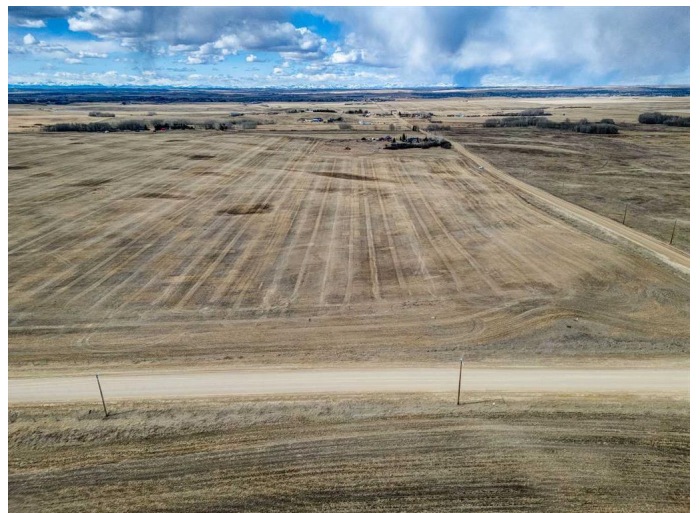
MLS® #A2208962

**\$1,799,444**

0 Bedroom, 0.00 Bathroom,  
Land on 20.02 Acres

NONE, Rural Rocky View County, Alberta

Price reduced!! Unique Opportunity on the east side of Balzac. 20 Acres of flat land, just minutes to Calgary and Airdrie, 10 minutes to Cross Iron Mall. Great location to build your dream home or operate your business with easy access to QEII, Stoney Trail and Highway 9. Limitless possibilities. There is a well on the property that has not been tested in a few years, natural gas, power, and telephone to the property. Property is 6 KM East of Cross Iron Mall on Hwy 566, North on Range Rd 290 2km. Please do not drive on to the property neighbor farmer has sown the field. List of permitted uses and discretionary uses go to supplements



## Essential Information

MLS® #	A2208962
Price	\$1,799,444
Bathrooms	0.00
Acres	20.02
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	Rr290 Twp 264
Subdivision	NONE
City	Rural Rocky View County
County	Rocky View County

Province	Alberta
Postal Code	T4A 0P7

**Amenities**

Utilities	Natural Gas at Lot Line
-----------	-------------------------

**Exterior**

Lot Description	Level
-----------------	-------

**Additional Information**

Date Listed	April 8th, 2025
Days on Market	117
Zoning	A-SML

**Listing Details**

Listing Office	First Place Realty
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.