



GRASSROOTS
REALTY GROUP

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**2101 19 Avenue
Didsbury, Alberta**

MLS # A2226385



\$297,000

Division: NONE

Lot Size: 0.41 Acre

Lot Feat: -

By Town: -

LLD: -

Zoning: R-2

Water: -

Sewer: -

Utilities: -

Presenting an exceptional 18,000 sq. ft. parcel of residential land, formerly the site of the Didsbury Fire Hall. Zoned R-2, this lot offers amazing potential for a variety of development possibilities—whether you're envisioning single-family homes or duplexes, the choice is yours (subject to town approval). Located in a prime central location, you'll find everything you need within walking distance: charming coffee shops, the local library, schools, parks, the golf course, and unique thrift stores. This is a rare chance to develop in one of the most desirable areas of Didsbury, surrounded by amenities and community charm. Opportunities like this don't come up often—secure this versatile lot and bring your vision to life in this thriving small-town setting. The existing structure will need to be removed to make way for your dream project. Don't miss this one—explore the possibilities today!